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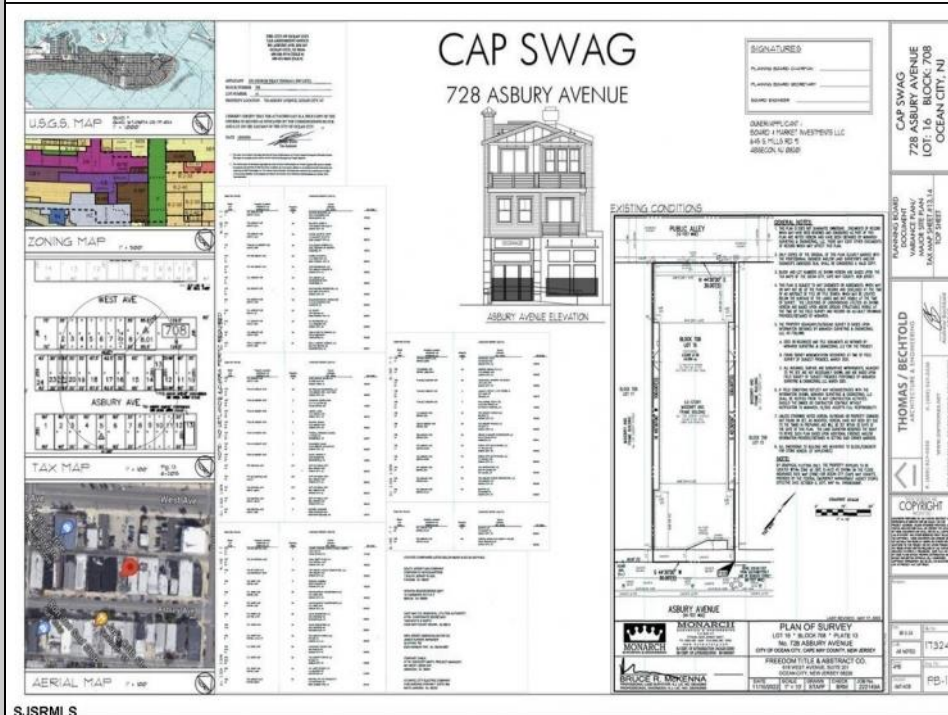


Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
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728 Asbury
Ocean City, NJ 08226

Asking \$1,150,000.00



SJSRMLS

COMMENTS

PRIME MIXED-USE DEVELOPMENT OPPORTUNITY ON ASBURY AVE! This rare mixed-use property offers a blank canvas for your vision in the heart of Ocean City's bustling Asbury Ave. This project comes shovel ready. With city-approved plans in hand, this property is set for transformation into a dynamic space featuring: - Two residential living units, ideal for vacationers or year-round residents (1800sq ft and 1700sq ft) -Ground level commercial space, perfect for retail or restaurant (1600sq ft) -Shared rooftop deck. Offering expansive views and a unique outdoor amenity for residents and tenants. -Plans include city approved architectural plan.

PROPERTY DETAILS

OutsideFeatures	ParkingGarage	Heating	Cooling
Deck	Two Car	Forced Air	Central
Sidewalks		Gas-Natural	
HotWater	Water	Sewer	
Gas	Public	Public Sewer	



Ask for Tom Melchionni
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