

# Berger Realty

Since 1920



Ocean 17  
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**3817 Ventnor**  
**Atlantic City, NJ 08401**

**Asking \$135,000.00**



## COMMENTS

VACANT & UNDER RENOVATION! Spacious 1BR/1BA condo in the heart of Lower Chelsea, just steps from Stockton University, the beach, and the boardwalk. Unit #407 is currently being fully renovated and will be delivered updated and move-in ready. Great opportunity for year-round living or investment. Walk to Tropicana, Tanger Outlets, restaurants, shopping, and public transportation. HOA fee includes water, sewer, gas (heating, cooking, and hot water), trash, building insurance, maintenance, and management—owner only pays electric. Street parking available. Prime location close to everything Atlantic City has to offer!

## PROPERTY DETAILS

Exterior	ParkingGarage	Heating	Cooling
Concrete	None	Electric	Electric
Masonry/Block			
HotWater	Water	Sewer	
Electric	Public Water	Public Sewer	



Ask for Grant Halliday  
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