

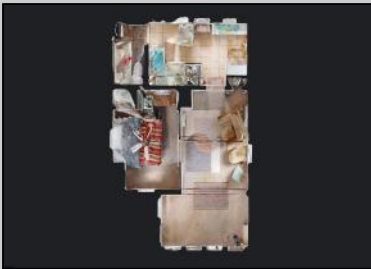
Berger Realty

Since 1928



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

oc17@BergerRealty.com



12 Walton
Ocean City, NJ 08226

Asking \$799,000.00

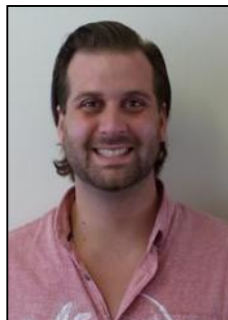


COMMENTS

Multi-Unit Opportunity in Ocean City's Bay Area! Welcome to 2 Walton Place—a rare 3-unit property in the heart of Ocean City's sought-after bay area! This unique offering features a front duplex and a detached rear cottage, all on a spacious 120x25 ft lot. The front building offers two well-maintained units: Unit A (First Floor): 1 bedroom, 1 full bathroom Unit B (Second Floor): 2 bedrooms, 1 full bathroom Tucked behind the main building, the detached cottage is full of charm and coastal whimsy, offering 2 bedrooms and 1 full bathroom—perfect for summer guests, extended family, or rental income. Enjoy the privacy and character of the central courtyard, perfect for outdoor dining or relaxing after a beach day. The spacious front yard adds curb appeal and room to play, while 2 off-street parking spots complete this investment package. Just a short walk to the bay, beach, boardwalk, and downtown, this is a versatile property with endless potential—ideal for investors or a multi-generational beach retreat!

PROPERTY DETAILS

ParkingGarage	Heating	Cooling	HotWater
None	Gas-Natural	Wall Units	Electric
	Space/Wall/Floor		Gas
Water	Sewer		
Public	Public Sewer		



Ask for Colin Halliday
Berger Realty Inc
1670 Boardwalk, Ocean City
Call: 609-391-0500
Email to: ceh@bergerrealty.com

