

# Berger Realty

Since 1928



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

info@bergerrealty.com



1001 Little Atlantic  
Ocean City, NJ 08226

Asking \$499,900.00



SJSRMLS

## COMMENTS

Beautiful 2BR/2BA at the Ebb Tide Suites Condominiums just a stone's throw from the famous Ocean City beach and boardwalk. Onsite rental program offers nightly rentals with daily housekeeping, linen service and pool access. Ebb Tide Suites offers a great rental stream for the astute investor. 2024 gross income exceeded 52K! Fully furnished, LVP flooring throughout, onsite parking, huge outside balcony! Condo fees include wireless internet, cable TV, water, sewer, flood insurance, building insurance, trash service and common area maintenance. The building is Professionally managed for carefree ownership. See Agent remarks.

## PROPERTY DETAILS

|                       |                       |                                         |                                 |
|-----------------------|-----------------------|-----------------------------------------|---------------------------------|
| Exterior<br>Vinyl     | ParkingGarage<br>None | OtherRooms<br>Dining Area<br>Great Room | InteriorFeatures<br>Master Bath |
| Heating<br>Forced Air | Cooling<br>Central    | HotWater<br>Electric                    | Water<br>Public Water           |
| Sewer<br>Public Sewer |                       |                                         |                                 |



Ask for F. Evans Campbell  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: fec@bergerrealty.com

