

# Berger Realty

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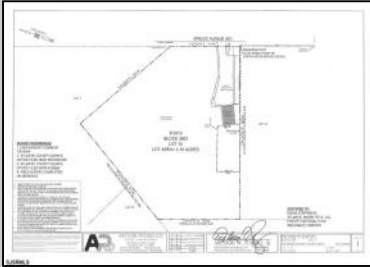
Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500



[oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)

5015 Spruce  
Egg Harbor Township, NJ 08234

Asking \$199,900.00



#### COMMENTS

Property has over 3 acres of land that can be both residential or commercial. The current building is about 1,500 sq ft that can be used for commercial purposes or build a new home. Offers easy access to Atlantic City & County. Within approximately 4 mile of Parkway & Expressway. Buyer is responsible for all/any approvals from the township. Property is being sold AS-IS.

#### PROPERTY DETAILS



Ask for Linda Watts  
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Email to: [ljw@bergerrealty.com](mailto:ljw@bergerrealty.com)

