



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



136 New York Ave, Egg Harbor City, NJ, 08215

Price \$299,999.00



#### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  |         |
| Bedrooms     | 0       |
| Baths Full   | 0       |
| Baths Half   | 0       |
| Year Built   |         |
| Type         |         |
| Block Number | 00010   |
| Listing #    | 601656  |
| Taxes        | 5996.00 |

#### COMMENTS

*Great rental income on a well maintained duplex. The upstairs unit (unit B) features an updated bath and kitchen, new heater and hot water heater. Unit A features white painted kitchen cabinets and a new hot water heater. The owner also installed a new chimney insert in 2025. Owner maintains lawn service, pest service, and a service plan on the heaters and hot water heater...*

#### PROPERTY FEATURES

|               |              |             |              |
|---------------|--------------|-------------|--------------|
| ParkingGarage | Basement     | Heating     | Cooling      |
| None          | Crawl Space  | Gas-Natural | Window Units |
|               |              | Radiator    |              |
| Water         | Sewer        |             |              |
| Private       | Public Sewer |             |              |

#### CONTACT



Ask for Ken Sedberry  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-442-3850  
Email to: kas@bergerrealty.com

Scan to see Property page.



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