

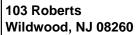


Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076



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Asking \$399,777.00











COMMENTS

2 homes for the Price of One. This Unique Property Consists of a Large 3 Bedroom 1.5 Bath Front Home and a Detached Rear Cottage. In Between there is a yard just begging someone to makeover into a Beachside Oasis. The Right Buyer would create a cozy atmosphere destined to increase rentals in one of the last affordable seaside resorts. The Front home has a Street side and rear deck for your enjoyment as well. Inside you will find a large kitchen, Dining Room and Surprisingly Big Living Room and Primary Bedroom with a jack and Jill Style Full Bath that is shared with the 2 other Bedrooms. There is also a 1/2 bath off the living area for guests. This home utilizes a Gas fireplace for heat in the winter. Please make sure your Mortgage professional is aware if you are not cash. The seller leases this home via Short Term rental systems in the Summer and gets about \$349/night in season. The Rear home is occupied by a long term tenant who pays \$800/month on a mo. to mo. lease. Rent is collected weekly at \$200 until the \$800 is satisfied. There is a recently installed Solar system on the roof that is approx. 6 years old that essentially pays the electric for the front home. Please see Seller Disclosure for additional information.

PROPERTY DETAILS

OutsideFeatures Deck Cable TV

SALE BADER-COLLINS BERGER BADERCOLLINS.COM

OtherRooms Living Room **Furniture** Dining Room Kitchen

AlsoIncluded **Basement** Partial **Crawl Space**

Breakfast Nook

Great Room Bader - Collins Associates Storage Space alty Inc

3160 Asbury Avenue, Ocean City Wallali Congrisa and 00 Thectric

Email to: bca@bergerrealty.com http://www.BADERCOLLINS.com

