

# Berger Realty

Since 1928



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



31 English Lane  
Egg Harbor Township, NJ 08234

Asking \$399,900.00



## COMMENTS

Welcome to 31 English Lane where you will have peace, quiet and serenity located on 2.71 acres. This 3BD 2BA Cape Cod is a perfect set up. You have a nice sized living room, a beautiful updated EIK with SS appliances, 42 inch cabinets and granite countertops. The 1st floor has 2BD's and an updated full bath. The upstairs is dedicated to a large Master BD with plenty of closet space along with a huge Master Bath. Your outside features include a deck, cabana, bar area and an Above Ground Pool, the pool is being sold in "AS IS" condition. The septic was replaced in 2022. There is also a Solar Lease which is \$100 a month and this ends in 2041. The buyer will be responsible to take over the Solar Lease at the time of closing. The home is easy to show with 1 hour notice. All showing to go thru Showing Time. Seller can also accommodate a quick closing.

## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Cabana	None	Den/TV Room
	Deck		Eat In Kitchen
	Pool-Above Ground		Recreation/Family
	Shed		
InteriorFeatures	AppliancesIncluded	Basement	Heating
Carbon Monoxide	Dishwasher	Crawl Space	Forced Air
	Dryer		Gas-Natural
	Electric		Solar
	Microwave		
	Refrigerator		
	Washer		
	Howell		
	Electric	Well	



Ask for Evelyn "Evie" Schweibinz  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076

Email to: [ems@bergerrealty.com](mailto:ems@bergerrealty.com)

