

840 Ocean, 14, Ocean City, NJ, 08226

	1-877-237-4371 / 609-399-0076 ⊠ info@bergerrealty.com	
	Price \$179,900.00	0
	PROPERTY DETAILS	
tal Rooms	3	2
drooms		1

Berger Realty, Inc.

3160 Asbury Avenue Ocean City, NJ 08226

REALTOP

747.00

Surring Sands	Total R Bedroo
	Baths I
	Baths I
	Year B
	Туре
	Block I
	Listing
	Taxes

Total Rooms	2
Bedrooms	1
Baths Full	1
Baths Half	0
Year Built	
Туре	Condo
Block Number	804
Listing #	595730

### COMMENTS

RENTAL POWERHOUSE! 2023 Income was \$23,623.81 (\$19,423.81 summer, \$4,200 winter). 2024 Income was \$24,513.17 (\$19,963.17 summer, \$4,550 winter). After all expenses, this unit generates over \$9,000, bringing in a solid 5% return on invested dollars with a cash purchase, before factoring in tax write-offs and increased value due to inflation & market conditions. Unit #14 @ ...

Exterior
Concrete
Masonry/Block
Steel

#### **PROPERTY FEATURES** ParkingGarage Heating

Cooling Electric Wall Units

**HotWater** Gas

Water Public Water

One Car

Sewer Public Sewer

Baseboard

Electric

# CONTACT

Scan to see Property page.



Ask for John Sweeney **Berger Realty Inc** 3160 Asbury Avenue, Ocean City Call: 570-620-7677 Email to: jjs@bergerrealty.com





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PROPERTY FEATURES						
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HotWater Gas	Water Public Water	Sewer Public Sewer				

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