



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



Asking \$450,000.00

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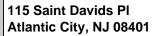














## **COMMENTS**

Welcome to your vacation retreat and investment opportunity in the heart of AtlanticCity! Nestled in the highly sought-after Chelsea neighborhood, this Duplex offers the perfect blend of relaxation, recreation, and reliable rental income. Enjoy mornings fishing or crabbing just steps from your door at the bay. On hot summer days, take a short 10-minute walk to the beach to cool off in the ocean breeze. In the evenings, stroll along the World-famous Atlantic City Boardwalk, with endless dining, entertainment, and nightlife at your fingertips. The first floor unit has 2 bedrooms and 2 full baths. The second unit boast 6 bedrooms and 2.5 bathrooms. Both units are currently tenant-occupied with lease in effect on the first floor unit. The tenants pay rent on time and take excellent care of the property, ensuring peace of mind for the next owner. Whether you\'re searching for a vacation home, multi-generational living space, or a smart investment, this duplex delivers unmatched value in one of Atantic City\'s most desirable areas.

## **PROPERTY DETAILS**

ParkingGarage	InteriorFeatures		AppliancesIncluded	Heating
None	Carbon		Dishwasher	Gas-Natural
	Detector		Dryer	

Security System

Smoke/Fire Alarm Microwave Refrigerator Washer

Electric Stove



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