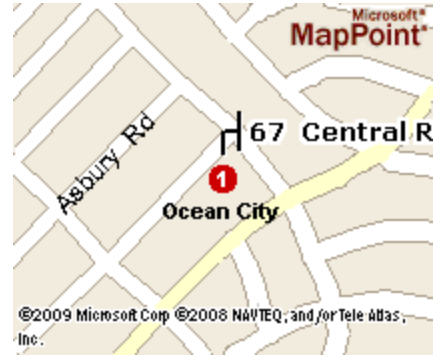


CUSTOM DETAIL #2 MAP



MLS # **338069**
 Status **Active**
 Class **MULTI-FAMILY**
 Type **Duplex**
 Address **67 Central Road**
 Address 2
 City **Ocean City**
 State **NJ**
 Zip **08226**
 Area **Ocean City/Gardens**
 Asking Price **\$589,900**



GENERAL

Number of Units	2	Approx. SQFT	2172	Total Income	
# of 1 Bedroom Units	2	Lot Dimensions	35x127	Total Expense	
# of 2 Bedroom Units	3	Owner Occupied (Y/N)		Block #	70.04
# of 3 Bedroom Units		Year Built	1910	Lot #	17
# of 4 Bedroom Units		Zoned		Tax Year	2008
# of Efficiency Units				Taxes	0
Rent Control (Y/N)					

FEATURES

RENTAL INFORMATION	See Remarks	HEATING	Baseboard, Electric	APPLIANCES	Dryer, Electric Stove, Gas Stove
PARKING/GARAGE	One Car, Garage, Off Site Parking	AIR CONDITIONING	Wall Units, Window Units	OTHER ROOMS	Dining Room, Laundry/Utility Rm
		LOCATION	See Remarks		

REMARKS

Directions **9th Street Bridge to left on Central to 67th Central Rd right hand side**
 Remarks **Cozy Gardens duplex located on 35x127 lot. 1st fl features 2 br, 1 ba gas heat & fully equipped kitchen. 2nd fl features 3br, 1 ba & large laundry area. Enclosed outside shower, 1 car attached garage, the 1st fl has yearly tenant. 2nd fl rents about \$9,500 for season.**



JAMES I MARSHALL
PRUDENTIAL FOX and ROACH-O144L
 Main: (609) 399-0066
 CELL: (609) 602-3243
 5501 WEST AVE
 OCEAN CITY NJ 08226
 jim@jimocnj.com



This information is deemed reliable, but not guaranteed.