Berger Realty	Berger Realty, Inc. 5th & Haven Avenue Dcean City, NJ 08226 609-399-0040 info@bergerrealty.com	Berger	Realty		Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040 ☑ info@bergerrealty.com	REALTOR
1320 9, Swainton, NJ, 08210 Price \$430,000.00		1320 9, Swainton, NJ, 08210			Price \$43	0,000.00
PF Total Rooms Baths Full Baths Half Year Built Type Block Number Listing # Taxes	COPERTY DETAILS 0 0 0 1920 Duplex 114 243229 5035.00			F Total Rooms Bedrooms Baths Full Baths Half Year Built Type Block Number Listing # Taxes	PROPERTY DETAILS	0 0 1920 Duplex 114 243229 5035.00
COMMENTS	COMMENTS					
Investment opportunity! Come check out this top and bottom duplex with a huge two story out building, on 1.64 acres. Both Units are currently occupied by tenants. The bottom floor is a 2 bed 1 bath and the top floor is a smaller 1 bed 1 bath. Both units have the boilers and hot water heaters replaced in the past 2 years. one in 2023 and the other in 2024. The property is z						n floor is s and hot
PROPERTY FEATURES		PROPERTY FEATURES				
OutsideFeaturesHeatingCoolingPorchGas NaturalOtherStorage BuildingBaseboardWaterSewerCityPrivate	HotWater Gas	OutsideFeatures Porch Storage Building Water City	Heating Gas Natural Baseboard Sewer Private	Cooling Other	HotWater Gas	
CONTACT	CONTACT					
Ask for Blake Halliday Berger Realty Inc 109 E 55th St., Ocean City Call: 609-412-3737 Email to: beh@bergerrealty.com	Scan to see Property page.	Ber 109 Call	t for Blake Halliday ger Realty Inc E 55th St., Ocean City I: 609-412-3737 ail to: beh@bergerreal	,	Scan to see Prop	erty page.