

Berger Realty

Since 1928



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



oc17@BergerRealty.com



4825 Atlantic Ave
Ventnor, NJ 08406

Asking \$579,000.00



COMMENTS

Great commercial space with business for sale including liquor license! Bruno's Italian Market! CURRENTLY DELI / LIQUOR STORE - Ready to Sell - Residential Neighborhood - Super Location !! Current Owner relocating - Liquor License Included - Great Opportunity for Owner/Operator. Own your own Retail/Liquor store with Real Estate (Packaged together). NO rent to pay, just Condo Fee (\$440/Mo) plus electric and property taxes. Store is small enough for a Single Owner/Operator to manage. It was run as a Deli/Liquor Store by the current owner who has retired. Great potential for owning this unique business in a residential area surrounded by multiple mid-rise buildings (Think Deliveries) and only 1 block from very busy Ventnor beach with lots of tourist and foot traffic. Minimal competition in the immediate area. Store is +/- 1,000sf which includes a back storage room and a bathroom with commercial sink. This opportunity won't last long as it is in a perfect setting to serve both local and year-round residents of Atlantic City and Ventnor. Great location, this area is really heating up. Multiple BYOB restaurants in the immediate area as well.

PROPERTY DETAILS



Ask for Troy Eggie
Berger Realty Inc
1670 Boardwalk, Ocean City
Call: 609-391-0500
Email to: tde@bergerrealty.com

