

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



118 Rio Grande, Wildwood, NJ, 08260

Price \$1,175,000.00



### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 10            |
| Bedrooms     | 3             |
| Baths Full   | 1             |
| Baths Half   | 1             |
| Year Built   | 0             |
| Type         | Single Family |
| Block Number | 40            |
| Listing #    | 242176        |
| Taxes        | 9493.00       |

### COMMENTS

*Do you want options? Then take a look at this large lot and property: Keep the house as is with the house & office. Convert the office to an apartment for rental income. Convert the office and make it part of a big 5 BR house. This is a DOUBLE LOT zoned RESIDENTIAL and COMMERCIAL in the heart of Wildwood close to the beach. This large 80 x 100 lot is conveniently locate...*

### PROPERTY FEATURES

|                                   |   |   |  |
|-----------------------------------|---|---|--|
| Exterior<br>Vinyl                 | OutsideFeatures<br>Patio<br>Fenced Yard<br>Storage Building<br>Cable TV<br>Outside Shower | ParkingGarage<br>Parking Pad<br>3 Car<br>Concrete Driveway<br>4 car parking | OtherRooms<br>Living Room<br>Kitchen<br>Den/TV Room<br>Eat-In-Kitchen<br>Storage Attic |
| InteriorFeatures<br>Wood Flooring | AppliancesIncluded<br>Refrigerator<br>Washer<br>Dryer<br>Stove Natural Gas                | Basement<br>Partial<br>Inside Entrance<br>Plumbing<br>Masonry Floors/Wall   | Heating<br>Gas Natural<br>Radiator<br>Radiant<br>Hot Water                             |
| Cooling<br>Ceiling Fan            | HotWater<br>Gas- Natural  | Water<br>City   | Sewer<br>City  |

### CONTACT



Ask for Alexandra Caulfield  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 302-593-9119  
Email to: aic@bergerrealty.com

Scan to see Property page.



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