

# Berger Realty

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Ocean 17  
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**420 Buffalo Ave**  
**Egg Harbor City, NJ 08215**

**Asking \$319,000.00**



## COMMENTS

Welcome to this charming 3-bedroom, 1.5-bath home offering warmth and character at every turn. Step inside to find a spacious living room and dining area, all accented by beautiful hardwood floors that run throughout the home. The bright eat-in kitchen features crisp white 42" cabinets, while the updated bathrooms add a modern touch. You'll love relaxing in the enclosed sun porch or entertaining on the large upper deck, perfectly shaded by mature oak trees. The full basement offers additional space and flexibility, whether for storage or finishing down the line. Set on an oversized 80' x 150' lot that runs from street to street, the property has Arborvitae along the border, offering future year-round privacy. A detached oversized 1 car garage provides plenty of space for storage or a potential workshop setup.

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Porch Enclosed Shed Sidewalks	ParkingGarage One Car	OtherRooms Dining Room Florida Room Recreation/Family
AppliancesIncluded Dishwasher Disposal	Basement Full	Heating Forced Air Gas-Natural	Cooling Central



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