



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



Asking \$359,000.00

<u>oc17@BergerRealty.com</u>



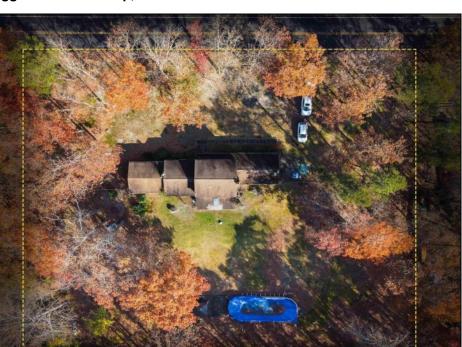












COMMENTS

Calling all contractors and investors! (cash, hard money, or construction loan buyers) This home offers approx 2,100 sq ft of living space and sits proudly on highly desirable Dogwood Avenue on an IMPRESSIVE 1.17 ACRE LOT with a fully fenced rear yard - the perfect canvas for your next renovation project! The home features 4 bedrooms and 1.5 bathrooms, including a spacious first-floor primary bedroom, a large laundry room, and a 2 car garage. A cozy family room with a fireplace offers incredible potential once refreshed. A partial basement adds great storage options, and the property includes a 3 year new furnace for added value. This home does need TLC- including a new roof- but the footprint, location, and lot size make it an exceptional opportunity for anyone ready to restore its charm and equity. Owner-occupied - Showings by appointment only - AS-IS sale buyer responsible for all certs. Bring your vision and craftsmanship to bring this 1977 classic back to life! Showings start Monday 11/17

PROPERTY DETAILS

OutsideFeatures Fenced Yard Needs Work Shed ParkingGarage Attached Garage Two Car OtherRooms AppliancesIncluded
Den/TV Room Dishwasher
Dining Room Dryer
Eat In Kitchen Electric Stove
Laundry/Utility Room Refrigerator
Primary BR on 1st floor Washer



Heating Cooling
For Ask Afor Troy Eggi@eiling Fan(s)
Gas Mayer Realty Inc Central
1670 Boardwalk, Ocean City
Call: 609-391-0500
Email to: tde@bergerrealty.com

PROPERTY LINE

Water Public