



**123 Bluebell**  
**Egg Harbor Township, NJ 08232**

**Asking \$390,000.00**



**COMMENTS**

Looking to downsize? This is the absolute BEST VALUE in Village Grande at English Mill and its! PRICED FOR A FAST SALE! Welcome to 123 Bluebell Dr, a Coventry model with optional sunroom located in the highly desirable 55+ community of Village Grande at English Mill in Egg Harbor Township! Situated on a generous 65x120 lot with no neighbors behind you, this home offers both privacy and space in a peaceful setting with the added bonus of the HOA taking care of the lawn. With 2 bedrooms and 2 full baths, the Coventry model is known for its open, functional layout and comfortable living spaces. Inside, you'll find a home filled with potential — all it needs is a fresh coat of paint, new carpeting and updated appliances to make it your own. Whether you're looking to customize your forever home or invest in a great opportunity, this property is a blank canvas waiting for your personal touch. Enjoy the vibrant lifestyle the Village Grande at English Mill offers, with amenities including a clubhouse, fitness center, pool, and a full calendar of social events. Conveniently located near shopping, dining, and medical facilities, this home combines comfort, community, and convenience. Don't miss your chance to own this well-located gem on a spacious lot in one of the area's premier active adult communities! AMENITIES: The Grande Club is the 10,000 square-foot clubhouse and features a billiards room, men's and ladies card rooms, and an arts and crafts studio, library, fitness center, sauna, and an indoor lap pool for residents. For large social activities, the clubhouse also features a ballroom complete with a dance floor. An outdoor pool with lap lanes is just right for relaxing during those hot summer days or getting in a few morning laps. Bocce ball and pickleball/tennis courts invite friendly or competitive matches with neighbors. A putting green is also on-hand for working on your short game. The Village Grande at English Mill also features scenic ponds for enjoying an evening stroll with your spouse. MOVE IN TODAY and design it to your very own specifications. It is PRICED SIGNIFICANTLY LOWER than all comparables in this community so it won't last very long. ACT FAST & COME SEE IT TODAY! Call us now!

**PROPERTY DETAILS**

|                  |                    |                 |                         |
|------------------|--------------------|-----------------|-------------------------|
| Exterior         | OutsideFeatures    | ParkingGarage   | OtherRooms              |
| Vinyl            | Curbs              | Attached Garage | Den/TV Room             |
|                  | Patio              | Two Car         | Dining Area             |
|                  | Paved Road         |                 | Eat In Kitchen          |
|                  | Sprinkler System   |                 | Great Room              |
|                  |                    |                 | Laundry/Utility Room    |
|                  |                    |                 | Primary BR on 1st floor |
|                  |                    |                 | Storage Attic           |
| InteriorFeatures | AppliancesIncluded | Basement        | Heating                 |

# Berger Realty

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Washer

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Forced Air  
Gas-Natural

Cooling  
Ceiling Fan(s)  
Central  
Gas

HotWater  
Gas

Water  
Private

Sewer  
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