

# Berger Realty

Since 1920



Berger Realty, Inc.  
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1005 Black Horse Pike  
Folsom Borough, NJ 08094

Asking \$900,000.00



#### COMMENTS

Discover the Green Terrace Motel, a truly exceptional and turnkey investment at 1005 Black Horse Pike in Folsom, NJ. This well maintained, 11-unit property has been significantly enhanced with multiple updates over the past two years, setting it apart in the market. Strategically positioned on a high-visibility stretch of Route 322, it captures attention in a bustling high-traffic corridor, mere minutes from the Atlantic City Expressway. The hard work is done; step into a fully operational and updated motel with a proven location for consistent returns.

#### PROPERTY DETAILS

|                              |                                   |                       |                 |
|------------------------------|-----------------------------------|-----------------------|-----------------|
| Exterior<br>Brick<br>Masonry | Heating<br>Baseboard<br>Hot Water | Cooling<br>Wall Units | HotWater<br>Gas |
| Water<br>Well                | Sewer<br>Private                  |                       |                 |



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