

# Berger Realty

Since 1926



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



840 Ocean, 45, Ocean City, NJ, 08226

Price \$149,900.00

### PROPERTY DETAILS

Total Rooms	2
Bedrooms	1
Baths Full	1
Baths Half	0
Year Built	
Type	Condo
Block Number	804
Listing #	586881
Taxes	899.00

### COMMENTS

*Unit #45 @ The "Sifting Sands" Condo/Motel. A Center-City Landmark - Superb 60 year rental history. This unit has a newly remodeled interior. Has whirlpool tub in bath (rare). Sale inc. all furniture, pots, pans, kitchen supplies, electronics....complete. Tiled thruout for maintenance-free ownership. Sifting Sands has been one of Ocean City's last-operating "Iconic" ...*

### PROPERTY FEATURES

Exterior	ParkingGarage	Heating	Cooling
Concrete	One Car	Baseboard	Electric
Masonry/Block		Electric	Wall Units
Steel			
HotWater	Water	Sewer	
Gas	Public Water	Public Sewer	

### CONTACT



Ask for Brent Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-287-2888  
Email to: bak@bergerrealty.com

Scan to see Property page.



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