

# Berger Realty

Since 1928



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

[oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)



2316 Simpson  
Ocean City, NJ 08226

Asking \$1,100,000.00



## COMMENTS

Original Ocean City cottage style home sitting on a 40 x 115' lot. Renovate or build your dream home on this R1 zoned lot. Great neighborhood. Close to beach, boardwalk, bike path, sanctuary and the bay.

## PROPERTY DETAILS

Exterior	ParkingGarage	OtherRooms	AppliancesIncluded
Asbestos	None	Eat In Kitchen	Disposal
		Laundry/Utility Room	Electric Stove
		Primary BR on 1st floor	Refrigerator
Basement	Heating	Cooling	HotWater
Crawl Space	Baseboard	Window Units	Electric
	Electric		
Water	Sewer		
Public	Public Sewer		



Ask for Christopher Malinowski  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-391-0500  
Email to: [cma@bergerrealty.com](mailto:cma@bergerrealty.com)

