



Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076





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**623 Lexington Court** Linwood, NJ 08221

Asking \$457,500.00













## **COMMENTS**

\*\*\* SHOWINGS TO BEGIN @ OPEN HOUSE SAT. 6/21 11AM- 2PM! \*\*\* Quiet corner cul-desac Ranch offers the perfect floorplan and flow! Set back w/long driveway (for several car parking convenience!) to 2 car attached garage. Designed with sunny-cheerful south-west exposure drenching each room w/light and air through french doors and thoughtfully designed window placement! Dramatic vaulted great room ceiling engulfs you upon first step into the foyer. The cozy morning brightened kitchen opens into a cathedral breakfast room for that first burst of coffee, & sizzling bacon and eggs! Flexible floorplan lends versatility for different phases and stages of life.(See original schematic and survey in assoc. docs). EZ converted bdrms into possible office/den or library. While the room sizes quoted are approximate...the MBR suite is dramatically understated not including either the walk-in closet or massive private bath. Add your own personal touch, wallpaper and carpet updates...and this timeless classic ranch will suit your family for years to come!

## **PROPERTY DETAILS**

Exterior OutsideFeatures ParkingGarage Wood Curbs Attached Garage Deck Auto Door Opener Porch Two Car

OtherRooms Dining Room Eat In Kitchen Great Room Laundry/Utility Room Primary BR on 1st floor Storage Attic



Ask for Lureen "Lani" Calcara Appliengerine band IncAlsoIncluded Dryger Really III Blinds 3160 Asbury Avenue Ocean City Electric Stove Recipie 609-399-0076 Wasneail to: luc@bergerrealty.com

Cooling

HotWater Central Gas



Basement

Sewer **Public Sewer**