

# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



3401 New Jersey, Unit 200, Wildwood, NJ, 08260

Price \$1,999,000.00

### PROPERTY DETAILS

|              |                       |
|--------------|-----------------------|
| Total Rooms  |                       |
| Bedrooms     | 0                     |
| Baths Full   |                       |
| Baths Half   |                       |
| Year Built   | 1977                  |
| Type         | Commercial/Industrial |
| Block Number | 185                   |
| Listing #    | 241570                |
| Taxes        | 19792.00              |



### COMMENTS

Current Bowling Alley with enclosed BAR/Restaurant w/ Liquor License which encompasses the entire top floor of 32,000 total square feet of space. The Bar is approximately 1,000 to 1,100 sq ft. There is a full kitchen, (4) four restrooms, Office, Front Desk & storage. The business includes all equipment, refrigeration and ancillary kitchen equipment, bar furniture, seating...

### PROPERTY FEATURES

|                      |                 |                          |              |
|----------------------|-----------------|--------------------------|--------------|
| Exterior             | OutsideFeatures | ParkingGarage            | OtherRooms   |
| Block                | Sign            | Off Street               | Retail Store |
| Metal                |                 | Paved                    |              |
| Other (See Remarks)  |                 | Other (See Remarks)      |              |
| InteriorFeatures     | Heating         | Cooling                  | HotWater     |
| 220 Volt Electricity | Curtain Wall    | Air Curtain              | Electric     |
| Restroom             | Gas Natural     | Central Air Conditioning |              |
| Security System      | Forced Air      | Multi-Zoned              |              |
| Smoke/Fire Alarm     | Hot Water       |                          |              |
| Storage              | Multi-Zoned     |                          |              |
| Water                | Sewer           |                          |              |
| City                 | City            |                          |              |

### CONTACT



Ask for Robert Bechtel  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call:  
Email to: rdb@bergerrealty.com

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