



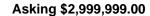
Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076 info@bergerrealty.com

info@bergerrealty





8314 Sunset Stone Harbor, NJ 08247









## **COMMENTS**

This 3 bedroom 2 full bath Cape style home with detached garage is currently a duplex. 2 bedrooms and 1 full bath on the 1st floor and 2 bedroom 1 full bath on the 2nd floor. This Property is in the C Zone Residential you have options!! With a little upgrading you can keep the duplex with great rental income. Rent both units or keep one for yourself, or you may construct a new single family 2200 sq.ft. (Picture of the proposed elevation with inground pool and cabana). Plenty of storage underneath in the crawl space. Second floor or Roof top deck will have fantastic sunset and water views over the Great Channel.

## PROPERTY DETAILS

Exterior OutsideFeatures ParkingGarage OtherRooms Deck Garage Living Room Asbestos Cable TV Shingle 1.5 Car Dining Room Sidewalks Kitchen Detached Laundry/Utility Room **Outside Shower** Concrete Driveway Storage Attic

AlsoIncluded

Drapes

**Basement** Partial

Outside Entrance

Wall to Wall Carpet Oven Curtains Self-Clean Oven Shades Microwave Oven

Range

AppliancesIncluded

Blinds Refligkt four George Clashiture

Washinger Realty Inc Window Treatments Dishwasher Consulting Discosi 609-399-0076

Sto Entail ctoic gbc@bergerrealty.com

HotWater Central Air Condition Electric





InteriorFeatures

Smoke/Fire Alarm