



**35 Bayshore  
Green Creek, NJ 08204**

**Asking \$749,000.00**



**COMMENTS**

Two-Lot Estate with Income Potential and Multiple Structures Moved seller prioritizing on a cash buyer that can do a 30-day closure. All reasonable offers will be considered The Best Place In The Area! These are the comments from Airbnb clients. Discover this spacious, meticulously maintained property located at 35 Bayshore Rd, Green Creek, NJ. Comprising two separate lots, this estate offers a unique blend of residential comfort, versatile workspaces, and potential rental income, all just a 3-minute drive from the famous Norbury's Landing. The Main Property (Lot 21.02 - approx. 1.06 Acres) This parcel hosts three distinct buildings and an extremely oversized parking area designed to accommodate multiple vehicles and guests. Tesla charging station Room for RV or Boat storage. Hottub1. Three-Story Farmhouse (3 Bedrooms, 2.5 Baths) (approx. 1600Sq Ft\') Main Floor: Features a remodeled, updated kitchen, a half-bath, a living room, and an oversized master suite. The master suite includes additional workspace and a fireplace converted to a blue flame heater. Second Floor: Contains the second and third bedrooms and the second full bathroom. Top Floor: Provides a substantial blank canvas space, offering the next owner flexibility for customization. Exterior: Enjoy the history and tranquility of the classic front porch. Heat provided by blue flame heater, Air provided by Window AC throughout. 2. Two-Story Loft Barn (1 Bedroom, 1 Bath) (approx. 800Sq Ft\') A versatile structure perfect for use as an office, art studio, or additional residence. Heat and air conditioning provided by Mini Split. 3. Three-Bay Pole Barn (approx. 30\' x 60\') (approx. 1800Sq Ft\') Currently utilized as a storage building with three bays. The space is partially rented for boat storage, while the remainder is used for the owner's personal items. The Second Lot (Lot 21.01 - approx. 0.80 Acres) This separate vacant lot is meticulously landscaped, featuring mature plants, trees, and bushes. Photos speak 1000 words. See the recreation area the current owner created. It's priceless. Investment Highlights & Financials Airbnb Income: This property has a proven rental history. 2024 Airbnb rental income exceeded \$40,000. 2025 Airbnb rental income exceeds \$26,000 to date. Sale Inclusion: The property is being sold furnished, with the exception of the owner's personal items. Note: All lot and building sizes are approximate and should be confirmed with an official survey.

**PROPERTY DETAILS**

|          |                 |                 |                      |
|----------|-----------------|-----------------|----------------------|
| Exterior | OutsideFeatures | ParkingGarage   | OtherRooms           |
| Vinyl    | Patio           | Parking Pad     | Living Room          |
| Wood     | Deck            | See Remarks     | Kitchen              |
|          | Porch           | Gravel Driveway | Eat-In-Kitchen       |
|          | Grill           |                 | Laundry/Utility Room |
|          | Cable TV        |                 | Loft                 |
|          | Whirlpool/Spa   |                 | Storage Attic        |

# Berger Realty

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See Remarks

InteriorFeatures  
Cathedral Ceilings  
Wood Flooring  
Smoke/Fire Alarm  
Storage  
Walk in Closet  
Laminate Flooring  
Vinyl Flooring

AppliancesIncluded  
Range  
Oven  
Self-Clean Oven  
Microwave Oven  
Refrigerator  
Washer  
Dryer  
Dishwasher  
Smoke/Fire Detector  
Stove Natural Gas

AlsoIncluded  
Drapes  
Curtains  
Shades  
Blinds  
Rugs  
Furniture  
See Remarks  
Window Treatments

Heating  
Electric  
Space/Wall/Floor  
Split

Cooling  
Ceiling Fan  
Wall Air Conditioning  
Split

HotWater  
Electric  
Gas- Natural

Water  
City

Sewer  
Septic



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