

# Berger Realty

Since 1928



Berger Realty, Inc.  
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**59 Knollwood**  
**Mays Landing, NJ 08330**

**Asking \$199,000.00**



## COMMENTS

Very nice Aberdeen Model located in the desirable 55+ Adult community at The Fairways. There is just under 1600 sq. feet of living space. This is a great floor plan with a very nice sized living room, dining room and EIK with a breakfast nook. The EIK was recently updated to include high end granite countertops and new flooring in the kitchen and bathrooms along with a new central AC condenser. You have 2BD's and 2 full baths a den with fireplace which can be a 3rd BD along with a large Master BD with plenty of closet space. Your outside features include a very inviting front porch, updated exterior lighting and one car garage. There are plenty of amenities which include a beautiful indoor pool, clubhouse, gym, and activities throughout the week. Close to shopping, restaurants, casinos, and the Jersey shore. Easy to show and seller can accommodate a quick closing. The lot rent for a new buyer will be \$1034.86.

## PROPERTY DETAILS

Exterior Vinyl	Outside Features Curbs Patio Porch Shed Sprinkler System	Parking/Garage Attached Garage Auto Door Opener One Car	Other Rooms Den/TV Room Dining Room Eat In Kitchen Laundry/Utility Room Pantry Primary BR on 1st floor
Appliances Included Dishwasher Dryer Gas Stove Microwave Refrigerator Washer	Also Included Sinks Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211 Email: els@bergerrealty.com	Basement Crawl Space	
Gas-Natural	Cooling Ceiling Fan(s) Central	Hot Water Gas	Public



Appliances Included  
Dishwasher  
Dryer  
Gas Stove  
Microwave  
Refrigerator  
Washer

Also Included  
Sinks  
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Cooling  
Ceiling Fan(s)  
Central

Hot Water  
Gas

Basement  
Crawl Space



Public

Sewer  
Public Sewer