

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



**40 BUTTER ROAD**  
Upper Township, NJ 08230

**Asking \$399,000.00**



3 SRMLS

#### COMMENTS

1.9 ACRE COMMERCIAL AND INDUSTRIAL SITE IN A GREAT UPPER TOWNSHIP LOCATION OFF ROUTE 9 NEAR OCEAN CITY AND OTHER SHORE AREAS WITH PLANS AND APPROVALS FOR 7,200 SQ FT OFFICE AND WAREHOUSE BUILDINGS.

#### PROPERTY DETAILS

ParkingGarage  
11 or More Spaces



Ask for Louis Ripa  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [lcr@bergerrealty.com](mailto:lcr@bergerrealty.com)

