

# Berger Realty

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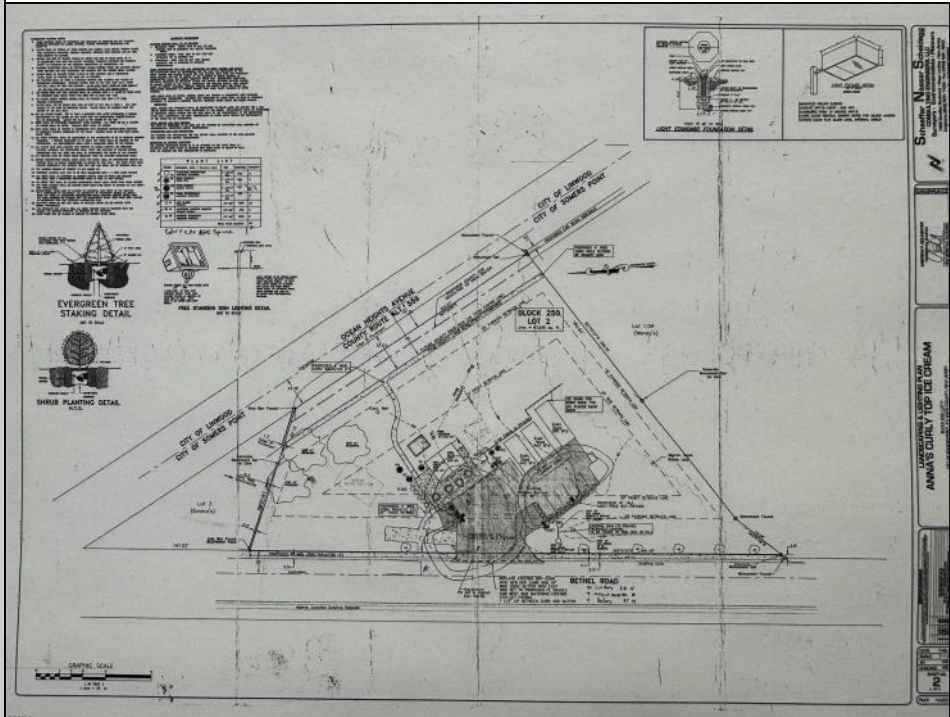


Berger Realty, Inc.  
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Ocean City, NJ 08226  
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**535 Ocean Heights  
Somers Point, NJ 08244**

**Asking \$1,990,000.00**



### COMMENTS

FOR SALE - Prime Development Parcel. Approx. 1.5+/- acres of land available for development. 2 street frontages: 435 feet of frontage on Bethel. 245+/- feet of frontage on Ocean Hts. Ave. Currently has 1 small 600+/- sf building on site. Excellent traffic count / pattern. Situated directly across from ShopRite, Starbucks, Applebee's . This \"island\" contains Wendy's, CVS, Advanced Auto. The \"island\" is bound by New Rd / Route 9 / Ocean Heights Ave. and Bethel Road. Zoning is GB

### PROPERTY DETAILS



Ask for Frank Shoemaker  
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