

# Berger Realty

Since 1920



Berger Realty, Inc  
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**23 Kentucky**  
**Atlantic City, NJ 08401**

**Asking \$895,000.00**



#### COMMENTS

Seize a prime investment opportunity in Atlantic City's dynamic Casino District! This mixed-use apartment building presents an excellent chance to own property in this high-traffic area. It features nine one-bedroom apartments and two storefronts, with eight of the apartments being move-in ready. The building is equipped with a comprehensive security camera system covering both interior and exterior areas. Each unit has separate gas and electric meters, while heating is provided by a central boiler system with two water heaters. Additionally, the adjacent lot at 27 S Kentucky Ave is cross-listed for sale and can be purchased alongside this property. Don't miss this incredible investment opportunity—call today for details and to be notified about an upcoming investor group tour!

#### PROPERTY DETAILS

ParkingGarage	Heating	Water	Sewer
None	Gas-Natural	Public	Public Sewer
	Hot Water		
	Radiator		



Ask for Joanne Kelly  
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