

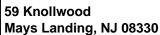


Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500



oc17@BergerRealty.com





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.

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PROPERTY DETAILS			
Exterior Vinyl	OutsideFeatures Curbs Patio Porch	ParkingGarage Attached Garage Auto Door Opener One Car	OtherRooms Den/TV Room Dining Room Eat In Kitchen
	Shed		Laundry/Utility Room



AppliancesIncluded AlsoIncluded
DisAsksten Troy EggiBlinds
DisBerger Realty Inc
Dryet 70 Boardwalk, Ocean City
Gas Slove
Microllia 209-391-0500
ReEignaldo: tde@bergerrealty.com
Washer

Sprinkler System

Cooling HotWater
Ceiling Fan(s) Gas
Central



Primary BR on 1st floor

Pantry

Basement

Crawl Space

Sewer Public Sewer