

# Berger Realty

Since 1928



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



**425 OAKSHADE ROAD**  
**Shamong Township, NJ 08088**

**Asking \$579,000.00**



## COMMENTS

GREAT LOCATION FOR PROFESSIONAL OFFICE, RETAIL OR RESTAURANT ON 1.6 ACRES WITH 20 PARKING SPACES WITH LAND FOR EXPANSION. PREVIOUSLY OPERATED AS A DAY CARE CENTER BUT EASY CONVERT TO RETAIL OR RESTAURANT EXCELLENT CONDITION WITH UPGRADES INCLUDING NEW ROOF AND NEW WELL.

## PROPERTY DETAILS

|                        |                                                     |                                    |                                         |
|------------------------|-----------------------------------------------------|------------------------------------|-----------------------------------------|
| Exterior<br>Vinyl      | OutsideFeatures<br>Sign                             | ParkingGarage<br>11 or More Spaces | InteriorFeatures<br>Restroom<br>Storage |
| Basement<br>Unfinished | Heating<br>Forced Air<br>Gas-Natural<br>Multi-Zoned | Cooling<br>Central<br>Multi-Zoned  | HotWater<br>Gas                         |
| Water<br>Well          | Sewer<br>Septic                                     |                                    |                                         |



Ask for Marianne Johnsen  
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