

# Berger Realty

Since 1928



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

info@bergerrealty.com



112 Kirklin Ave  
Linwood, NJ 08221

Asking \$475,000.00



## COMMENTS

Rare Opportunity – Two Separate Homes on One Spacious Lot! Endless potential with this unique property featuring two detached residences on a large lot with a garage. Located on a very quiet street in Linwood with easy access to the bike path. The main home is a charming 2-bedroom, 1-bath brick ranch with central air, gas stove, dishwasher, and a cozy fireplace. Solid structure with great bones—ready for your finishing touches. The second home, set privately at the rear of the property, is a 1-bedroom, 1-bath shell—down to the studs and ready to be customized as a guest house, rental unit, workshop, or creative space. Live in one, rent the other—or explore the many options this versatile setup offers. A rare find in a prime Linwood location!

## PROPERTY DETAILS

Exterior Brick	OutsideFeatures Porch Sidewalks	ParkingGarage One Car	OtherRooms Dining Area
AppliancesIncluded Dishwasher Gas Stove Refrigerator	Basement Full	Heating Radiator	Cooling Ceiling Fan(s) Central



Water  
Public  
Sewer  
Public  
Ask for Cynthia Hanes  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: cah@bergerrealty.com

