

# Berger Realty

Since 1928



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

[oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)



**3424 Winchester  
Atlantic City, NJ 08401**

**Asking \$850,000.00**



## COMMENTS

Price Reduction of \$149,000. Now being offered at \$850,000. Not gonna last long! Rare Find! 6 UNIT BUILDING (ALL OCCUPIED) \*\*6,876 square ft.\*\* WITH GREAT RENTAL HISTORY, CLOSE TO STOCKTON ATLANTIC CITY CAMPUS in the University District. Very close to the desired Chelsea area. Great Investment Property. 1st floor zoned Offices and Professional Uses. (Unit 1- 2Bed, 1Bath) (Unit2- 3Beds, 1 and 1/2Baths) (Unit 3- 1Bed, 1Bath) (Unit 4- 3Beds, 1Bath) (Unit 5- 2Beds, 2Baths) (Unit6- 3Beds, 1Bath) This unit is presently vacant and is being updated. Laundry Room has hook ups for 2 Washers & 2 Dryers. Being sold "As Is" condition.

## PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	Heating
Curbs	None	Dining Area	Baseboard
Sidewalks		Dining Room	Electric
		Kitchen	Forced Air
		Laundry/Utility Rm	Gas-Natural
		Living Room	
Cooling	Water	Sewer	
Central	Public	Public Sewer	
Wall Units			



Ask for John Andrews  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-391-0500  
Email to: [ja@bergerrealty.com](mailto:ja@bergerrealty.com)

