

# Berger Realty

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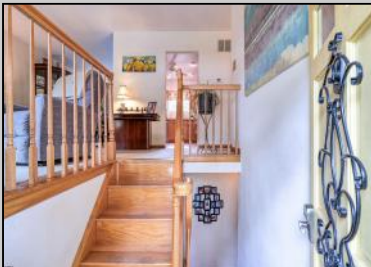
Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



**214 Gunpowder**  
**Egg Harbor Township, NJ 08234**

**Asking \$475,000.00**



## COMMENTS

Welcome to 214 Gunpowder – Your Personal Oasis! This spacious single-family home offers four generous bedrooms, with the flexibility of a fifth bedroom, office, or playroom to suit your lifestyle. The 3 bedrooms are upstairs and the 4th / 5th is downstairs. With two full bathrooms (one full up and one down) and an inviting layout, this home seamlessly blends comfort and style. Step into the beautifully designed kitchen featuring abundant cabinet space, SS appliances and great natural lighting. The lower level is a perfect hangout zone, complete with a cozy wood-burning fireplace and a full bathroom – ideal for entertaining or unwinding. Enjoy year-round relaxation in the Florida room, overlooking a backyard oasis complete with an 32 ft. inground swimming pool and a serene, wooded backdrop. It's the perfect setting for summer barbecues, pool parties, or peaceful evenings. The roof was replaced in 2023

## PROPERTY DETAILS

Exterior	Outside Features	Parking/Garage	Other Rooms
Concrete	Curbs	Attached Garage	Den/TV Room
Shingle	Fenced Yard	One Car	Dining Room
	Patio		Florida Room
	Pool-In Ground		Laundry/Utility Room
	Porch Enclosed		Library/Study
	Shed		Pantry
	Sidewalks		Recreation/Family
	Sprinkler System		
	Ask for James P. Monroe		
	Berger Realty Inc.		
	09 E 55th St., Ocean City		
	Call: 609-399-4211		
	Email: jmp@bergerrealty.com		
	Refrigerator	Heated	
	Washer	Inside Entrance	
		Outside Entrance	
		Plumbing	
Cooling	Water	Sewer	
Central	Well	Public Sewer	



Appliances Included  
Dishwasher  
Dryer  
Electric Stove  
Finished  
Refrigerator  
Washer  
Basement  
6 Ft. or More Headroom  
Heating  
Plumbing

