

# Berger Realty

Since 1928



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



57 Dover  
Lower Chelsea, NJ 08401

Asking \$375,000.00



#### COMMENTS

Multiple Offers Received - HIGHEST and BEST due Monday 5/1/2025. Welcome to 57 N Dover, Atlantic City—an exceptional investment opportunity just steps from the beach! This charming duplex features a spacious 3-bedroom, 2-bathroom unit, perfect for families or roommates, along with an additional cozy 1-bedroom, 1-bathroom unit, ideal for generating rental income or accommodating extended family. Conveniently located within a short walk (less than 10 minutes!) to the famous Atlantic City beaches and close to Stockton University, casinos, restaurants, and vibrant entertainment. Property is being sold as-is, offering a fantastic chance to customize and maximize value. Don't miss your opportunity to own a piece of Atlantic City's exciting revival!

#### PROPERTY DETAILS

ParkingGarage	Heating	Water	Sewer
None	Gas-Natural	Public	Public Sewer
	Radiator		



Ask for Graham Ginn  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: gmg@bergerrealty.com  
https://www.ocnj.com

