

# Berger Realty

Since 1926



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



2442 Sunset Ave, Atlantic City, NJ, 08401

Price \$399,000.00

## PROPERTY DETAILS

Total Rooms	
Bedrooms	0
Baths Full	0
Baths Half	0
Year Built	1900
Type	
Block Number	386, 387
Listing #	589606
Taxes	10700.00

## COMMENTS

**Opportunity abounds. Mixed use property consisting of (1) two BR apartment, (1) one BR apt, (9) Garages, Concrete pad site for parking & riparian grant going out 100' into the bay. Zoned for Marine Commercial - Redevelopment Zone. Unobstructed views of Intercoastal Waterway, Bader Field. Build a dream house with direct bay access or go commercial. Bring your imagination...**

## PROPERTY FEATURES

Exterior Block Stucco Vinyl	OutsideFeatures Dock/Pier/Slip	ParkingGarage 6 to 10 Spaces Off Street	InteriorFeatures Storage
Basement Slab	Heating Gas-Natural Hot Water Radiator	HotWater Gas	Water Public
Sewer Public Sewer			

## CONTACT



Ask for James Monteleone  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call:  
Email to: jfm@bergerrealty.com

Scan to see Property page.



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