

# Berger Realty

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



132 Leaming  
West Cape May, NJ 08204

Asking \$825,000.00

Photos represent 1 example of a perspective plan.



1 FRONT ELEVATION  
SCALE 1/8" = 1'-0"



2 RIGHT SIDE ELEVATION  
SCALE 1/8" = 1'-0"

SAMPLE



3 LEFT SIDE ELEVATION  
SCALE 1/8" = 1'-0"



4 REAR ELEVATION  
SCALE 1/8" = 1'-0"

## COMMENTS

Don't miss out on this outstanding opportunity to design and upgrade a home in West Cape May. This home is walking/biking distance to the festivals offered at Wilbraham Park, Cape May beaches and the Washington Street Mall. The present state of the home will require total renovation. The home is sold in "as is" condition. This home is structurally unsound. There is no access to the interior of the home. This property is being sold "as is". This home is in the Historical District of West Cape May, See associated docs. The rendering pictures provided in this listing are a conception of the possibilities for this renovation. There are no plans available for this home. This is an outstanding opportunity to complete the shore home of your dreams in a picturesque shore community. A straight 1 mile from the beautiful Cape May beaches, makes this location very desirable. Any and all improvements will need the approval of the West Cape May Historical Preservation Committee, See Assoc Doc for more information.

## PROPERTY DETAILS

|               |             |         |          |
|---------------|-------------|---------|----------|
| OtherRooms    | Heating     | Cooling | HotWater |
| Living Room   | Gas Natural | None    | None     |
| Kitchen       |             |         |          |
| Storage Attic |             |         |          |

|       |       |
|-------|-------|
| Water | Sewer |
| City  | City  |



Ask for John Greiner  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: jag@bergerrealty.com

