

# Berger Realty

Since 1928



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



203 Shadeland  
Villas, NJ 08251

Asking \$484,900.00



## COMMENTS

Spacious home, perfectly nestled into this desirable location and just a few steps from the Delaware Bay. The home features a spread-out floor plan with an open and inviting front room. Continuing in, you'll note a large dining area adjacent to the kitchen. The kitchen has enough room to support a breakfast bar/eat-in area and features a sliding door to access the rear deck and backyard (perfect for grilling outside!). Approaching the kitchen, the floor plan continues to the right, and provides 3 bedrooms, 2 full bathrooms, and a laundry area. Rear-most bedroom is an addition (which could serve as an in-law suite); it features a bedroom, anteroom, bathroom, walk-in closet, and additional closet, with an independent entrance from the rear deck. The home is situated perfectly on the lot and really must be seen to appreciate the layout and possibilities for your buyers.

## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	Concrete Driveway	Den/TV Room
	Fenced Yard	4 car parking	Breakfast Nook
	Storage Building		Dining Area
InteriorFeatures	AppliancesIncluded	Basement	Heating
Walk in Closet	Range	Crawl Space	Gas Natural
	Microwave Oven		Forced Air
	Refrigerator		
	Washer		
	Dryer		
	Dishwasher		
	Hot Water		
	Electrical		



Ask for Ken Sedberry  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: kas@bergerrealty.com

