

Berger Realty

Since 1928



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
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218 Rosborough
Ventnor, NJ 08406

Asking \$625,000.00



COMMENTS

Calling All Builders, Flippers, and Visionaries- Your Coastal Opportunity Awaits! For the first time in 32 years, this rare property is hitting the market, offering an unbeatable location in the heart of one of Ventnor's most coveted beach neighborhoods. Whether you're planning a full renovation or a brand-new build, this property is brimming with potential for your dream seaside retreat or next investment success. Imagine designing a weekend getaway or a luxury full-time residence at the shore. The House: This 3-bedroom, 2-bath, two-story home is being sold as-is. Bring your architect, contractor, and creativity-this is your chance to craft something truly special. Buyer is responsible for the certificate of occupancy. The Lot & Location: - Generous 56' x 75' flat, buildable lot. - Wide street with lots of parking. - Prime location-just blocks to the beach, boardwalk, local cafes, shops, and restaurants. - Quick access to the AC Expressway & Garden State Parkway for an easy commute. This is more than a property--it's a rare opportunity to create your vision in one of Ventnor's most desirable beach communities. **SHOWINGS START FRIDAY, OCTOBER 3, 2025**

PROPERTY DETAILS

Exterior	ParkingGarage	OtherRooms	AppliancesIncluded
Vinyl	One Car	Den/TV Room	Dryer
		Dining Room	Washer
		Primary BR on 1st floor	



Cooling
Ask for Thomas Byrne
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: tfb@bergerrealty.com

HotWater

Water
Public

