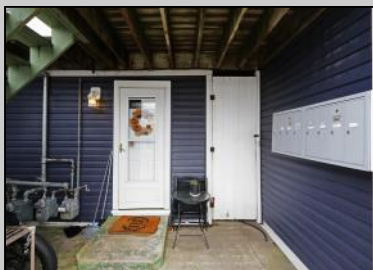


Berger Realty

Since 1928



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



100 24th
North Wildwood, NJ 08260

Asking \$2,000,000.00



COMMENTS

Once in a lifetime opportunity to own a piece of the jersey shore! Turnkey investment of a current family market / deli and SIX residential rental units! Store is being conveyed fully furnished with all equipment! Discover an exceptional investment opportunity in the heart of North Wildwood—a versatile mixed-use building currently operating as a well-loved family market and deli, paired with six income-producing residential rentals. Ideally situated in a high-traffic, shore-town location, this property offers both immediate revenue and outstanding long-term potential. The commercial space features an established market/deli setup with great visibility, steady foot traffic, and the flexibility to continue the current operation or re-imagine the space for your own business or rental tenant. Above and behind the storefront are six residential units, offering consistent rental income with strong demand in this sought-after beach community. Whether you're an investor seeking a high-yield property, an owner-operator looking to run your own business, or a developer exploring future expansion possibilities, this building offers unmatched versatility. Just minutes from beaches, boardwalk, dining, and seasonal attractions, it sits in one of the most desirable pockets of North Wildwood. Don't miss this rare chance to own a cornerstone property with built-in cash flow and unlimited potential.

PROPERTY DETAILS

Exterior	Other Rooms	Interior Features	Heating
Block	Office Space Avail	Restroom	Gas Natural
Wood/Frame	Coffee Shop		Electric
	Retail Store		Forced Air
	Ask for Dale Collins		Heat Pump
	Berger Realty Inc		Space/Wall/Floor
	3160 Asbury Avenue, Ocean City		
	Call: 609-399-0076		
	Email to: djc@bergerrealty.com		
	http://www.BADERCOLLINS.com		

