



Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076 info@bergerrealty.com



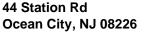












Asking \$996,000.00



## COMMENTS

Step back in time and experience the unique charm of this one-of-a-kind single-family home, originally built as the ticket booth for the Ocean City train station! Located at 44 E Station Rd, this historic property has been beautifully maintained, offering a blend of timeless character and modern comfort. As you enter, you'll be captivated by the home's classic architectural features and rich history. This quaint gem boasts 4 bedrooms and 2 bathrooms, with cozy living spaces filled with natural light. Original details throughout the home, such as the woodwork that reflects the charm of a bygone era. The property's 25X80 lot provides a peaceful outdoor retreat, ideal for enjoying Ocean Cityl's coastal breezes. Whether you're looking for a primary residence, vacation getaway, or investment opportunity, this unique piece of history is waiting for your personal touch. This house is being sold as-is with the buyers responsible for the CO. Located just minutes from the beach, boardwalk, and local shops, 44 E Station Rd offers a rare opportunity to own a piece of Ocean City's history in a prime location. Don't miss out on this historic treasure!

PROPERTY DETAILS						
OutsideFeature	s	ParkingGarage		Heating		Water
Enclosed Shower	Outside	None		Baseboard Electric		Public



Ask for Tom Melchionni Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 609-399-0076 Email to: tom@bergerrealty.com

