



**120 Congress Ave  
 Atlantic City, NJ 08401**

**Asking \$389,900.00**



**COMMENTS**

Income producing Duplex, renovated from the drywall down to the electric, and from the kitchens and baths down to the flooring; conveniently located near Atlantic City's beaches and casinos. Each unit features 3 bedrooms, 1 bath. One unit is rented for \$2,175 per month and the other for \$2,125 per month. Tenants are on time with the rent and would like to stay. Other options available to the savvy investor are to live in one unit and rent out the other, or to utilize as an AirBnb. Contact listing agent to arrange a walk through. No Showings until May 9, 2024 Upstairs unit is available to request showings for Saturdays and Sundays. Downstairs unit will be made available for inspection upon an accepted offer. Note that both units are the exact same floor plan.

**PROPERTY DETAILS**

ParkingGarage	Heating	Water	Sewer
None	Forced Air	Public	Public Sewer
	Gas-Natural		



Ask for Marianne Johnsen  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: maj@bergerrealty.com

