

# Berger Realty

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**1918 Caspian  
Atlantic City, NJ 08401**

**Asking \$239,999.00**



## COMMENTS

NO MORE SHOWINGS at the moment. The seller is working on the variance to convert it as a duplex **\*\*Attention Investors and Passive Income Seekers!\*\*** This three-story property in Atlantic City is a fantastic opportunity. It features six bedrooms and three full bathrooms. The first floor includes one bedroom, one bathroom, and a kitchen. The main floor has two bedrooms, one bathroom, kitchen, while the third floor offers three bedrooms and a full bath. The property offers double-zone central air. The roof is only 3 years old. Two electric meters. You can convert it into a duplex with the proper variance and paper work with the municipality, or use the first floor as in-law quarters. Don't miss out on this chance, countless opportunities! The property is being sold **\*as-is.\*** The buyer is responsible for obtaining the certificate of occupancy and any other necessary documents before closing. See remarks for more details.

## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Porch	None	In-Law Quarters
InteriorFeatures	AppliancesIncluded	Heating	Cooling
Carbon Monoxide Detector	Gas Stove Refrigerator	Forced Air Gas-Natural	Central Multi-Zoned
Smoke/Fire Alarm			



Water  
Public Sewer  
Ask for Frank Shoemaker  
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