

# Berger Realty

Since 1928



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**118 Portland  
Ventnor, NJ 08406**

**Asking \$615,000.00**



## COMMENTS

**MAJOR PRICE IMPROVEMENT!!** Now's your chance to finally buy that shore house you've been dreaming about! This 3-bedroom, 2-bathroom fixer-upper in Ventnor is loaded with potential and ready to become your Summer escape. Whether you're looking to renovate, flip, invest, or build new, this property is a smart opportunity in one of the Shore's hottest markets. Sitting on an impressive 150-foot-deep lot, there's plenty of room -- create your ideal backyard oasis, or design the perfect beach retreat. Located just a short stroll to the beach and the bay, you'll enjoy the best of coastal living in this cozy residential neighborhood. The home offers a layout with spacious living areas, sunlit rooms, and tons of charm -- just waiting for your personal touch. Opportunity is knocking -- get into Ventnor at the right price, in the right location, with the right potential. Don't wait -- make this your summer project and enjoy the rewards for years to come! Schedule your tour today!

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Curbs Porch Enclosed Sidewalks	ParkingGarage Detached Garage One Car	OtherRooms Dining Room Eat In Kitchen Laundry/Utility Room Pantry Storage Attic
AppliancesIncluded Dishwasher Dryer Gas Stove Microwave Refrigerator Washer	AlsoIncluded Blinds Shades	Basement Crawl Space	Heating Baseboard Gas-Natural
Cooling Ceiling Fan(s) Window Units	HotWater Gas	Water Public	

