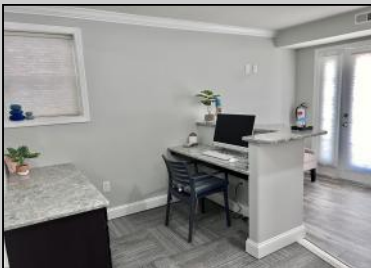
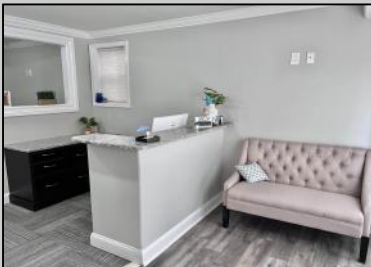


# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
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1218 Asbury  
Ocean City, NJ 08226

Asking \$329,900.00



## COMMENTS

Come check out this beautiful commercial storefront on Asbury Avenue in the heart of downtown OCNJ! This office/retail space includes approximately 1200 square feet of floor space and is move-in ready! The space has been tastefully renovated, and can be used for either a summer or year-around business! This storefront was previously occupied by a mortgage company, and before that a doctors office. There is all new lighting and flooring, a fresh paint job, gas heat, central air, half bath, kitchenette with small fridge, microwave, large windows, front paver patio, and more! This is a fantastic location in the shopping and dining district of downtown OCNJ! Great property! Great value! See you on the Beach!

## PROPERTY DETAILS

|                                      |                                      |  |                  |
|--------------------------------------|--------------------------------------|--|------------------|
| Exterior<br>Vinyl                    | ParkingGarage<br>None                | InteriorFeatures<br>220 Volt Electricity<br>Display Windows<br>Fire Sprinkler System<br>Handicap Features<br>Restroom<br>Smoke/Fire Alarm<br>Storage | Basement<br>Slab |
| Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Ceiling Fan(s)<br>Central | HotWater<br>Tankless-electric  | Water<br>Public  |
| Sewer<br>Public Sewer                |                                      |  |                  |

