

# Berger Realty

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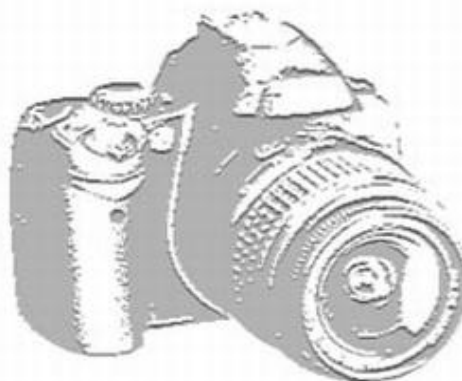
Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



5029 Tremont  
Egg Harbor, NJ 08234

Asking \$49,900.00

## PHOTO NOT AVAILABLE



### COMMENTS

DISCOVER THE POSSIBILITIES on this prime nearly 3-acre parcel in the heart of Egg Harbor Township! Measuring an impressive 150 feet of frontage by 845 feet deep, this wooded lot offers both size and privacy—perfect for buyers looking to create their own retreat without being confined to a cookie-cutter neighborhood. Utilities include natural gas available at the street. Buyers will be responsible for designing and installing their own well and septic system as part of the building and approval process. The seller previously obtained full approvals through the Pinelands Commission, though those plans were never pursued. Buyers are encouraged to complete their own due diligence, but this history provides a valuable starting point. With its generous depth, the property is ideal for a variety of visions—from building your dream home with room for outdoor amenities, to investing in a piece of land in a highly desirable area. The location couldn't be more convenient: just minutes to the EHT High School and Middle School, close to the Black Horse Pike, and near the Egg Harbor Township bike path. You'll also enjoy easy access to shopping, local eateries, restaurants, and all the area's amenities. The price is right, the land is ready, and the opportunity is waiting for the next visionary buyer!

### PROPERTY DETAILS



Ask for Thomas Horan  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330  
Email to: [tph@bergerrealty.com](mailto:tph@bergerrealty.com)

