



**12 Country Spruce**  
 Egg Harbor Township, NJ 08234

Asking \$189,900.00



**COMMENTS**

Welcome home to this turnkey second floor, corner, 2 Bedroom 1 Bath condo. The kitchen offers beautiful hardwood cabinets, granite countertops, tile backsplash, stainless steel appliances, and tile floors. Dining room is located right off the kitchen. The large living room has elegant plank flooring and a brand new sliding glass door that leads on the private deck. Modern lighting fixtures and energy efficient LED lights throughout. Down the hall is a large guest bedroom and an even larger master. The bathroom has tile floors, shower/tub combo, vanity with quartz countertop and also contains the stackable washer and dryer. Newer heating/air and water heater. Conveniently located near schools, restaurants, shopping, Expressway, Parkway, and the beautiful beaches. Association includes community pool, tennis courts, on-site management, water and sewer.

**PROPERTY DETAILS**

|                       |                           |                                      |                    |
|-----------------------|---------------------------|--------------------------------------|--------------------|
| ParkingGarage<br>None | OtherRooms<br>Dining Room | Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Central |
| HotWater<br>Gas       | Water<br>Public Water     | Sewer<br>Public Sewer                |                    |



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

