

# Berger Realty

Since 1926



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



2004 Bayshore, Villas, NJ, 08251

Price \$1,299,900.00

## Commercial Property For Sale

## PROPERTY DETAILS



|              |           |
|--------------|-----------|
| Total Rooms  |           |
| Bedrooms     | 0         |
| Baths Full   |           |
| Baths Half   |           |
| Year Built   |           |
| Type         | Mixed Use |
| Block Number | 334.01    |
| Listing #    | 250273    |
| Taxes        | 13156.00  |

5 Professional Offices, 1 Residential Apartment  
2004 Bayshore Rd. Villas

## COMMENTS

*Prime Commercial Investment Opportunity – Fully Occupied Multi-Unit Property Unlock the potential of this exceptional commercial property, strategically positioned on a high-visibility, heavily traveled road in Villas. This well-maintained complex consists of two buildings with six fully leased units, offering a turnkey investment with a strong rental history. The fron...*

## PROPERTY FEATURES

|                        |                 |                          |                    |
|------------------------|-----------------|--------------------------|--------------------|
| Exterior               | OutsideFeatures | ParkingGarage            | OtherRooms         |
| Other (See Remarks)    | Sign            | 11 Or More Spaces        | Office Space Avail |
|                        |                 | Off Street               |                    |
|                        |                 | Paved                    |                    |
| InteriorFeatures       | Heating         | Cooling                  | Water              |
| Handicap Features      | Gas Natural     | Central Air Conditioning | Well               |
| Living Space Available | Gas Propane     |                          |                    |
| Restroom               | Electric        |                          |                    |
| Sewer                  |                 |                          |                    |
| Public                 |                 |                          |                    |

## CONTACT



Ask for Yvonne Kuhn  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 717-269-7813  
Email to: ymk@bergerrealty.com

Scan to see Property page.



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