



Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 REALTOR

Asking \$1,199,000.00

□ oc17@BergerRealty.com

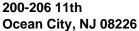














## **COMMENTS**

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 [	DET	AILS
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Exterior	OutsideFeatures	ParkingGarage	InteriorFeatures
Frame/Wood	Sign	11 or More Spaces	220 Volt Electricity
	-	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 Troy Eggie Berger Realty Inc 1670 Boardwalk, Ocean City Call: 609-391-0500

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