



**200 Alexander
Villas, NJ 08251**

Asking \$376,700.00



COMMENTS

Welcome to 200 Alexander Avenue in Villas, NJ — a charming 2-bedroom, 1-bath ranch on a desirable corner lot, just blocks from the Delaware Bay. With approximately 1,140 sq. ft. of living space, this single-level home is ideal for year-round living, a vacation retreat, or an investment property. Step inside to find a welcoming layout with a spacious living room, dining area, and bright kitchen that flows comfortably for everyday living and entertaining. Natural light fills the rooms, creating a warm and inviting atmosphere. A laundry closet with washer and dryer provides added convenience. The existing floor plan also offers the potential to add a third bedroom, giving future owners added flexibility and value. The outdoor spaces are designed for relaxation and functionality. Enjoy a fenced-in yard and patio, perfect for entertaining or unwinding after a day at the beach. Two large sheds offer ample storage for beach gear, bicycles, kayaks, or hobbies. A concrete driveway provides off-street parking. Enjoy year-round comfort and lower energy bills with solar panels, efficient natural gas heating, a gas range and hot water, plus split A/C for cooling. City water and sewer add to the ease and convenience of shore living. Tucked away in Lower Township, yet only minutes from Cape May's shops, dining, and historic charm, this home offers the best of both worlds. Just down the road, the Delaware Bay invites you to enjoy sandy beaches, paddle out on the water, or simply relax while watching breathtaking sunsets at the shore.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Solar Panels-Leased	Patio	Concrete Driveway	Living Room
	Fenced Yard		Kitchen
	Storage Building		Dining Area
			Laundry Closet
AppliancesIncluded	Basement	Heating	Cooling
Range	Crawl Space	Gas Natural	Split
Oven		Baseboard	
Refrigerator			
Washer			
Dryer			
Smoke/Fire Detector			
HotWater	Water	Sewer	
Gas- Natural	City	City	
	Public	Public	

Berger Realty

• Since 1928 •



Berger Realty, Inc
1330 Bay Avenue
Ocean City, NJ 08226
609-391-1330/609-391-1300
✉ info@bergerrealty.com



Ask for Phillip Bellucci
Berger Realty Inc
1330 Bay Avenue, Ocean City
Call: 609-391-1330
Email to: pjb@bergerrealty.com

