



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

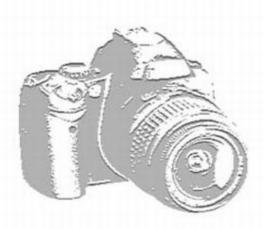


info@bergerrealty.com

2307 Atlantic Atlantic City, NJ 08401

Asking \$499,000.00

## PHOTO NOT AVAILABLE



## **COMMENTS**

Attractive, well-maintained commercial storefront with two rented apartments in heart of AC retail activity in Ducktown area. Storefront is vacant & easy to show. Possibly for lease at \$2500 to qualified tenant. Apartments currently rented at \$975 (1 bdrm/20 yr tenant) & \$1400 (2bdrm). Apartment showings w/ 24 hr notice or at second showing. Storefront was deli & Metro/T-Mobile. Great investment potential. Leases in place.

PRO	PERTY	DET/	AILS

InteriorFeatures **Basement** Exterior ParkingGarage Unfinished Brick Restroom None See Remarks Smoke/Fire Alarm

HotWater Water Heating Cooling Gas-Natural Window Units Gas **Public** Tank in Basement

Sewer **Public Sewer** 

> Ask for Louis Paone Berger Realty Inc 1330 Bay Avenue, Ocean City

Call: 609-391-1330

Email to: lsp@bergerrealty.com

