



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



3808,3900-3906 Rt 9, Rio Grande, NJ, 08242

Price \$649,000.00

#### PROPERTY DETAILS



|              |           |
|--------------|-----------|
| Total Rooms  |           |
| Bedrooms     | 0         |
| Baths Full   |           |
| Baths Half   |           |
| Year Built   |           |
| Type         | Mixed Use |
| Block Number | 1513      |
| Listing #    | 252653    |
| Taxes        | 15680.00  |

#### COMMENTS

*Great opportunity for that business of yours. Prime commercial corner with 325 + frontage on Route 9 and 200+ frontage on Rio Grande Avenue, comprising roughly 58,500 sq feet of area. Very visible corner across the street from Rital's Water Ice and the Commercial complex that includes the County offices, Tractor Supply, the VA clinic and the brand-new bowling alley/theater...*

#### PROPERTY FEATURES

|            |                     |       |       |
|------------|---------------------|-------|-------|
| Heating    | Cooling             | Water | Sewer |
| No Heating | Other (See Remarks) | Other | Other |

#### CONTACT



Ask for Tom Melchionni  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-602-8208  
Email to: tom@bergerrealty.com

Scan to see Property page.



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



3808,3900-3906 Rt 9, Rio Grande, NJ, 08242

Price \$649,000.00

#### PROPERTY DETAILS



|              |           |
|--------------|-----------|
| Total Rooms  |           |
| Bedrooms     | 0         |
| Baths Full   |           |
| Baths Half   |           |
| Year Built   |           |
| Type         | Mixed Use |
| Block Number | 1513      |
| Listing #    | 252653    |
| Taxes        | 15680.00  |

#### COMMENTS

*Great opportunity for that business of yours. Prime commercial corner with 325 + frontage on Route 9 and 200+ frontage on Rio Grande Avenue, comprising roughly 58,500 sq feet of area. Very visible corner across the street from Rital's Water Ice and the Commercial complex that includes the County offices, Tractor Supply, the VA clinic and the brand-new bowling alley/theater...*

#### PROPERTY FEATURES

|            |                     |       |       |
|------------|---------------------|-------|-------|
| Heating    | Cooling             | Water | Sewer |
| No Heating | Other (See Remarks) | Other | Other |

#### CONTACT



Ask for Tom Melchionni  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-602-8208  
Email to: tom@bergerrealty.com

Scan to see Property page.

