



**33 Mechanic**  
**Cape May Court House, NJ 08210**

**Asking \$549,900.00**



## COMMENTS

Welcome to 33 E Mechanic Street — a versatile, charming single-family residence currently being used as a professional office space. Situated on an expansive 98' x 376' lot, this property offers exceptional flexibility for either residential living or continued commercial use. Inside, the space can function as a comfortable 3 bedroom, 1.5 bath home or as a well-equipped office layout featuring a reception area, waiting room, two patient rooms, and a private office. A bright sunroom adds warmth and character, while an attached 2-car garage and long driveway offer ample parking for up to 6 vehicles — providing unmatched convenience for both homeowners and clients alike. Previously a residence and now serving as a podiatrist's office, this property's dual-purpose design opens the door to countless possibilities — live, work, or invest. Whether you envision restoring it as a family home, maintaining it as a professional space, or exploring redevelopment options, 33 E Mechanic Street offers room to grow on one of the largest lots in town. Perfectly positioned near local schools, shops, and amenities, this property combines small-town charm with tremendous potential in Middle Township's thriving core. Don't miss your chance to experience all that 33 E Mechanic Street has to offer — schedule your private showing today!

## PROPERTY DETAILS

|                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                        |               |        |              |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------|---------------|--------|--------------|
| Exterior                                                                                                                                                                                                                                                                                                                                                                                                  | Outside Features                                                       | Parking       | Garage | Other Rooms  |
| Brick                                                                                                                                                                                                                                                                                                                                                                                                     | Patio                                                                  | Garage        |        | Florida Room |
| Vinyl                                                                                                                                                                                                                                                                                                                                                                                                     | Porch                                                                  | Attached      |        |              |
|                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                        | 4 car parking |        |              |
| <div>  <div> <p>Ask for Mary Kuchka</p> <p>Berger Realty Inc.</p> <p>Appliances Included</p> <p>Microwave Oven</p> <p>Refrigerator</p> <p>Heating</p> <p>Oil</p> <p>Forced Air</p> <p>Cooling</p> <p>Central Air</p>  </div> </div> |                                                                        |               |        |              |
|                                                                                                                                                                                                                                                                                                                                                                                                           | 3160 Asbury Avenue, Ocean City                                         |               |        |              |
|                                                                                                                                                                                                                                                                                                                                                                                                           | Call: 609-399-0076                                                     |               |        |              |
|                                                                                                                                                                                                                                                                                                                                                                                                           | Email to: <a href="mailto:mk@bergerrealty.com">mk@bergerrealty.com</a> |               |        |              |
|                                                                                                                                                                                                                                                                                                                                                                                                           | Water                                                                  | Sewer         |        |              |
|                                                                                                                                                                                                                                                                                                                                                                                                           | Public                                                                 | Public        |        |              |



Ask for Mary Kuchka  
 Appliances Included Heating  
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