



716 6th Ave  
 Galloway Township, NJ 08205

Asking \$350,000.00



**COMMENTS**

This expanded ranch offers almost 1900 square feet of living space PLUS a two-car garage ON a just over 2 acres! A large portion of the backyard is already fenced. The home offers a large living room, dining room, updated kitchen and a large family room with sliders to the backyard. The bathroom was updated in 2021 when the kitchen was updated with quartz counters, stainless appliances and white cabinetry. The pavers are already onsite for the buyer who wants to install them (they can be removed if you don't want them). Almost all of the windows were replaced in 2022 with Anderson Renewal windows. The Central Air was updated in 2021. Most rooms have Lutron Smart Lighting that you can operate from an App along with the NEST thermostat. Grass has been "greened" for marketing purposes.

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Asbestos	Deck	Auto Door Opener	Dining Room
Shingle	Fenced Yard	Two Car	Laundry/Utility Room
Wood	Patio		Storage Attic
	Porch		
AppliancesIncluded	Basement	Heating	Cooling
Dishwasher	Crawl Space	Forced Air	Central
Dryer		Gas-Natural	



Ask for Lureen "Lani" Calcara  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: luc@bergerrealty.com

