

# Berger Realty

Since 1928



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5 Country Cedar Lane  
Egg Harbor Township, NJ 08234

Asking \$199,900.00



### COMMENTS

Very nice 2 BD 1 BA 1st floor condo located in the desirable Country Place. This condo is in very good condition with a nice sized living room. There is a galley kitchen and dining area. The Master BD is a great size and has 2 closets. The 2nd BD is also a decent size. The HWH is 5 years old. There is a community pool and playground. The HOA is responsible for all exterior maintenance including the roof, the owner is responsible for the windows and doors. Agents, please take note, no renting the condo for the 1st year of purchasing. There is a current tenant who is very cooperative and will need 60 days to vacate the property. NO SHOWINGS ON SUNDAYS and after 2 on SATURDAYS. Close to public transportation, restaurants and shopping. Also, easy access to the parkway and expressway.

### PROPERTY DETAILS

|                       |  |                                  |                                      |
|-----------------------|--|----------------------------------|--------------------------------------|
| ParkingGarage<br>None | OtherRooms<br>Dining Area<br>Primary BR on 1st floor | InteriorFeatures<br>Pets Allowed | Heating<br>Forced Air<br>Gas-Natural |
| Cooling<br>Central    | HotWater<br>Gas                                      | Water<br>Public Water            | Sewer<br>Public Sewer                |



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