



728 Asbury  
Ocean City, NJ 08226

Asking \$1,150,000.00



#### COMMENTS

PRIME MIXED-USE DEVELOPMENT OPPORTUNITY ON ASBURY AVE! This rare mixed-use property offers a blank canvas for your vision in the heart of Ocean City's bustling Asbury Ave. This project comes shovel ready. With city-approved plans in hand, this property is set for transformation into a dynamic space featuring: - Two residential living units, ideal for vacationers or year-round residents (1800sq ft and 1700sq ft) -Ground level commercial space. perfect for retail or restaurant (1600sq ft) -Shared rooftop deck. Offering expansive views and a unique outdoor amenity for residents and tenants. -Plans include city approved architectural plan.

#### PROPERTY DETAILS

Exterior Stucco	ParkingGarage None	InteriorFeatures Freight Elevator Restroom	Heating Forced Air Gas-Natural
HotWater Gas	Water Public	Sewer Public Sewer	



Ask for John Lazzara  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: jol@bergerrealty.com

