



Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 oc17@BergerRealty.com



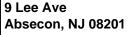












Asking \$374,900.00



## 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.

Exterior Asbestos OutsideFeatures Parkin Fenced Yard Attack

Applianceshouded in Basement Dishwasher Dispella 609-391-0500 ated

DryEmail to: tde@belrgetreattyncem

Ask for Troy Eggie

Berger Realty Inc.

ParkingGarage Attached Garage Two Car OtherRooms Den/TV Room Dining Area Eat In Kitchen Florida Room Laundry/Utility Room Recreation/Family Workshop



Sewer Public Sewer



Central

HotWater Gas

Gas Stove Microwave Washer

> Water Public