



9903 2nd
 Stone Harbor, NJ 08247

Asking \$3,895,000.00



COMMENTS

Multi-Family property situated in the heart of Stone Harbor. This is a chance to get two properties for the price of a single with a total of 6 bedrooms and 4 baths! With easy walking into town or to the beautiful Stone Harbor beach, this centrally located duplex is unique for any investor or user. This is the full property with a newly installed swimming pool and an exceptional rental history. Your options are open with rentals or use in this unique setup. Each unit offers 3 bedrooms and 2 baths with a townhouse style layout. The first level features a kitchen, living space, dining area, 1st floor bedroom and full bath. The second floor features 2 more bedrooms and a hall bath with an additional balcony off one bedroom in each unit for lounging. Each unit has parking for two vehicles and access to a shared outside shower and additional rinsing station, and the newly installed heated pool. Take advantage of the opportunity to own a complete multi-family property. Condo docs are in place and reflect independent units.

PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	AlsoIncluded
Patio	Parking Pad	Living Room	Curtains
Fenced Yard	2 Car	Kitchen	Blinds
Outside Shower		Dining Area	Rugs
Pool		Laundry/Utility Room	Furniture
Basement	Heating Electric	Cooling Central Air	HotWater Electric



Ask for Joanne Kelly
 Seller
 Berger Realty Inc
 1330 Bay Avenue, Ocean City
 Call: 609-391-1330
 Email to: jmk@bergerrealty.com

