



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

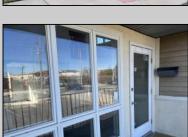


info@bergerrealty.com



200-206 11th Ocean City, NJ 08226

Asking \$1,199,000.00











## **COMMENTS**

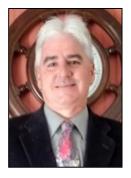
Great investment opportunity in a prime location on the corner of 11th & Haven Ave in downtown OCNJ! This whole building sale includes 4 separate commercial units, 1 being a restaurant and 3 being office or retail space. All 4 units have separate gas, electric, and water meters. Each unit also has a 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!

	·	PROPER	TY [	DETA	AIL:

Exterior	OutsideFeatures	ParkingGarage	InteriorFeatures 220 Volt Electricity	
Frame/Wood	Sign	11 or More Spaces		
	-	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 John Tonkinson Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-391-1330

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