

# Berger Realty

Since 1920



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308 33rd  
Ocean City, NJ 08226

Asking \$1,450,000.00



## COMMENTS

Fantastic opportunity to own a beautifully renovated duplex just steps from the beach. This multi-family property features two separate units: First Floor: Comfortable 2-bedroom, 1-bath unit. Second Floor: Bright and airy 2-bedroom, 1-bath layout with an additional loft space. Both units offer private living spaces and share a charming front patio—perfect for relaxing after a beach day. The first-floor unit also includes a side patio and an enclosed outdoor shower. Whether you're looking for a strong rental investment or a place to call home while renting the other unit, this move-in-ready duplex has it all.

## PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	Heating
Outside Shower	None	Loft	Baseboard
Patio			Electric
Porch			
Cooling	HotWater	Water	Sewer
Wall Units	Electric	Public	Public Sewer
Window Units			



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