



Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300



Asking \$89,000.00

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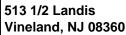














## **COMMENTS**

Opportunity Knocks on E Landis Avenue! Welcome to 513½ E Landis Ave, a compact commercial gem in the heart of Vineland's bustling downtown corridor. With just over 800 square feet of prime retail space, this storefront is the perfect opportunity for entrepreneurs, boutique owners, or small business startups looking to plant roots without breaking the bank. Surrounded by thriving local businesses, this location sees steady vehicle and foot traffic and enjoys excellent visibility on one of Vineland's most vibrant commercial stretches — a true "Main Street, USA" atmosphere. Whether you\"re launching a new concept or relocating an existing one, this affordable space puts you right in the center of the action. The possibilities are endless — pop-up retail, studio, gallery, repair shop, or office — all within a walkable, high-traffic district that supports small business success. Don't miss out on this high-potential, low-overhead opportunity!

| DDO | PFRTY | DET | ΛII | C |
|-----|-------|-----|-----|---|

|          |                     | _                    |            |
|----------|---------------------|----------------------|------------|
| Brick    | Other (See Remarks) | 220 Volt Electricity | Unfinished |
| Exterior | ParkingGarage       | InteriorFeatures     | Basement   |

Cooling

Window Units

Restroom Storage

HotWater Water Gas Public

Heating



Ask for Joanne Kelly Berger Realty Inc 1330 Bay Avenue, Ocean City

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