

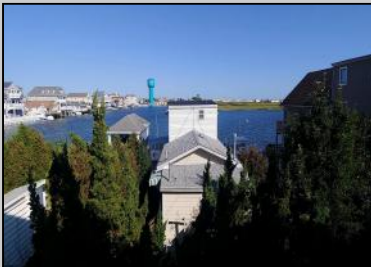
Berger Realty

Since 1920



Ocean 17
1670 Boardwalk
Ocean City, NJ 08226
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**5405 Winchester
Ventnor, NJ 08406**

Asking \$699,000.00



COMMENTS

OPPORTUNITY TO RENOVATE OR BUILD NEW IN ST. LEONARD'S TRACT AREA!! PROPERTY VALUES ARE UP! INVENTORY OF AVAILABLE PROPERTIES IS DOWN. The property is priced at land value! Design build NEW with enhanced views from front and rear decks over ground floor garage and storage. Located on bay block and 3 short blocks to the beach, tennis/ pickleball courts, playground, restaurants, shopping, movie theater and much more! Great family neighborhood. Property has great potential for your home at the shore! Awesome builder/ developer opportunity as well! Owner is a long time Owner and serious Seller, entertaining ALL purchase proposals! Call with questions and further details.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Brick	Fenced Yard	None	Dining Room
Shingle	Patio		Eat In Kitchen
Wood	Porch		
Wood Shingle	Sidewalks		
InteriorFeatures	Basement	Heating	Water
Smoke/Fire Alarm	Unfinished	None	Public



Ask for Troy Eggie
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