

# Berger Realty

Since 1928



Berger Realty, Inc.  
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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-de-sac 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	OtherRooms
Wood	Curbs	Attached Garage	Dining Room
	Deck	Auto Door Opener	Eat In Kitchen
	Porch	Two Car	Great Room
			Laundry/Utility Room
			Primary BR on 1st floor
			Storage Attic



Ask for Tom Melchionni  
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Cooling  
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Basement



Sewer  
Public Sewer