



**278 Greenbriar  
Mays Landing, NJ 08330**

**Asking \$174,900.00**



**COMMENTS**

UCCS Back up Offers only. New and improved price! This is the lowest priced Saint Andrews model in the community. I recently sold three others between \$240,000 and \$250,000. This home is in very good condition and is a 3 BD 2 full bath directly on the Golf Course. This is located in the desirable Fairways, Active 55+ Adult Community. The Eat In Kitchen has a large center island overlooking the dining room and living room. There are hardwood floors throughout and carpet in the bedrooms. The Master bedroom has plenty of closet space and a large Master Bath. There's also a pulldown attic located in the garage for additional storage. The property is in good condition, but the seller is selling it in "as is". There are many amenities which include the clubhouse, indoor swimming pool and a gym. Buyers must be approved by Hometown America. The new lot rent will be \$1,210.70 monthly which includes taxes. Close to shopping, public transportation and fine dining. Located within 20 minutes to the beaches and Jersey shore. Seller can close quickly. There's also financing available through Priority funding. The number is 774-319-3015. If you need further information contact the listing agent.

**PROPERTY DETAILS**

|                          |                    |                  |                         |
|--------------------------|--------------------|------------------|-------------------------|
| Exterior                 | OutsideFeatures    | ParkingGarage    | OtherRooms              |
| Vinyl                    | Curbs              | Auto Door Opener | Dining Room             |
|                          | Deck               | One Car          | Great Room              |
|                          | Sidewalks          |                  | Laundry/Utility Room    |
|                          | Sprinkler System   |                  | Primary BR on 1st floor |
|                          |                    |                  | Storage Attic           |
| InteriorFeatures         | AppliancesIncluded | AlsoIncluded     | Basement                |
| Carbon Monoxide Detector | Dishwasher         | Blinds           | Crawl Space             |
| Cathedral Ceiling        | Disposal           |                  |                         |
| Handicap Features        | Dryer              |                  |                         |
| Kitchen Center Island    | Gas Stove          |                  |                         |
| Smoke/Fire Alarm         | Microwave          |                  |                         |
| Storage                  | Refrigerator       |                  |                         |
| Walk In Closet           | Self Cleaning Oven |                  |                         |
|                          | Washer             |                  |                         |
| Heating                  | Cooling            | HotWater         | Water                   |
| Forced Air               | Ceiling Fan(s)     | Electric         | Public                  |
| Gas-Natural              | Central            |                  |                         |

# Berger Realty

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