

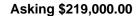


Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076 info@bergerrealty.com







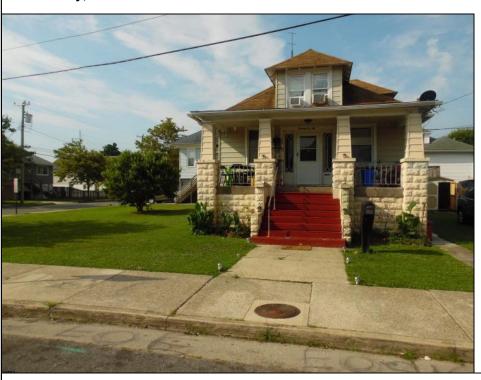












COMMENTS

VENICE PARK RAISED RANCHER ACROSS THE STREET FROM CANAL EXTRA LARGE LOT PROPERTY 5 BR 2 BATH PROPERTY BEING SOLD IN ITS (AS-IS WHERE-IS CONDITION) ALL CITY STATE INSPECTION ON BUYERS NEW KITCHEN PUT IN 9 MONTHS AGO.THE HOME IS BEING FRESHLY PAINTED READY FOR NEW OWNER WE NEED 60 DAYS TO RELOCATE TENANT(SPECIAL LOAN FOR) low to moderate income and/or area and offers minimum 3% down payment, NO PMI, discount to market rate and minimum credit score of 620. This house meets criteria for a 1% discount to rate and a \$6000 lender credit towards closing costs (for First Time Home Buyers). Today's discounted rate would be 5.875% (subject to change at any time). I have attached a copy of the program flyer.

PROPERTY DETAILS

OutsideFeatures Exterior ParkingGarage InteriorFeatures Porch See Remarks Smoke/Fire Alarm Wood

AppliancesIncluded **Basement** Cooling Heating Partial Window Units Gas Stove Gas-Natural Microwave



Refrigerator



Water Sewer ublic Public Sewer Ask for Mary Kuchka Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 609-399-0076 Email to: mk@bergerrealty.com

