

# Berger Realty

Since 1928



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



3401 Ocean, 6, Brigantine, NJ, 08203

Price \$299,000.00



### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  | 3       |
| Bedrooms     | 1       |
| Baths Full   | 1       |
| Baths Half   | 0       |
| Year Built   | 1960    |
| Type         | Condo   |
| Block Number | 2804    |
| Listing #    | 589194  |
| Taxes        | 2121.00 |

### COMMENTS

*Bring you Toolbox! This ocean front condo is priced for an AS IS Sale. In need of interior renovation. Great opportunity to build sweat equity...the last unit sold for \$340,000. The complex was just extensively renovated on the exterior to include new stucco and siding. Perfect property for a cash flow investment as the rental policy is very flexible. Also ideal for person...*

### PROPERTY FEATURES

|                               |                       |                                  |                      |
|-------------------------------|-----------------------|----------------------------------|----------------------|
| Exterior<br>Shingle<br>Stucco | ParkingGarage<br>None | InteriorFeatures<br>Pets Allowed | Heating<br>Baseboard |
| Cooling<br>Window Units       | Water<br>Public Water | Sewer<br>Public Sewer            |                      |

### CONTACT



Ask for Matthew Bader  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-992-4380  
Email to: mhb@bergerrealty.com  
http://www.BADERCOLLINS.com

Scan to see Property page.



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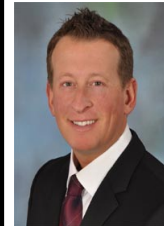
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