

# Berger Realty

Since 1928



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



1312 Asbury, Ocean City, NJ, 08226

Price \$269,000.00

### PROPERTY DETAILS

Total Rooms	
Bedrooms	0
Baths Full	0
Baths Half	0
Year Built	
Type	
Block Number	17
Listing #	582091
Taxes	1289.00



### COMMENTS

*Downtown Commercial Investment Opportunity! Long Term AAA tenant in place on yearly lease with \$22,000+ income. Lease can be terminated by a New Owner with 60 day Notice. Well maintained building with New Roof, Updated Electric Meters /Lines. Attractive office with great foot traffic and visibility. Great Location for your New professional office or Retail Establishment. Ow...*

### PROPERTY FEATURES

Exterior	ParkingGarage	InteriorFeatures	Heating
Vinyl	None	220 Volt Electricity	Forced Air
		Restroom	Gas-Natural
		Smoke/Fire Alarm	
Cooling	HotWater	Water	Sewer
Central	Tankless-electric	Public	Public Sewer

### 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.



# Berger Realty

Since 1928



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



1312 Asbury, Ocean City, NJ, 08226

Price \$269,000.00

### PROPERTY DETAILS

Total Rooms	
Bedrooms	0
Baths Full	0
Baths Half	0
Year Built	
Type	
Block Number	17
Listing #	582091
Taxes	1289.00



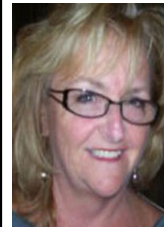
### COMMENTS

*Downtown Commercial Investment Opportunity! Long Term AAA tenant in place on yearly lease with \$22,000+ income. Lease can be terminated by a New Owner with 60 day Notice. Well maintained building with New Roof, Updated Electric Meters /Lines. Attractive office with great foot traffic and visibility. Great Location for your New professional office or Retail Establishment. Ow...*

### PROPERTY FEATURES

Exterior	ParkingGarage	InteriorFeatures	Heating
Vinyl	None	220 Volt Electricity	Forced Air
		Restroom	Gas-Natural
		Smoke/Fire Alarm	
Cooling	HotWater	Water	Sewer
Central	Tankless-electric	Public	Public Sewer

### 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.

