

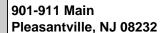


Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040



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Asking \$799,000.00













## **COMMENTS**

This property consists of 4 shops, a warehouse with office, a 2-level apartment (upstairs: 1 bedroom & bath, downstairs has 2 bedrooms & bath, with separate electric). Seller has already approvals for a laundromat: 60 washers & 70 dryers with 21 parking spaces on Main Avenue and another 6 parking spots on the Delilah Road side. Main building has approximately 5400 sq ft and 3000 sq ft for the warehouse. Seller has installed a new 3 phase electrical outlets. Lots of business possibilities in this highly visible location for enterprising business man! Call for appointment now. Selling "as-is" Release and hold Harmless available in Docs prior showing is required. Also available for rent (separate units). Call for more rental details.

## **PROPERTY DETAILS**



Ask for F. Evans Campbell Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211 Email to: fec@bergerrealty.com

