

# Berger Realty

Since 1920



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



613 Beethoven  
Egg Harbor City, NJ 08215

Asking \$199,000.00



SJSRMLS

## COMMENTS

Investment property featuring 3 bedrooms and 2 bathrooms in a prime location in Egg Harbor City. Large kitchen, primary bedroom located on the first floor, Full basement with egress window, offering potential for finishing. Includes a 1-car detached garage on a wide lot. Property requires renovations but presents excellent investment potential.

## PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	Basement
Fenced Yard	Detached Garage	Eat In Kitchen	Full
Paved Road	One Car	Primary BR on 1st floor	Inside Entrance
Porch			Unfinished
Shed			
Heating	Water	Sewer	
Oil	Public	Public Sewer	



Ask for Patricia (Trish) Spengler  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: pjs@bergerrealty.com

