

# Berger Realty

Since 1928



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

[oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)



**11 Court House South Dennis  
Cape May Court House, NJ 08210**

**Asking \$180,000.00**



## COMMENTS

ASKING PRICE REDUCED. MOTIVATED SELLER. Incentive to close before summer. For sale is a Commercial, "Business-Only" opportunity with a 2-year term sublease, and an option to renew the sublease for one additional period of 5 years. Bring your concept and be open for the 2024 summer season! Situated in the bustling location of Cape May Courthouse, this turn-key business offers a simple and efficient design amenable to a variety of restaurant concepts interested in operating in a year-round capacity. It is conveniently positioned near Cape Regional Medical Center, Acme shopping plaza, and Starbucks, and has all the essentials – ready-to-go refrigeration, a fully equipped hot line, furniture, fixtures, cleaning supplies, and the like. Originally set up as a fast-casual, food-to-go restaurant with approximately 2201 sq ft of space, this bright and spacious restaurant boasts an open floorplan, counter-service seating, floor-to-ceiling plants, seating for 69 guests indoors, and a bonus outdoor space for 53 more. Call to schedule your private appointment.

## PROPERTY DETAILS

OtherRooms	InteriorFeatures	Heating	Cooling	
Public Restroom	Smoke/Fire Alarm	Gas Natural Forced Air	Central Conditioning	Air

Water  
Public

Sewer  
Public



Ask for Linda Watts  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-391-0500  
Email to: [ljw@bergerrealty.com](mailto:ljw@bergerrealty.com)

