

# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



3009 Dune, Avalon, NJ, 08202

Price \$1,299,000.00



## PROPERTY DETAILS

Total Rooms	
Bedrooms	0
Baths Full	
Baths Half	1
Year Built	
Type	Office/Professional
Block Number	30
Listing #	252015
Taxes	4000.00

## COMMENTS

**TRULY A RARE FIND!** If you're in the market to purchase a Commercial Unit, then consider this...this beautifully renovated commercial unit comes WITH a two-story townhome! The units are being sold together as a package. FOR THE INVESTMENT MINDED, the projected \$70,000 (+/-) in rental income offsets the majority of your mortgage payment! You may breakdown the pricing as yo...

## PROPERTY FEATURES

ParkingGarage	OtherRooms	InteriorFeatures	Heating
1 To 5 Spaces	Office Space Avail	Display Window	Heat Pump
		Restroom	
		Storage	
Cooling	Water	Sewer	
Central Air Conditioning	City	City	

## CONTACT



Ask for Phillip Bellucci  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-432-3649  
Email to: pjb@bergerrealty.com

Scan to see Property page.



# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



3009 Dune, Avalon, NJ, 08202

Price \$1,299,000.00



## PROPERTY DETAILS

Total Rooms	
Bedrooms	0
Baths Full	
Baths Half	1
Year Built	
Type	Office/Professional
Block Number	30
Listing #	252015
Taxes	4000.00

## COMMENTS

**TRULY A RARE FIND!** If you're in the market to purchase a Commercial Unit, then consider this...this beautifully renovated commercial unit comes WITH a two-story townhome! The units are being sold together as a package. FOR THE INVESTMENT MINDED, the projected \$70,000 (+/-) in rental income offsets the majority of your mortgage payment! You may breakdown the pricing as yo...

## PROPERTY FEATURES

ParkingGarage	OtherRooms	InteriorFeatures	Heating
1 To 5 Spaces	Office Space Avail	Display Window	Heat Pump
		Restroom	
		Storage	
Cooling	Water	Sewer	
Central Air Conditioning	City	City	

## CONTACT



Ask for Phillip Bellucci  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-432-3649  
Email to: pjb@bergerrealty.com

Scan to see Property page.

