



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



3901 Ventnor, Atlantic City, NJ, 08401

Price \$1,400,000.00



PROPERTY DETAILS **Total Rooms Bedrooms** 0 **Baths Full** 0 **Baths Half** Year Built 2019 Type 231 **Block Number** Listing # 599913 4101.00 Taxes

COMMENTS

Modern 6,000 sq ft Mixed-Use Building,only 2 blocks away from Beach and Boardwalk, less then a block from Stockton University campus, 5 mies to Ventnor, Only 6 years young, this property is a rare find combining immediate cash flow with flexible upside potential. Fully leased lower level - Ice cream shop (\$2,553/mo, month-to-month) + restaurant (\$4,500/mo, annual lease...

PROPERTY FEATURES

| Exterior | ParkingGarage | InteriorFeatures 220 Volt Electricity 440 Volt Electricity Display Windows Fire Sprinkler System Handicap Features Living Space Available Smoke/Fire Alarm Three Phase Electric | Basement |
|-------------|---------------|---|----------|
| See Remarks | 1 to 5 Spaces | | Slab |
| Heating | Cooling | HotWater | Water |

Sewer

Forced Air

Public Sewer

CONTACT

Gas



Ask for Michael Moss Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 908-309-6538 Email to: mvm@bergerrealty.com

Central

Multi-Zoned

Scan to see Property page.

Public







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Heating Cooling HotWater Water Forced Air Central Gas Public Multi-Zoned

Sewer **Public Sewer**

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