

# Berger Realty

Since 1928



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807 8th St  
Ocean City, NJ 08226

Asking \$172,208.00



## COMMENTS

PRICE ALERT: \$172,208 – And No, That's Not a Typo! -We could've gone with a boring price like \$172,000, but where's the fun in that? Instead, we're listing Unit 208 at \$172,208—because a memorable condo deserves a memorable price! This cozy efficiency unit is located just moments from the Ocean City boardwalk and beach, offering the perfect mix of convenience and potential. Whether you're looking for a weekend retreat, a smart rental investment, or your own personal beach getaway, this unit is a rare find at an unbeatable price. Your Beach Escape Awaits: Prime 2nd-floor location – Easy access with no long elevator waits! Half a block from the beach & boardwalk – The shore life is at your doorstep! Endless potential – Update the kitchenette, add new flooring, and personalize the space! Perfect for rentals – High demand for vacation stays in Ocean City! Low-maintenance getaway – Lock-and-leave convenience with all the essentials! A Little Work, A Lot of Value! This unit needs some updates, but that just means you get to add your own style while building equity. Whether you're planning to rent it out for extra income or use it as your private beach retreat, this is a smart investment in a prime location. Don't Miss Out—Schedule a Showing Today! Why settle for an ordinary price when you can have a fun one? Come check out Unit 208 and see why this could be your perfect Ocean City escape!

## PROPERTY DETAILS

ParkingGarage	OtherRooms	Heating	Cooling
None	Recreation/Family	Baseboard	Ceiling Fan(s)
			Window Units



Ask for Tom Melchionni  
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