

# Berger Realty

Since 1928



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



**535 Ocean Heights  
Somers Point, NJ 08244**

**Asking \$2,250,000.00**



## COMMENTS

PRIME commercial space in Somers Point conveniently located directly across from the busy Shop Right Shopping center and other major tenants including Grocery stores, Applebee's, Wendy's, Chic-Fil-A, banks, wawa, car wash, auto stores and many more. This property is in the GB (General Business) zone that allows for retail, Restaurant/fast food, professional and more. Currently there is a retail business that is no longer operating. Property has 2 frontages with approx. 465' on Bethel Rd and approx. 247' on Ocean Heights Ave. Ground Lease option available at \$250,000/yr. \*Visit: <https://buildout.com/website/PrimeLocation> for more

## PROPERTY DETAILS



Ask for Lureen "Lani" Calcara  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [luc@bergerrealty.com](mailto:luc@bergerrealty.com)

