

**524 Route 47 S  
Green Creek, NJ 08204**

**Asking \$397,000.00**



**COMMENTS**

Charming Single Family Home with Commercial Potential Near Wildwood and Cape May Beaches! Discover the perfect blend of coastal living and commercial potential with this inviting single-family home, mere minutes away from the sun-soaked beaches of Wildwood and Cape May. Boasting a prime location, this residence offers not only a delightful living space but also a fantastic opportunity for commercial endeavors, thanks to its versatile commercial zoning. Inside, the home features two spacious bedrooms, the large family room is perfect for entertaining, offering a welcoming atmosphere for gatherings and creating lasting memories. The heart of the home, the generously sized kitchen, is a great place to gather. Step outside to discover exceptional gardens that surround the property, creating a tranquil setting for outdoor enjoyment. This home is equipped with storage sheds, cozy sunroom and seven parking spaces! Beyond its residential appeal, this property holds incredible commercial potential with its zoning. Explore the possibilities of turning a portion of the space into a home office, boutique shop, or another venture of your choosing. Embrace the Coastal lifestyle and the proximity to Wildwood and Cape May beaches. Don't miss out on this unique offering—schedule your showing today!

**PROPERTY DETAILS**

Exterior Vinyl	OutsideFeatures Patio Fenced Yard Storage Building Cable TV Outside Shower	ParkingGarage 2 Car	OtherRooms Living Room Dining Room Kitchen Den/TV Room Laundry/Utility Room 1st Floor Primary Bedroom
InteriorFeatures Cathedral Ceilings Fireplace- Gas Laminate Flooring	AppliancesIncluded Range Oven Refrigerator Washer Dryer Dishwasher Smoke/Fire Detector	Basement Crawl Space Outside Entrance	Heating Baseboard
Cooling Split	HotWater Electric	Water City	Sewer City

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Ask for Tom Melchionni  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [tom@bergerrealty.com](mailto:tom@bergerrealty.com)

