



131 11th  
Wildwood, NJ 08260

Asking \$849,900.00



## COMMENTS

**LAND OPPORTUNITY!** This shore cottage situated on a 60 X 100 (approx.) parcel offers a chance for you to build the home of your dreams in great location within proximity to everything you love in North Wildwood. There are terrific restaurants, ice cream parlors, parks, shopping and more all within close distance. This extra wide lot allows you to construct a spacious, wider home leaving the backyard to serve for your summer fun needs - think in-ground pool, cabana, outdoor kitchen, fire pit, corn hole and more! This is the lot that gives you the space you need. Zoning permits one single family home or a single family home with an in-law suite. Buyer should conduct their own due diligence and permitted uses. Seller is conveying property for land value only - the structure is being sold strictly in "as is" condition, with no warranties expressed or implied, and Seller will make no repairs. The home has a living room, eat-in kitchen, laundry room, 2 bedrooms and 1 bath on first floor, while second floor is a finished attic with additional sleeping space. There is also a detached garage on west side of property and a driveway on the east side of the property. Note: homeowner's insurance may be difficult to obtain due to property condition and age of roof. Buyer is responsible for all due diligence to confirm zoning, and that their intended use of land is allowed, as well as for all permits, approvals, etc.

## PROPERTY DETAILS

Exterior Asbestos	OutsideFeatures Porch Storage Building	ParkingGarage Garage Detached 4 car parking	OtherRooms Living Room Eat-In-Kitchen Laundry/Utility Room
AppliancesIncluded Range Oven Refrigerator Washer Dryer Dishwasher	AlsoIncluded See Remarks	Basement Crawl Space	Heating Gas Forced Air
Cooling None	HotWater Gas- Natural	Water City	Sewer City

