

# Berger Realty

Since 1920



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



6 York St  
Egg Harbor Township, NJ 08234

Asking \$315,000.00



## COMMENTS

Discover your dream home at 6 York St, located in the desirable Egg Harbor Township neighborhood. This captivating ranch-style home offers the perfect canvas for you to create your personal haven. With three bedrooms, two full bathrooms, and 1,352 square feet of living space, this property combines comfort with endless potential on a substantial .32-acre lot. From the moment you arrive, the home's appealing curb appeal welcomes you, hinting at the comfort and elegance inside. Inside, you'll find hardwood floors that enhance the warm, inviting atmosphere, and large bay windows that bathe the interior in natural light. Explore the heart of the home with its spacious layout. The three large bedrooms provide peaceful retreats, including a master suite with a private bath for ultimate relaxation. The full kitchen, dining area, and separate laundry/utility room are ready for your customization to truly make this house your home. Step outside to a vast, fenced backyard that is a blank slate for your landscaping dreams. Whether you envision a tranquil garden for family gatherings, a chic patio for entertaining, or a luxurious pool area, this space can be transformed to suit your lifestyle. Located in a highly sought-after area, this home offers a serene environment with the convenience of nearby amenities. Enjoy close proximity to Atlantic City's dining and entertainment, beautiful coastal towns, top golf courses, and essential shopping—all just a short drive away. Offered "as is" and priced to attract attention, this home is a fantastic opportunity for those willing to give it a little tender, loving care. Don't let this chance slip away. Schedule your visit and make your offer today to start creating your dream home at 6 York St!

## PROPERTY DETAILS



Asker: Philip Belloc  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330  
Email: phil@bergerrealty.com  
Appliances: Gas Stove, Refrigerator  
Other: Crawl Space

Other Rooms  
Dining Room  
Laundry Room



Cooling  
Central

Hot Water  
Electric

Water  
Public

Sewer  
Public Sewer