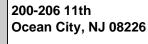




Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076 ☑ info@bergerrealty.com





Asking \$1,199,000.00













## **COMMENTS**

Great investment opportunity in a prime location on the corner of 11th & Haven Ave in downtown OCNJ! This whole building sale includes 4 separate commercial units, 1 being a restaurant and 3 being office or retail space. All 4 units have separate gas, electric, and water meters. Each unit also has a separate tax bill, each being around \$1,300 per year. Lot size is 90 x 115. Property being sold in \"as is\" condition. Great location! Great potential rental income! Great value! Great business/investment opportunity! See you on the Beach!

	ĺ	PROPERT	Υ	DE	TA	\ILS

Exterior OutsideFeatures Frame/Wood Sign		ParkingGarage 11 or More Spaces	InteriorFeatures 220 Volt Electricity		
	Ü	Off Street Paved	Restroom Smoke/Fire Alarm		

Basement	Heating	Cooling	HotWater
Crawl Space	Forced Air	Ceiling Fan(s)	Gas
	Gas-Natural	Central	

Water	Sewer
Public	Public Sewer



Ask for Susan Goetz Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 609-399-0076

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