Berger Realty
Since 1920

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REALTOR

4401 Park
Wildwood, NJ 08260

Asking $899,900.00

COMMENTS

Incredible opportunity to own this 5 unit income producing property. Located across from Otten\'s Harbor with tons of visibility, this property is the ideal location for your business. The ground floor contains two commercial store front/office spaces. The space to the north is a huge open canvas that could accommodate many retail/office needs. This space has a private office to the rear, as well as a large half bath, laundry hook up, and radiant heat with separate meter. To the south of the frontage, is a huge office space, a large office/private gym area, kitchenette, a full bath with steam shower, radiant floor heat and central air. This office would be a perfect space for a contractor/owner operator that needs storage or warehouse space as there is direct access to a large warehouse space to the rear of the south unit. The warehouse space is accessible from the rear driveway/large truck door which would be perfect for many different business needs. Also on the 1st floor to the rear is a 1BR/1 Bath residential unit complete with living room, full kitchen, washer/dryer, radiant floor heat and a mini split for air conditioning. Upstairs you will find a large 3 BR/1 Bath unit, with living room and eat in kitchen, washer and dryer, forced air heat and water views from the deck. Upstairs there is also a large 2BR/1 Bath unit with living room, huge eat in kitchen and also a water view from the rear deck.

PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	InteriorFeatures
Storage Building	1 To 5 Spaces	Office Space Avail	Living Space Available
Truck Door	Off Street	Retail Store	Restroom
Fence			

Heating	Cooling	HotWater	Water
Gas Natural	Central	Air Gas	
Radiant	Conditioning		
Forced Air	Other (See Remarks)		

Sewer			
City			