

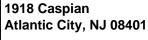


Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300



info@bergerrealty.com





Asking \$239,999.00









## **COMMENTS**

\*\*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 doublezone 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 inlaw 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

AppliancesIncluded Cooling InteriorFeatures Heating Central Carbon Monoxide Gas Stove Forced Air Detector Refrigerator Gas-Natural Multi-Zoned

Smoke/Fire Alarm



Sewer Water ıblic Public Sewer Ask for Margaret M. Kurz Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-391-1330

Email to: mmk@bergerrealty.com

