

# Berger Realty

Since 1928



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



406 Magnolia, Wildwood, NJ, 08260

Price \$1,185,000.00

### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  |         |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   | 1933    |
| Type         | Other   |
| Block Number | 229     |
| Listing #    | 243149  |
| Taxes        | 8300.00 |

### COMMENTS

**Hold the phone! This is the golden opportunity that only comes around once in a blue moon!! This 5 unit rental machine on the beach block, steps from the famous Wildwood Boardwalk, has everything you're looking for in an investment property. The potential here for current J1 rentals, or air bnb, condo conversion.....this gem has it all. Multiple units allow for the ow...**

### PROPERTY FEATURES

|                       |              |             |            |
|-----------------------|--------------|-------------|------------|
| OutsideFeatures       | AlsoIncluded | Basement    | Heating    |
| Patio                 | Furniture    | Crawl Space | No Heating |
| Porch                 |              |             |            |
| Security Camera       |              |             |            |
| Cooling               | HotWater     | Water       | Sewer      |
| Wall Air Conditioning | Gas          | City        | City       |

### CONTACT



Ask for Dawn Scarlata  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-425-2933  
Email to: dns@bergerrealty.com

Scan to see Property page.



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