

# Berger Realty

Since 1926



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 \$249,000.00

## PROPERTY DETAILS

Total Rooms	0
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 Vinyl	ParkingGarage None	InteriorFeatures 220 Volt Electricity Restroom Smoke/Fire Alarm	Heating Forced Air Gas-Natural
Cooling Central	HotWater Tankless-electric	Water Public	Sewer Public Sewer

## CONTACT



Ask for John Sweeney  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 570-620-7677  
Email to: [jj@bergerrealty.com](mailto:jj@bergerrealty.com)

Scan to see Property page.



# Berger Realty

Since 1926



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 \$249,000.00

## PROPERTY DETAILS

Total Rooms	0
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 Vinyl	ParkingGarage None	InteriorFeatures 220 Volt Electricity Restroom Smoke/Fire Alarm	Heating Forced Air Gas-Natural
Cooling Central	HotWater Tankless-electric	Water Public	Sewer Public Sewer

## CONTACT



Ask for John Sweeney  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 570-620-7677  
Email to: [jj@bergerrealty.com](mailto:jj@bergerrealty.com)

Scan to see Property page.

