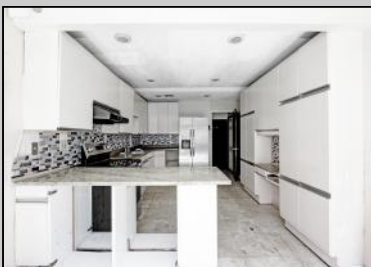


Berger Realty

Since 1928



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



1522 7th
Pleasantville, NJ 08232

Asking \$315,000.00



COMMENTS

Welcome to 1522 7th Avenue in Pleasantville, a large duplex situated on a corner lot. This property features two spacious units, with one currently tenant-occupied and the other vacant. The vacant unit will require work before occupancy, making this a strong opportunity for buyers ready to add value and customize to their vision. Both residences offer multiple bedrooms and generous layouts, providing the potential for comfortable living arrangements or continued rental income once improvements are made. The property's corner location adds to its appeal while still offering convenient access to shopping, schools, and major roadways. This is a strictly as-is sale. The buyer will be responsible for the Certificate of Occupancy and any and all municipal inspections or requirements.

PROPERTY DETAILS

ParkingGarage	Heating	Water	Sewer
None	Forced Air	Public	Public Sewer
	Gas-Natural		



Ask for Frank Shoemaker
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: fcs@bergerrealty.com

