



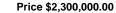
Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040



info@bergerrealty.com

PROPERTY DETAILS

118 46th, Sea Isle City, NJ, 08243





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Total Rooms	14
Bedrooms	7
Baths Full	4
Baths Half	1
Year Built	2015
Туре	Townhouse
Block Number	46.03
Listing #	250919
Taxes	7564.00

## COMMENTS

Here is your chance to own an oversized townhome in Sea Isle City! This home has proven to be a rental machine, with \$89,500 rental income for the 2025 summer season and three weeks still available to rent. The rental income for 2024 was \$95,000. With its ideal location and desirable amenities, it attracts high-demand bookings, making it a fantastic investment opportunit...

PROPERTY FEATURES					
UnitFeatures Fireplace Hardwood Floors Wall To Wall Carpet Cathedral Ceiling Foyer	ParkingGarage Garage Attached Concrete Driveway	OtherRooms Living Room Kitchen Dining Area Pantry	AppliancesIncluded Self-Clean Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Smoke/Fire Detector		
AlsoIncluded Furniture	Heating Gas Natural Forced Air Multi-Zoned	Cooling Central Air Multi Zoned	HotWater Gas		
Water City	Sewer City				

## CONTACT

Ask for Theodore "Keith" Thompson Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211

Email to: tkt@bergerrealty.com

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Price \$2,300,000.00



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PROPERTY	FE/	٩TU	IRES
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AlsoIncluded	Heating	Cooling	HotWater
Furniture	Gas Natural	Central Air	Gas

Forced Air Multi Zoned

Multi-Zoned

Water Sewer City City

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