

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



510 Wharton Park  
Mullica Township, NJ 08037

Asking \$229,900.00



## COMMENTS

Don't wait for Wharton Park. Check out this ravishing rancher. The pride of ownership is evident from the moment you pull up. The home boasts of upgrades. Freshly laid asphalt (features an additional bump out for parking along with a oversized carport) The front yard is meticulously landscaped and fenced. The roof is new (sitting under solar) while the HVAC and WELL are BRAND NEW. Walk through the front door to large, open living room that flows right into your kitchen and sunroom! My favorite feature and most likely YOURS TOO is the 115 x 170 backyard, (believed to be the biggest in all of Wharton Park) It allows for so many opportunities and boasts of multiple outbuildings, including a 10 x 20 shed! Property is being sold in strictly as-is condition, buyer is responsible for all certifications, inspections and repairs at buyer's sole cost and expense. (Agents see remarks)

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Fenced Yard Shed	ParkingGarage None	Basement Crawl Space
Heating Gas-Natural	Cooling Ceiling Fan(s) Central	HotWater Electric	Water Well



Ask for Chris Warren  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: caw@bergerrealty.com

