



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



435 OAKSHADE ROAD, Shamong Township, NJ, 08088

Price \$579,000.00

#### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  |         |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   |         |
| Type         |         |
| Block Number | 5.13    |
| Listing #    | 599176  |
| Taxes        | 7205.00 |

#### COMMENTS

**GREAT LOCATION FOR RETAIL OR RESTAURANT ON 1.6 ACRES WITH 20 PARKING SPACES WITH LAND FOR EXPANSION. PREVIOUSLY OPERATED AS A DAY CARE CENTER BUT EASY CONVERT TO RETAIL OR RESTAURANT....**

#### PROPERTY FEATURES

|                        |                                                     |                                    |                                         |
|------------------------|-----------------------------------------------------|------------------------------------|-----------------------------------------|
| Exterior<br>Vinyl      | OutsideFeatures<br>Sign                             | ParkingGarage<br>11 or More Spaces | InteriorFeatures<br>Restroom<br>Storage |
| Basement<br>Unfinished | Heating<br>Forced Air<br>Gas-Natural<br>Multi-Zoned | Cooling<br>Central<br>Multi-Zoned  | HotWater<br>Gas                         |
| Water<br>Well          | Sewer<br>Septic                                     |                                    |                                         |

#### CONTACT



Ask for Tara Cruser-Moss  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-317-5396  
Email to: tcm@bergerrealty.com

Scan to see Property page.



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