

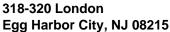


Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300



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Asking \$235,000.00











COMMENTS

Investor Alert!!! Duplex in EHC!!! Fully occupied duplex with tenants on month to month lease. The first floor unit includes 2 bedrooms and 1 bathroom, washer/dryer, large eat in kitchen and living room.(Rent \$985) The second floor unit has 1 bedroom plus a bonus walk up attic \"flex\" space with plenty of storage. The second floor also features a full bathroom, washer/dryer, eat in kitchen and living room. (Rent \$815) The exterior features a large covered porch and a large detached garage that could be used for extra income. Both tenants pay all of their own utilities including water & sewer! Selling as-is. *Tenants must approve showings Best days Sunday/Monday*

PROPERTY DETAILS

OutsideFeatures ParkingGarage **Detached Garage** One and Half Car

Breakfast Nook Dining Area Eat In Kitchen Kitchen Laundry/Utility Rm Living Room

OtherRooms

Storage Attic

Basement Inside Entrance Partial

Porch

HotWater Water Electric Public Ask for Joan S. Spencer Berger Realty Inc

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Sewer Public Sewer

