

# Berger Realty

Since 1928



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



6057 English Creek Avenue  
Egg Harbor Township, NJ 08234

Asking \$534,900.00



## COMMENTS

BACK ACTIVE, buyer getting financing was a problem. Welcome Home! This beautifully updated 4-bedroom, 3-bath home offers space, style, and flexibility. The main level features 1,782 sq. ft. of comfortable living with a spacious living room, formal dining area, and a well-appointed eat-in kitchen (ElK) with stainless steel appliances. Gorgeous flooring flows throughout the home, highlighting the many tasteful upgrades. The upstairs has 3 BD's and 2 Full BA's with the Master BD having their designated bath. Downstairs, you'll find a private in-law suite—approximately 1,000 sq. ft.—complete with its own bedroom, full bath, living area, and eat-in kitchen. Perfect for extended family or guests! This could also be used as a great room if you don't need an in law suite. Set on a generous 42,000 sq. ft. lot, the property includes a huge driveway, a one-car garage, and a private well for irrigation (with city water for the home). A brand new septic system just got installed, adding even more value. This home is easy to show, and the seller is ready for a quick close. Don't miss out on this versatile and move-in ready home. Close to shopping, dining and easy access to the expressway, parkway and only a short drive to the beaches and boardwalk. Easy to show and seller can accommodate a quick closing.

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck	ParkingGarage Attached Garage One Car	OtherRooms Den/TV Room Dining Room Eat In Kitchen In-Law Quarters Laundry/Utility Room Pantry
-------------------	-------------------------	---------------------------------------------	-----------------------------------------------------------------------------------------------------------------



Ask for Dale Collins  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076

Appliances included: Heating  
Disposal: djc@bergerrealty.com  
Gas: www.BADERCOLLINS.com  
Microwave  
Refrigerator



HotWater  
Gas

Water  
Public  
Well

Sewer  
Septic