

# Berger Realty

Since 1928



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**509 Burghley  
Ventnor, NJ 08406**

**Asking \$449,900.00**



## COMMENTS

**\*\*Dreaming of a Shore Home?\*** Here's your chance to own a charming retreat in Ventnor Heights! This nearly 1,400 sq ft home, situated on a generous 60 x 80 lot, offers endless potential. Featuring a spacious living room with high ceilings, three bedrooms, two full bathrooms, and a versatile den area, this property is your canvas to create the ultimate coastal getaway. Imagine yourself enjoying the vibrant lifestyle Ventnor has to offer—strolls along the boardwalk, relaxing days at the ocean, exciting nights at the casinos, and dining at the area's fantastic restaurants. Please note, the property is being sold strictly in "as-is" condition, with the buyer responsible for obtaining a certificate of occupancy and any required city documents. Priced aggressively to ensure a smooth and timely sale—don't miss this opportunity to make your shore home dreams a reality!

## PROPERTY DETAILS

Exterior Vinyl	ParkingGarage None	OtherRooms Den/TV Room Dining Area Laundry/Utility Room	InteriorFeatures Handicap Features
AlsoIncluded Curtains	Basement Crawl Space	Heating Gas-Natural	Cooling Window Units
Water Public	Sewer Public Sewer		

