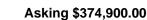




Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076





info@bergerrealty.com











9 Lee Ave Absecon, NJ 08201



COMMENTS

HIGHEST AND BEST OFFERS to be submitted by Sunday, 4/27 at 6:00 PM. This beautifully maintained 3-bedroom (plus a bonus room), 2-bath split-level home offers comfort, space, and convenience just minutes from Ventnor, Margate, Atlantic City beaches, and AC Airport. The main level features a bright living room, a spacious dining area, and a large kitchen with a tiled backsplash, and new flooring. Enjoy year-round relaxation in the sunny Florida room overlooking a nicely sized backyard - perfect for entertaining or unwinding. Upstairs, you\'ll find three bedrooms and a full bath, while the lower level offers a bonus room, another full bath, and flexible living space - ideal for guests or a home office. New carpets in select rooms add warmth throughout. The home also includes a full basement with a washer, dryer, and utilities including a furnace, AC, and water heater - all approx. 5 years old. Additional perks include a new roof and an oversized garage. Situated in a convenient location near shopping, dining, and schools, this home combines suburban charm with easy access to everything you need.

PROPERTY DETAILS

Exterior OutsideFeatures Asbestos Fenced Yard

ParkingGarage Attached Garage Two Car

OtherRooms Den/TV Room Dining Area Eat In Kitchen Florida Room Laundry/Utility Room Recreation/Family Workshop



Ask for Chris Warren Berger Realty Inc Appliances Included Appliances Included Basement Dishwasher Avenue, Ocean City Discollar 609-399-0076 ated

Dry Email to: caw@bersgietr Ferallayiceom Gas Stove

Microwave Refrigerator Washer

Cooling Central

HotWater Gas

Water **Public**

Sewer Public Sewer

