



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



4702 Arctic, Wildwood, NJ, 08260

Price \$300,000.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 5             |
| Bedrooms     | 2             |
| Baths Full   | 1             |
| Baths Half   | 0             |
| Year Built   | 1930          |
| Type         | Single Family |
| Block Number | 59            |
| Listing #    | 252207        |
| Taxes        | 4273.00       |

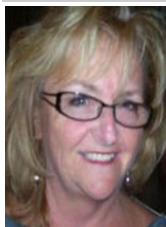
#### COMMENTS

*Prime Downtown Wildwood Location – Investment Opportunity! Charming 3-bedroom, 1.5-story detached home located just 3 blocks from the beach, boardwalk, and Wildwood's vibrant downtown scene. The current owner began renovations—bring your tools and imagination to complete the transformation. Ideal for year-round living, a summer retreat, or a lucrative seashore rental....*

#### PROPERTY FEATURES

|                  |                 |               |             |
|------------------|-----------------|---------------|-------------|
| Exterior         | OutsideFeatures | ParkingGarage | OtherRooms  |
| Vinyl            | Patio           | See Remarks   | Living Room |
| Masonry Block    | Sidewalks       |               | Dining Room |
|                  |                 |               | Kitchen     |
| InteriorFeatures | Basement        | Heating       | Cooling     |
| Wood Flooring    | Crawl Space     | Baseboard     | None        |
| HotWater         | Water           | Sewer         |             |
| On Demand        | Public          | Public        |             |

#### CONTACT



Ask for Evelyn "Evie" Schweibinz  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call:  
Email to: [ems@bergerrealty.com](mailto:ems@bergerrealty.com)

Scan to see Property page.



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