

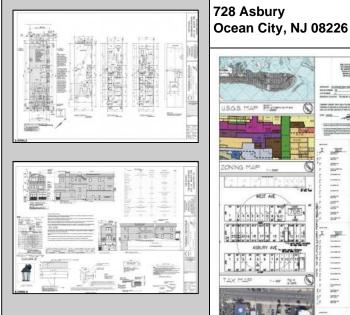


Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040 ☑ info@bergerrealty.com



info@bergeffealty.com

Asking \$1,150,000.00



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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						
OutsideFeatures	ParkingGarage	Heating	Cooling			
Deck Sidewalks	Two Car	Forced Air Gas-Natural	Central			
HotWater	Water	Sewer				

Public Sewer

Public



Gas

Ask for Carole Lelli Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211 Email to: cll@bergerrealty.com

