

# Berger Realty

Since 1928



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31 Poppy Rd  
Egg Harbor Township, NJ 08234

Asking \$484,900.00



## COMMENTS

Welcome to 31 Poppy Rd, a beautifully maintained home nestled in the sought-after Village Grande at English Mill, a premier 55+ community in Egg Harbor, NJ. With brand-new flooring throughout, this home boasts fresh appeal and updated style. This spacious home offers the perfect blend of style, comfort, and functionality with three bedrooms, three bathrooms, plus a loft area that can serve as a fourth bedroom! High ceilings create an open, airy feel, while abundant natural light enhances the inviting living spaces. The well-designed layout flows seamlessly from the living area to the modern kitchen and dining space, making it ideal for both everyday living and entertaining. Step outside to your private outdoor patio, perfect for relaxing with a morning coffee or gathering with friends. The two-car garage provides ample storage space, adding to the home's convenience. As part of the highly desirable Village Grande at English Mill, residents enjoy resort-style amenities, including indoor and outdoor pools, a hot tub, sauna, billiards, card rooms, a welcoming great room with a full kitchen, and multiple meeting rooms. Whether you're looking for relaxation or social engagement, this community offers an unparalleled lifestyle. Conveniently located near shopping, dining, entertainment, and major highways, plus just a short drive to the beautiful Jersey Shore beaches, this home is perfectly positioned for both comfort and accessibility. Don't miss your chance to enjoy low-maintenance, luxury living in one of Egg Harbor's finest 55+ communities!

## PROPERTY DETAILS

|                                                                                               |                          |                          |                              |
|-----------------------------------------------------------------------------------------------|--------------------------|--------------------------|------------------------------|
| Exterior<br>Vinyl                                                                             | OutsideFeatures<br>Patio | ParkingGarage<br>Two Car | OtherRooms<br>Breakfast Nook |
| AppliancesIncluded<br>Dishwasher<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Washer | Basement<br>Slab         | Heating<br>Gas-Natural   | Cooling                      |
| HotWater<br>Gas                                                                               | Water<br>Public          | Sewer<br>Public Sewer    |                              |

