

# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



23 Boston (RR), Atlantic City, NJ, 08401

Price \$289,900.00

## PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  | 0       |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   | 1900    |
| Type         |         |
| Block Number | 261     |
| Listing #    | 599314  |
| Taxes        | 4263.00 |

## COMMENTS

*Great Opportunity in the Heart of Lower Chelsea! This two-story duplex offers two spacious 2-bedroom units, both vacant and ready for immediate occupancy—perfect for an owner-occupant or an investor. The property is in turn-key condition with separate utilities for each unit, ensuring convenience and efficiency. A large side lot is included, providing extra outdoor spac...*

## PROPERTY FEATURES

|                 |               |              |             |
|-----------------|---------------|--------------|-------------|
| OutsideFeatures | ParkingGarage | Basement     | Heating     |
| Deck            | None          | Slab         | Gas-Natural |
| Fenced Yard     |               |              |             |
| Porch           |               |              |             |
| Sidewalks       |               |              |             |
| Cooling         | Water         | Sewer        |             |
| Window Units    | Public        | Public Sewer |             |

## CONTACT



Ask for Sheilah Baran  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 847-840-2205  
Email to: sdb@bergerrealty.com

Scan to see Property page.



# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



23 Boston (RR), Atlantic City, NJ, 08401

Price \$289,900.00

## PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  | 0       |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   | 1900    |
| Type         |         |
| Block Number | 261     |
| Listing #    | 599314  |
| Taxes        | 4263.00 |

## COMMENTS

*Great Opportunity in the Heart of Lower Chelsea! This two-story duplex offers two spacious 2-bedroom units, both vacant and ready for immediate occupancy—perfect for an owner-occupant or an investor. The property is in turn-key condition with separate utilities for each unit, ensuring convenience and efficiency. A large side lot is included, providing extra outdoor spac...*

## PROPERTY FEATURES

|                 |               |              |             |
|-----------------|---------------|--------------|-------------|
| OutsideFeatures | ParkingGarage | Basement     | Heating     |
| Deck            | None          | Slab         | Gas-Natural |
| Fenced Yard     |               |              |             |
| Porch           |               |              |             |
| Sidewalks       |               |              |             |
| Cooling         | Water         | Sewer        |             |
| Window Units    | Public        | Public Sewer |             |

## CONTACT



Ask for Sheilah Baran  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 847-840-2205  
Email to: sdb@bergerrealty.com

Scan to see Property page.

