

Berger Realty

Since 1928



Berger Realty, Inc
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213 Heather
Wildwood Crest, NJ 08260

Asking \$1,100,000.00



COMMENTS

Dreaming of a multi-generational family compound at the shore? Or, perhaps looking to add to your investment portfolio with an income-generating four-plex? THIS is your chance: Introducing 213 E Heather Rd, a multi-family unicorn only 2.5 blocks to the beach in Wildwood Crest. Your front building has two units (2 bed/1 bath and 1 bed/1 bath), each with private front porches and back decks! The back building features an additional two units, fully modernized in 2023, with significant short term rental history. Last year alone, the property grossed nearly \$80,000 in rental income and that's with only two short term rentals and two long term rentals. With 3-4 short term rentals, you have the potential for six-figure gross rental income! Marketability matters and you just can't beat this location. Just around the corner is Britton's Gourmet Bakery, home of the best apple fritters at the shore! A few blocks away are some of Wildwood's beloved restaurants, including Little Italy, Bandanas, Duffer's, The Ravioli House and Jellyfish Cafe! Take advantage of The Crest Pier Recreation Center and the Crest Arts Pavilion, and don't forget to rent your bikes at Crest Bike Rental before hitting the boards or heading south to enjoy the bike/walking path, as well as Centennial and Sunrise Parks. With so much to do, see and explore, this is the income-producing shore house you've been looking for!

PROPERTY DETAILS

OutsideFeatures	OtherRooms	AlsoIncluded	Basement
Deck	Living Room	Partial Furniture	Crawl Space
Enclosed/Cov. Patio	Kitchen	Other (See Remarks)	
Porch	Laundry/Utility Room		
Grill	Ask for Donna M. Drohan		
Fenced Yard	Berger Realty Inc		
Sidewalks	1330 Bay Avenue, Ocean City		
Outside Shower	Call: 609-391-1330		
Heating	Email to: dmd@bergerrealty.com		
Gas Natural	Central Air	Gas	
Forced Air	Gas		
	Other		

Sewer
City

