

# Berger Realty

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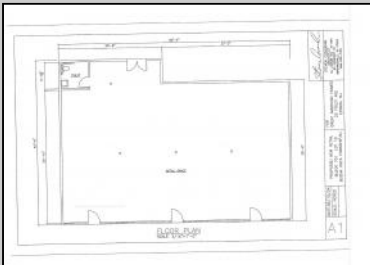
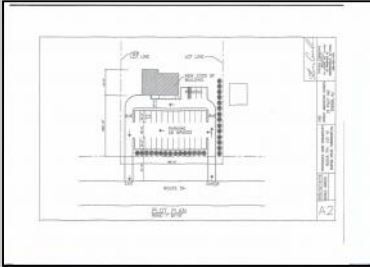
Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

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1021 Route 54  
Buena Vista Township, NJ 08094

Asking \$250,000.00



## COMMENTS

\*\*\* This property is now part of an upcoming online AUCTION event, being held at Auction dot com. Live bidding ends on September 25th, 2025. [CLICK HERE FOR THE LIVE BIDDING LINK: https://www.auction.com/details/1021-new-jersey-54-buena-vista-township-nj-1852335](https://www.auction.com/details/1021-new-jersey-54-buena-vista-township-nj-1852335). \*\*\* This nearly 10-acre parcel will be sold to the highest bidder, provided the seller's reserve price is met. The hard work has already been done here! Approved buildable lot for a 2,300 SqFt building with 30 parking stalls including 5 handicapped stalls! Presenting an exceptional opportunity! Located in the sought-after Buena Vista Township section of Atlantic County, this 9.84+/- acre parcel of commercial land sits within the "RDR1C" Rural Development Residence/Commercial district. Prime Location – Conveniently accessible from Harding Hwy (Route 40), the Black Horse Pike (Route 322), and the nearby Atlantic City Expressway, this property offers tremendous potential. Positioned on State Highway Route 54, near the NJSP Barracks, this site is ideal for your next commercial venture or business relocation! Pinelands Certificate Of Filing on record from 2023! Proposed 2,300 SqFt Retail Building with 30 parking stalls. Don't miss out on this incredible opportunity! Call today for details!

## PROPERTY DETAILS



Ask for Colin Halliday  
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