

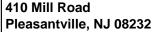


Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 oc17@BergerRealty.com









Asking \$500,000.00



## COMMENTS

PRIME LOCATION WITH BILLBOARD! Located conveniently at Exit 5 on the AC Expressway, this central parcel offers easy access and high visibility, making it perfect for commercial development. Spanning over 2 acres, the prime, buildable lot is ready for construction and tailored development to suit various business needs. Included in the sale is a billboard with an existing lease, providing an immediate source of advertising revenue or the option to promote your own business. The commercial zoning of the lot allows for a diverse range of business opportunities, ideal for retail, office buildings, or specialty commercial facilities. For more information or to schedule a viewing, please contact us today.

## PROPERTY DETAILS



Ask for Linda Watts Berger Realty Inc 1670 Boardwalk, Ocean City Call: 609-391-0500 Email to: Ijw@bergerrealty.com

