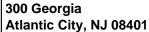




Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 REALTOR

□ oc17@BergerRealty.com





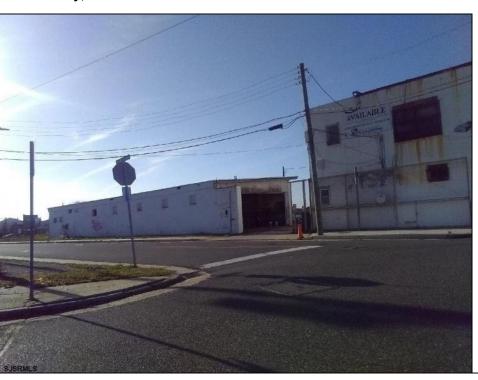
Asking \$4,000,000.00











## **COMMENTS**

Great location off of A.C. Expressway. Total property contains approximately 1.55 ac with office buildings - 3,150 sf & Garages - 2,700 sf. Site was completely cleaned with NJDEP issuing a unrestricted use cert. Enormous possibilities from commercial/industrial to marine commercial to entertainment. One of the few large parcels available in A.C. Bring your imagination and let\'s talk. EZ access to and from X-way.

PROPERTY DETAILS			
Exterior Brick	OutsideFeatures Fence	ParkingGarage 11 or More Spaces Off Street	InteriorFeatures 220 Volt Electricity
Rasement	Hot\//ater	Water	Sawar

Gas

Public



Slab

Ask for Colin Halliday
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**Public Sewer**