

Berger Realty

Since 1926



Ocean 17
1670 Boardwalk
Ocean City, NJ 08226
609-391-0500
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4701 Arctic, Wildwood, NJ, 08260

Price \$1,250,000.00

PROPERTY DETAILS

Total Rooms	0
Bedrooms	0
Baths Full	0
Baths Half	0
Year Built	1940
Type	Apartment
Block Number	60
Listing #	252454
Taxes	13228.00

COMMENTS

The fabulous corner property boasts a 100 x 103 lot. There are 2 buildings with a total of 9 apartments. The house in front is a Triplex and the rear building has 6 apartments. There are (3) 1-Bedroom units , (5) 2-Bedroom units and (1) 3-Bedroom unit. Fully rented, all Annual leases, all Rents are current, with a CAP rate of 6.2%. The current rents are below market value ...

PROPERTY FEATURES

OutsideFeatures	OtherRooms	Heating	Cooling
Patio	Living Room	Gas Natural	Wall Air Conditioning
Porch	Dining Room	Electric	
Fenced Yard	Kitchen		
HotWater	Water	Sewer	
Electric	City	City	

CONTACT



Ask for Monica Raab
Berger Realty Inc
1670 Boardwalk, Ocean City
Call: 609-432-3880
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Scan to see Property page.



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