

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500  
oc17@BergerRealty.com



1318 Ocean Ave., 1318, Ocean City, NJ, 08226

Price \$925,000.00

## PROPERTY DETAILS

Total Rooms	5
Bedrooms	2
Baths Full	1
Baths Half	0
Year Built	2002
Type	Condo
Block Number	1302
Listing #	596578
Taxes	3828.00

## COMMENTS

Welcome to Coconut Cove a Prime Investment Opportunity in Ocean City, NJ! Don't miss this turnkey 2-bedroom, 1-bath unit located directly across the street from the iconic Ocean City Boardwalk. Coconut Cove is a high-performing rental property with a history of generating over \$50,000 in annual income the last 3 years and on course to do close to \$60,000 this current year...

## PROPERTY FEATURES

Exterior Stucco	ParkingGarage None	OtherRooms Den/TV Room Dining Room Laundry/Utility Room	InteriorFeatures Kitchen Center Island Pets Allowed
Heating Forced Air Gas-Natural	Cooling Ceiling Fan(s) Central	HotWater Gas	Water Public Water
Sewer Public Sewer			

## CONTACT



Ask for Colin Halliday  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-335-6702  
Email to: ceh@bergerrealty.com

Scan to see Property page.



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