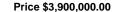




Berger Realty, Inc. 3160 Ashury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076 info@bergerrealty.com



617 8th, Ocean City, NJ, 08226





# PROPERTY DETAILS

Total Rooms	
Bedrooms	0
Baths Full	0
Baths Half	0
Year Built	
Туре	
Block Number	705
Listing #	590006
Taxes	12348.00

# **COMMENTS**

This is the very BEST VALUE-ADD ON THE JERSEY SHORE ISLAND RESORT MARKET! Current Cash Flow Valuations are at a 9%+ CAPRATE which makes this fabulous buy an INVESTOR\'S DREAM INCOME AQUISTION OPPORTUNITY & WITH TONS OF UPSIDE! The Blue Water Inn Hotel is a 40-Unit Mixed Use commercial investment property, with parking! This income producing gem is centrally located on a HI...

#### **PROPERTY FEATURES**

Exterior Vinyl	OutsideFeatures See Remarks Sign	ParkingGarage 11 or More Spaces Off Street	InteriorFeatures Other (See Remarks) Restroom
Basement	Cooling	HotWater	Water
Crawl Space	Window Units	Gas	Public

Sewer Public Sewer

### CONTACT

Scan to see Property page.



Ask for Mary Kuchka Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 609-576-2790 Email to: mk@bergerrealty.com







**Total Rooms** 

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output

Description:

material complex co



Price \$3,900,000.00

617 8th, Ocean City, NJ, 08226

# PROPERTY DETAILS



**Bedrooms Baths Full Baths Half** Year Built Type **Block Number** 705 Listing # 590006 12348.00 **Taxes** 

# **COMMENTS**

This is the very BEST VALUE-ADD ON THE JERSEY SHORE ISLAND RESORT MARKET! Current Cash Flow Valuations are at a 9%+ CAPRATE which makes this fabulous buy an INVESTOR\'S DREAM INCOME AQUISTION OPPORTUNITY & WITH TONS OF UPSIDE! The Blue Water Inn Hotel is a 40-Unit Mixed Use commercial investment property, with parking! This income producing gem is centrally located on a HI...

#### **PROPERTY FEATURES**

Exterior	OutsideFeatures	ParkingGarage	InteriorFeatures
Vinyl	See Remarks	11 or More Spaces	Other (See Remarks)
	Sign	Off Street	Restroom

**Basement** Cooling HotWater Water Crawl Space Window Units Gas Public

Sewer **Public Sewer** 

### CONTACT

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