



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



102 Derby, Ventnor, NJ, 08406

Price \$1,995,000.00



#### PROPERTY DETAILS

Total Rooms	30
Bedrooms	12
Baths Full	6
Baths Half	3
Year Built	1930
Type	Single Family
Block Number	19
Listing #	597230
Taxes	25595.00

#### COMMENTS

**Rare Beach Block Opportunity! This extraordinary, historic 12-bedroom, 4-level home, located on one of Ventnor's most beautiful streets, offers unparalleled potential. Situated on an oversized lot, the property includes a 2-car garage and 2 additional parking spaces, along with ample space for outdoor living. Best of all, enjoy breathtaking ocean views from the expansiv...**

#### PROPERTY FEATURES

Exterior Brick Shingle	OutsideFeatures Curbs Deck Fenced Yard Outside Shower Porch Sidewalks	ParkingGarage Detached Garage Two Car	OtherRooms Breakfast Nook Den/TV Room Dining Area Dining Room Eat In Kitchen Florida Room Great Room Laundry/Utility Room Library/Study Pantry Recreation/Family Storage Attic Workshop
InteriorFeatures Storage	AppliancesIncluded Dishwasher Dryer Gas Stove Refrigerator Washer	AlsoIncluded Blinds See Remarks	Basement 6 Ft. or More Head Room Finished Heated Inside Entrance Masonry Floor/Wall Outside Entrance Plumbing
Heating Hot Water Multi-Zoned	Cooling Ceiling Fan(s) Window Units	HotWater Gas	Water Public
Sewer Public Sewer			



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



102 Derby, Ventnor, NJ, 08406

Price \$1,995,000.00



#### PROPERTY DETAILS

Total Rooms	30
Bedrooms	12
Baths Full	6
Baths Half	3
Year Built	1930
Type	Single Family
Block Number	19
Listing #	597230
Taxes	25595.00

#### COMMENTS

**Rare Beach Block Opportunity! This extraordinary, historic 12-bedroom, 4-level home, located on one of Ventnor's most beautiful streets, offers unparalleled potential. Situated on an oversized lot, the property includes a 2-car garage and 2 additional parking spaces, along with ample space for outdoor living. Best of all, enjoy breathtaking ocean views from the expansiv...**

#### PROPERTY FEATURES

Exterior Brick Shingle	OutsideFeatures Curbs Deck Fenced Yard Outside Shower Porch Sidewalks	ParkingGarage Detached Garage Two Car	OtherRooms Breakfast Nook Den/TV Room Dining Area Dining Room Eat In Kitchen Florida Room Great Room Laundry/Utility Room Library/Study Pantry Recreation/Family Storage Attic Workshop
InteriorFeatures Storage	AppliancesIncluded Dishwasher Dryer Gas Stove Refrigerator Washer	AlsoIncluded Blinds See Remarks	Basement 6 Ft. or More Head Room Finished Heated Inside Entrance Masonry Floor/Wall Outside Entrance Plumbing
Heating Hot Water Multi-Zoned	Cooling Ceiling Fan(s) Window Units	HotWater Gas	Water Public
Sewer Public Sewer			

## CONTACT



**Ask for J.K. Hepner, III**  
**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call: 609-457-9457**  
**Email to: [jkh@bergerrealty.com](mailto:jkh@bergerrealty.com)**

Scan to see Property page.



## CONTACT



**Ask for J.K. Hepner, III**  
**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call: 609-457-9457**  
**Email to: [jkh@bergerrealty.com](mailto:jkh@bergerrealty.com)**

Scan to see Property page.

