

# Berger Realty

Since 1928



Berger Realty, Inc.  
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Ocean City, NJ 08226  
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7 Fairview  
Egg Harbor Township, NJ 08234

Asking \$240,000.00



## COMMENTS

We have executed contracts for the Short Sale out of AR on 5/13. Let's move quick. Nice size ranch in Bargaintown, just off of Robert Best. 3 bedroom, 1 bath, huge fenced yard, great location. Call for your showings. Price listed is the price the buyer approved April 2025.

## PROPERTY DETAILS

|                           |                    |               |                      |
|---------------------------|--------------------|---------------|----------------------|
| Exterior                  | OutsideFeatures    | ParkingGarage | OtherRooms           |
| Brick Face                | Fenced Yard        | None          | Dining Area          |
| Vinyl                     | Porch              |               | Laundry/Utility Room |
|                           |                    |               | Pantry               |
| InteriorFeatures          | AppliancesIncluded | Basement      | Heating              |
| Carbon Monoxide Gas Stove | Refrigerator       | Crawl Space   | Forced Air           |
| Detector                  |                    |               | Gas-Natural          |
| Smoke/Fire Alarm          |                    |               |                      |
| Storage                   |                    |               |                      |
| Cooling                   | Water              | Sewer         |                      |
| Central                   | Public             | Public Sewer  |                      |



Ask for John Sweeney  
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