

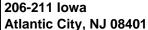


Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500



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Asking \$1,299,000.00











COMMENTS

CAFRA approved with approx. 390 feet of waterfront! This rare opportunity includes 12 lots across from historic Bader Field—ideal for redeveloping a marina, waterfront homes, or a mixeduse project. Features a 3,200 sq ft 8-bay garage, 3,000 sq ft boathouse/restaurant, and over an acre of OWNED WATER FOR floating docks. Potential for 14 properties or a condo-marina blend. Endless possibilities for income and development in a prime coastal location! This is your chance to create something iconic on the Jersey Shore-where lifestyle meets investment potential. Bring your vision to life and seize this once-in-a-generation opportunity. Inquire today! PROPERTY DETAILS

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deFeatures	ParkingGarage	InteriorF

Outsid Features Dock/Pier/Slip Off Street Restroom Fence Storage Restrooms Storage Building

Basement Water Sewer Slab Public **Public Sewer**



Exterior

Block

Ask for Peter Harp Berger Realty Inc 1670 Boardwalk, Ocean City Call: 609-391-0500 Email to: pph@bergerrealty.com

