

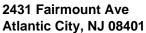


Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300



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Asking \$378,000.00













COMMENTS

The property comprises a 2800+ sq ft building housing a warehouse and office space, complete with a reception desk. It is strategically positioned for use as a contractor distribution center or for any business necessitating indoor and outdoor gated parking for 8+ vehicles. The property\'s advantageous location ensures convenient accessibility to the Atlantic City Expressway and the Brigantine Connector Tunnel. Furthermore, it is equipped with bathroom facilities and gas heating. I highly recommend scheduling an appointment to view this property and encourage you to contact the listing agent to arrange a visit.

PROPERTY	DETAILS

Exterior	OutsideFeatures	ParkingGarage	InteriorFeatures
Brick	Fence	6 to 10 Spaces	Restroom
Brick Face	Truck Door		
Masonry			

Basement	Heating	HotWater	Water
Slab	Forced Air	Gas	Public
	Gas-Natural		





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