

Berger Realty

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Ocean 17
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**202 Perry
Cape May, NJ 08204**

Asking \$3,900,000.00



COMMENTS

The Clinton Hotel centrally located on corner lot 2 blocks to beach consists of a 3-story multi-family building w/attached 2-bedroom cottage. Dwelling has 16 rental rooms, 2 baths, 2 half baths on 2nd/3rd floors, and 1st floor owner's quarters (3 bedrooms/1 bath) w/some heat (gas heat is not functional and will not be repaired). Property for sale, land and premises, situate 202 Perry Street, Cape May, NJ, lot size being approx. 31x80 ft. Also included is adjoining lot on S Lafayette Street, approx. size 52x100 ft (there is plenty of parking on this lot). There is a Right of Way over the Westerly 10 ft of Tract #1 of the premises as granted in a deed from William G. Nixon Executor of the Will of Jonas Miller to Samuel Cook dated May 30, 1870. Buyer must confirm all measurements w/a new survey. Seller has no survey.

PROPERTY DETAILS

| | | | |
|------------------------------------|--------------------------|------------------------------------|---|
| Exterior Wood/Frame | OutsideFeatures Fence | ParkingGarage 11 Or More Spaces | InteriorFeatures 220 Volt Electricity Living Space Available Smoke/Fire Alarm Storage |
| Heating Gas Natural Electric | Cooling Ceiling Fan | HotWater Gas | Water City |



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