

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
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1412 Ocean Ave  
Ocean City, NJ 08226

Asking \$569,900.00



#### COMMENTS

Amazing BEACH BLOCK BOARDWALK location with solid rental history and PARKING for 2 LARGE Vehicles. Get in on OC NJ and be a part of America's Greatest Family Resort today! This one will sell FAST and with a little love you can make your dream of owning an INCOME Producing property a reality. This rear townhouse with porch features 2 bedrooms upstairs with a full bath. Downstairs (limited steps to enter) is a full kitchen, laundry closet, dining room and living room opens to porch. 30K+ gross annual rental income with rented weeks in 2025 in place.

#### PROPERTY DETAILS

ParkingGarage	Heating	Cooling	Water
None	Electric	Central	Public Water

Sewer  
Public Sewer



Ask for Steven Spengler  
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