

# Berger Realty

Since 1926



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



33 Route 9 South, Marmora, NJ, 08223

Price \$449,900.00



## PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  |         |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   | 1961    |
| Type         |         |
| Block Number | 599     |
| Listing #    | 586833  |
| Taxes        | 5097.00 |

## COMMENTS

**LOCATION, LOCATION, LOCATION!!!! Are You Looking For PRIME REAL ESTATE In Upper Township That Offers MAXIMUM Exposure And TONS Of Possibilities For Your Growing Business??? Welcome To 33 Route 9 South And Look No Further!!! Come See This 2 Story Office Building, W/ 8 Car Parking Perfectly Positioned Directly Across From The Marmora Wawa And Just Minutes To Ocean City And Ga...**

## PROPERTY FEATURES

|             |                     |          |             |
|-------------|---------------------|----------|-------------|
| Exterior    | ParkingGarage       | Basement | Heating     |
| Block       | 6 to 10 Spaces      | Slab     | See Remarks |
| See Remarks | Other (See Remarks) |          |             |
| Stucco      |                     |          |             |
| Vinyl       |                     |          |             |
| Water       | Sewer               |          |             |
| Public      | Septic              |          |             |
| See Remarks |                     |          |             |

## CONTACT



Ask for Graham Ginn  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-602-4884  
Email to: gmg@bergerrealty.com  
https://www.ocnj.com

Scan to see Property page.



# Berger Realty

Since 1926



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



33 Route 9 South, Marmora, NJ, 08223

Price \$449,900.00



## PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  |         |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   | 1961    |
| Type         |         |
| Block Number | 599     |
| Listing #    | 586833  |
| Taxes        | 5097.00 |

## COMMENTS

**LOCATION, LOCATION, LOCATION!!!! Are You Looking For PRIME REAL ESTATE In Upper Township That Offers MAXIMUM Exposure And TONS Of Possibilities For Your Growing Business??? Welcome To 33 Route 9 South And Look No Further!!! Come See This 2 Story Office Building, W/ 8 Car Parking Perfectly Positioned Directly Across From The Marmora Wawa And Just Minutes To Ocean City And Ga...**

## PROPERTY FEATURES

|             |                     |          |             |
|-------------|---------------------|----------|-------------|
| Exterior    | ParkingGarage       | Basement | Heating     |
| Block       | 6 to 10 Spaces      | Slab     | See Remarks |
| See Remarks | Other (See Remarks) |          |             |
| Stucco      |                     |          |             |
| Vinyl       |                     |          |             |
| Water       | Sewer               |          |             |
| Public      | Septic              |          |             |
| See Remarks |                     |          |             |

## CONTACT



Ask for Graham Ginn  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-602-4884  
Email to: gmg@bergerrealty.com  
https://www.ocnj.com

Scan to see Property page.

