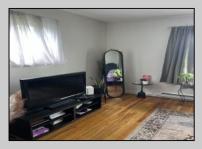




Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040 ☑ info@bergerrealty.com















Asking \$410,000.00



## COMMENTS

This is a fantastic investment opportunity in a great location in Egg Harbor City!! Rare Quad rental unit available immediately. Spacious 2 bedroom 1 bathroom units with their separate entrances! The units all feature eat in kitchens, hardwood floors and ample sized living rooms. \*\*New roof as of 2023\*\* Current rent is \$1050.00 per month and all are on a month to month lease. The tenants would like the opportunity to stay. Property features a large lot, plenty of on site parking and a desirable quiet location!! Seller is selling as is. Buyer is responsible for all inspections and the resale and any rental CO inspection necessary to close. Don\'t miss out on this opportunity to add this rental property to your portfolio!

ParkingGarage None

Cooling Window Units Living Room HotWater Electric

OtherRooms

Eat In Kitchen

PROPERTY DETAILS Basement Crawl Space

> Water Public

Heating Baseboard Electric

Sewer Public Sewer



Ask for James Monteleone Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211 Email to: jfm@bergerrealty.com

