



Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300

DDODEDTY DETAIL C



info@bergerrealty.com

info@bergerreal

2968 First Avenue, Avalon, NJ, 08202

Price \$2,995,000.00



Sewer

City

PROPERTY DETAILS		
Total Rooms	8	
Bedrooms	4	
Baths Full	3	
Baths Half	0	
Year Built	1973	
Туре	Single Family	
Block Number	29 03	
Listing #	221225	
Taxes	6497.00	

## **COMMENTS**

Opportunity to own a centrally located, well-maintained rancher a block from the heart of Avalon. This 4 Bedroom, 3 bathroom Single-Family home is well maintained and comes with a fabulous rental history under current Ownership. Purchase this move-in ready home as an investment property and take advantage of nearly \$85,000 in gross rental income for the 2024

Season, or b					
PROPERTY FEATURES					
Exterior Vinyl	OutsideFeatures Deck Grill Storage Building Cable TV Sidewalks Outside Shower See Remarks	ParkingGarage Parking Pad 2 Car Concrete Driveway	OtherRooms Living Room Dining Room Kitchen Laundry/Utility Room Florida Room Storage Attic See Remarks 1st Floor Primary Bedroom		
InteriorFeatures Wood Flooring Smoke/Fire Alarm Storage	AppliancesIncluded Range Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Smoke/Fire Detector Stove Electric	AlsoIncluded Blinds Rugs	Basement Crawl Space		
Heating Gas Natural Forced Air	Cooling Central Air Condition	HotWater Electric	Water City		





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PROPERTY FEATURES

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OutsideFeatures	ParkingGarage	OtherRooms		
Deck	Parking Pad	Living Room		

Deck Room Grill 2 Car Dining Room Storage Building Concrete Driveway Kitchen Cable TV Laundry/Utility Room Sidewalks Florida Room

Rugs

See Remarks 1st Floor Primary Bedroom

Water

City

Storage Attic

InteriorFeatures AppliancesIncluded AlsoIncluded **Basement** Wood Flooring Range Blinds **Crawl Space** 

Smoke/Fire Alarm Oven Storage Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal

> Smoke/Fire Detector Stove Electric

Heating Cooling HotWater Gas Natural Central Air Condition Electric

Outside Shower

See Remarks

Sewer City

Forced Air

Exterior

Vinyl

CONTACT

Scan to see Property page.



Ask for Thomas Horan Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-602-7330

Email to: tph@bergerrealty.com

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