

# Berger Realty

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Berger Realty, Inc.  
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201 Saint Andrews  
Swainton, NJ 08210

Asking \$599,000.00



## COMMENTS

Welcome to the Links at Avalon. This "Duke Model" end unit offers a bright, open floor plan with 3 bedrooms and 2.5 baths. All new furnishings are included in the sale. The First Floor features two living spaces with one greeting you upon entry of the front door and offering vaulted ceilings with abundant natural lighting. You will also notice upon entering, a spacious dining room conveniently flowing from the large kitchen with center island. The tasteful elegance is displayed with neutral colors and accented with brilliant features such as the backsplash and chandeliers. Just off the kitchen, you have a second sitting room with a natural gas fireplace. The patio off of this living area is great for additional dining. Also, an exterior enclave for shaded comfort, sits off the kitchen. A powder room can be found off the living space and the spacious 2 car garage with ample storage round out the first level. The primary bedroom features a walk in closet and private bath with separate soak tub, stall shower and 2 separate vanities. An incredible bonus is a private balcony off this bedroom. Down the hall you will find two additional large bedrooms which share a hall bath. Avalon Links offers a serene setting just outside of Avalon and within 8 miles of sandy beaches. For the golf enthusiast, Avalon Links is situated on an 18 hole course and also offers a chipping range, a putting green for practice and a great dining and entertainment clubhouse. Schedule your showing and make this special home your very own.

## PROPERTY DETAILS

| Unit Features | Parking/Garage    | Other Rooms          | Appliances Included |
|---------------|-------------------|----------------------|---------------------|
| Fireplace     | Auto Door Opener  | Living Room          | Range               |
|               | Garage            | Dining Room          | Oven                |
|               | Parking Pad       | Kitchen              | Microwave Oven      |
|               | 2 Car             | Recreation/Family    | Refrigerator        |
|               | Attached          | Breakfast Nook       |                     |
|               | Concrete Driveway | Laundry/Utility Room |                     |
|               |                   | Storage Space        |                     |
|               | Heating           | Cooling              |                     |
|               | Gas Natural       | Central Air          |                     |
|               |                   | Ceiling Fan          |                     |



Ask for Ben Dundan  
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