

Berger Realty

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Ocean 17
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820-822 shore
Somers Point, NJ 08244

Asking \$789,000.00



COMMENTS

Legal duplex in the heart of the village with flexible mixed-use zoning. Unit 820 allows commercial/residential use—ideal for a home office or small business. Unit 822 is zoned for professional or residential use. Previously city-approved as two condos, now restored to duplex layout. Includes 6 off-street parking spaces. Walk to restaurants, bars, Gateway Playhouse, the new Paddle Club, marina, and beach. Perfect for investors, live/work buyers, or business owners. Subject to city approval for mixed-use combinations.

PROPERTY DETAILS

OutsideFeatures	ParkingGarage	Basement	Heating
Curbs	None	Unfinished	Forced Air
Porch			
Sidewalks			
Cooling	HotWater	Water	Sewer
Central	Gas	Public	Public Sewer



Ask for Troy Eggie
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