



**54 Priest**  
**Rio Grande, NJ 08242**

**Asking \$230,000.00**



#### COMMENTS

Charming 3-Bedroom Home in Grande Woods South – Move-In Ready! Welcome to this beautifully maintained and modern home nestled in the peaceful community of Grande Woods South. Featuring three spacious bedrooms and a full tiled bathroom, this residence offers both comfort and style in a tranquil setting. Step inside from the charming covered front porch—finished with classic white vinyl rails—into an inviting open-concept living space. The kitchen is a standout with its center island seating, abundant cabinetry, generous countertop space, and a pantry for extra storage. The dining area and cozy living room flow seamlessly, perfect for everyday living or entertaining guests. Recent upgrades include Pergo Outlast flooring (2022) and custom blinds throughout, adding a modern touch to every room. The home features two walk-in closets, providing plenty of storage, and is situated on a private, fenced lot with mature trees and a bonus storage shed—perfect for tools, bikes, or beach gear. The property is being sold partially furnished with an agreed upon sales price (see inventory list in associated documents). There is also parking for up to four vehicles right out front, making it convenient for you and your guests. Additional highlights: Quiet, well-maintained community with clubhouse and pool access. Land lease includes water, sewer, trash, recycling, road snow removal, and property taxes. Owner-occupants only – no rentals permitted. Up to two pets allowed. Buyer must be approved by the park. Please note: Ice maker is not operational and is being sold as-is. Third bedroom is not depicted as it is currently being used as storage. Existing chain-link fence is grandfathered in; if removed, it must be replaced with white vinyl fencing. Metal storage shed is also grandfathered; if replaced, new code requires a smaller shed with approved materials. Don't miss this opportunity to own a turn-key home in a quiet, friendly community just minutes from shopping, dining, and the shore!

#### PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Enclosed/Covered	See Remarks	Living Room
	Patio		Kitchen
	Storage Building		Dining Area
	Cable TV		Great Room
	Sidewalks		Laundry Closet
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Walk in Closet	Range	Shades	Crawl Space
Laminate Flooring	Oven	Window Treatments	
Tile Flooring	Microwave Oven		
Kitchen Island	Refrigerator		

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Washer  
Dryer  
Dishwasher  
Disposal  
Stove Natural Gas

Heating  
Gas Natural  
Forced Air

Cooling  
Central Air Condition  
Ceiling Fan

HotWater  
Gas- Natural

Water  
Other  
Well

Sewer  
City  
Other



Ask for Michael Maina  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [mai@bergerrealty.com](mailto:mai@bergerrealty.com)

