

# Berger Realty

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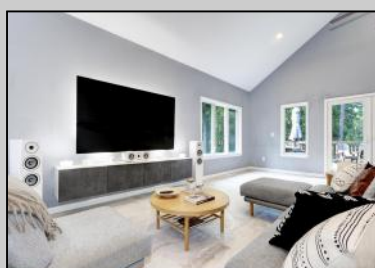


**Berger Realty, Inc**  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



**106 Hillside  
Absecon, NJ 08201**

**Asking \$575,000.00**



## COMMENTS

Don't miss your chance to own this stunning 5-bedroom, 3.5-bath, 3,248 Sq FT custom home tucked away in a peaceful Absecon neighborhood. The first floor features a spacious master suite with a walk-in closet and private bath, plus two more generously sized bedrooms and a full bath in between. Upstairs, you'll find two additional large bedrooms and another full bath—perfect for guests or a growing household. From the welcoming foyer, you'll step into an open-concept layout with a formal dining room and a cozy living room with soaring vaulted ceilings and brand-new tile flooring. Glass doors lead to a large rear deck overlooking a deep backyard oasis complete with a built-in fire pit and hammock—ideal for relaxing or entertaining. The kitchen is newly updated with sleek stainless steel appliances, stylish lighting, and a charming breakfast nook. You'll also love the oversized 2-car side-entry garage, as well as the convenient utility and mudroom. With a newer roof and siding, high-efficiency multi-zoned HVAC, a solar lease, and an irrigation system powered by a well, this home blends comfort, efficiency, and style. Bonus: it's just a short walk to the middle school. This one has it all—space, updates, and a location you'll love!

## PROPERTY DETAILS

Exterior Vinyl	Outside Deck	Parking Attached Garage	Other Rooms
	Outside Shower	Auto Door Opener	Breakfast Nook
	Shed	Two Car	Dining Room
	Spa/Hot Tub		Great Room
	Asker: Carol Cawley		Laundry/Utility Room
	Berger Realty Inc		Primary BR on 1st floor
	1330 Bay Avenue, Ocean City		
	Call: 609-391-1330		
	Email to: clc@bergerrealty.com		
	Electric Stove		
	Microwave		
	Refrigerator		
	Washer		



Cooling  
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Hot Water  
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Public  
Well

Sewer  
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