

# Berger Realty

Since 1926



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



6529 Delilah, Egg Harbor Township, NJ, 08234

Price \$850,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 10            |
| Bedrooms     | 5             |
| Baths Full   | 2             |
| Baths Half   | 0             |
| Year Built   | 1962          |
| Type         | Single Family |
| Block Number | 415           |
| Listing #    | 600602        |
| Taxes        | 8630.00       |

## COMMENTS

Welcome to a unique opportunity to seamlessly live and run your business on the same property! Ideal for general contractors, landscapers, and similar professionals, this property is ready to accommodate your needs. Mechanics, car shops and enthusiasts, and similar businesses providing public service would require land use approvals. Currently utilized for warehouse/storage...

## PROPERTY FEATURES

|                                                                                               |                                                                  |                                                                                                                         |                                                                |
|-----------------------------------------------------------------------------------------------|------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------|
| Exterior<br>Vinyl                                                                             | OutsideFeatures<br>Deck<br>Fenced Yard<br>Pool-In Ground<br>Shed | ParkingGarage<br>See Remarks<br>Two Car                                                                                 | OtherRooms<br>Dining Area<br>Eat In Kitchen<br>In-Law Quarters |
| AppliancesIncluded<br>Dishwasher<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Washer | AlsoIncluded<br>See Remarks                                      | Basement<br>6 Ft. or More Head<br>Room<br>Finished<br>Full<br>Heated<br>Inside Entrance<br>Outside Entrance<br>Plumbing | Heating<br>Forced Air<br>Gas-Natural                           |
| Cooling<br>Ceiling Fan(s)<br>Central                                                          | HotWater<br>Gas                                                  | Water<br>Public<br>Well                                                                                                 | Sewer<br>Septic                                                |

## CONTACT



Ask for Yvonne Kuhn  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 717-269-7813  
Email to: ymk@bergerrealty.com

Scan to view property page.



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