



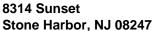
Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040



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Asking \$2,999,999.00



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

InteriorFeatures Smoke/Fire Alarm Wall to Wall Carpet

AppliancesIncluded Range Oven

Drapes Curtains Self-Clean Oven Shades Blinds

Microwave Oven ReAigkracon Kathy Erricksione Washinger Realty Inc Window Treatments

Dryer 09 E 55th St., Ocean City Dishwasher Disposition 609-399-4211

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Cooling HotWater Central Air Condition Electric



Basement

Outside Entrance

Partial

