

# Berger Realty

Since 1928



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



3311 New Jersey, Wildwood, NJ, 08260

Price \$499,900.00

### PROPERTY DETAILS

|              |                     |
|--------------|---------------------|
| Total Rooms  |                     |
| Bedrooms     | 0                   |
| Baths Full   |                     |
| Baths Half   | 3                   |
| Year Built   | 1963                |
| Type         | Office/Professional |
| Block Number | 193                 |
| Listing #    | 250917              |
| Taxes        | 8763.00             |



### COMMENTS

*Current Commercial Office building that consists of two (2 floors) with Central Air & Heat. Over 2100 sq ft on each floor. First Floor has Entry Foyer/Lobby w/ (4) Private Offices, (1) Large Conference Room, Walk Inn Safe Room,& two (2) half bathrooms. 2nd Floor consists of interior stairs with Foyer/Lobby area w/ (4) Private Offices, Soundproof Room, and Full bath w/showe...*

### PROPERTY FEATURES

|                  |                       |                          |                    |
|------------------|-----------------------|--------------------------|--------------------|
| Exterior         | OutsideFeatures       | ParkingGarage            | OtherRooms         |
| Block            | Sign                  | 11 Or More Spaces        | Office Space Avail |
| Concrete         | Security Light/System | Off Street               | Utility Room       |
| Wood/Frame       |                       | Paved                    |                    |
| InteriorFeatures | Heating               | Cooling                  | HotWater           |
| Restroom         | Gas Natural           | Central Air Conditioning | Electric           |
|                  | Forced Air            | Ceiling Fan              |                    |
|                  | Multi-Zoned           | Multi-Zoned              |                    |
| Water            | Sewer                 |                          |                    |
| City             | City                  |                          |                    |

### CONTACT



Ask for Ken Sedberry  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-442-3850  
Email to: kas@bergerrealty.com

Scan to see Property page.



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