

# Berger Realty

Since 1928



Berger Realty, Inc.  
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640 Simpson  
Ocean City, NJ 08226

Asking \$599,900.00



## COMMENTS

The first-floor unit features 1 bedroom and 1 bathroom, while the second-floor unit offers 3 bedrooms and 1 bathroom. The duplex includes hardwood floors, a living area, an eat-in kitchen, and in-unit washer and dryer. The upstairs unit also has a private deck. The property provides 4 off-street parking spaces, making it an ideal rental or multi-family retreat. Perfectly located just off the 9th St. bridge, you're minutes from the beach, bay, Asbury Avenue's restaurants and shops, and all the best Ocean City has to offer!

## PROPERTY DETAILS

Exterior	ParkingGarage	InteriorFeatures	Heating
Stone	None	Hardwood Floors	Gas-Natural
Vinyl		Wall to Wall Carpet	
Cooling	HotWater	Water	Sewer
Wall Units	Gas	Public Water	Public Sewer



Ask for Ben Duncan  
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