



Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300 info@bergerrealty.com



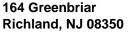




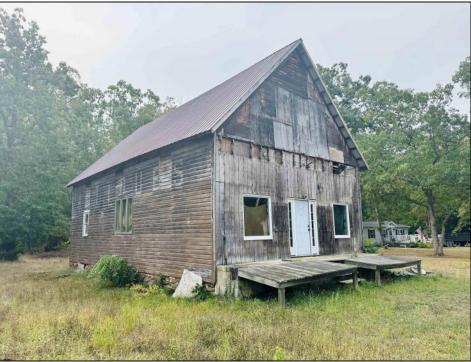








Asking \$99,000.00



COMMENTS

Welcome to 164 Greenbriar Ave in historic Richland—an exceptional investment opportunity with endless potential. This expansive, open-concept building offers a blank canvas for your vision, whether you're looking to establish a brewery, antique store, office, or church. Currently zoned for commercial use; potential to change zoning for different applications. This property is being sold As-Is, with no zoning contingencies accepted. The buyer will be responsible for any and all certifications. Seller has a current survey and a current septic design to offer. Don't miss out on this rare opportunity to shape a prime piece of Richland real estate. Act quickly and make this your next investment success!

Exterior	
Wood	
laating	

ParkingGarage None

InteriorFeatures Cathedral Ceiling





Sewer Private



Ask for Rachel Barbagello Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-391-1330 Email to: rpb@bergerrealty.com



Basement

Crawl Space