

# Berger Realty

Since 1926



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	
Bedrooms	0
Baths Full	
Baths Half	
Year Built	
Type	Mixed Use
Block Number	40
Listing #	242177
Taxes	9493.00

## COMMENTS

**Options, Option, Options:** This is a **MIXED USE** Property that gives you **OPTIONS**. Keep it 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. Mixed Use **DOUBLE LOT** zoned **RESIDENTIAL** and **COMMERCIAL** in the heart of Wildwood close to the beach. This large 80 x 100 lot is conveniently locat...

## PROPERTY FEATURES

OutsideFeatures	ParkingGarage	OtherRooms	InteriorFeatures
Sign	1 To 5 Spaces	Office Space Avail	Living Space Available
Fence	6 To 10 Spaces	Laundry Room	
	Off Street	Public Restroom	
	Paved		
Heating	Cooling	HotWater	Water
Gas Natural	Attic Fan	Gas	City
Radiator	Wall Air Conditioning		
Radiant			
Hot Water			
Sewer			
City			

## CONTACT



Ask for Tom Melchionni  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-602-8208  
Email to: tom@bergerrealty.com

Scan to see Property page.



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