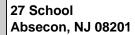




Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 REALTOR

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Asking \$311,000.00



## **COMMENTS**

This charming Colonial-style home in Absecon offers comfortable living with classic appeal. It features three bedrooms located upstairs and one and a half bathrooms, with the convenient possibility of adding a shower to the half bath. Inside, you\'ll find beautiful refinished hardwood floors throughout and elegant crown moldings, complemented by a nice staircase. The home boasts practical updates including a new gas tankless water heater for the cast iron radiator heating system and new insulation in the attic for energy efficiency. There are separate formal living and dining rooms, perfect for entertaining. Outside, the property includes a fenced rear yard with a deck, ideal for outdoor relaxation. There\'s also an older detached two-car garage that could use some TLC. The home benefits from city water and sewer services. Don\'t miss out on this Absecon Gem!





## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Aluminum	Curbs	Two Car	Dining Room
	Deck	Detached Garage	Storage Attic
	Eancod Vard		

Fenced Yard Paved Road

Basement Heating Cooling
6 Et or More Hoad Gas-Natural Window Units
Hot Water
RaÆisforfor Troy Eggie
Berger Realty Inc

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HotWater

Tankless-gas

Gas