

# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



**4311 Cottage**  
**North Bergen, NJ 07047**

**Asking \$795,000.00**



## COMMENTS

Location, location! Greetings from North Bergen! Own this two-family property with two entrances and a garage that generates revenue and is less than ten minutes from Manhattan. First unit is located on the ground floor and has 1 large bedroom, kitchen, bathroom and a living room. Second unit is situated on the second and third floor and consists of 3 bedrooms, kitchen and a full bathroom. This reasonably priced duplex features a large backyard with a shed and is ready to be renovated to your likings. Public transportation is within walking distance. incredibly close to retail centers and River View Park. Don't pass up this fantastic chance!

## PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	Basement
Fenced Yard	One Car	Kitchen	Slab
Needs Work		Living Room	
Shed			
Heating	Cooling	HotWater	Water
Gas-Natural	Window Units	Gas	Public
Hot Water			
Radiator			



Ask for David P. Hadtke,  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: dph@bergerrealty.com

