

# Berger Realty

Since 1928



Berger Realty, Inc.  
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17 Osborne  
Somers Point, NJ 08244

Asking \$299,900.00



#### COMMENTS

Conveniently located 3-bedroom ranch style home in Somers Point in a great neighborhood. Just over the bridge from Ocean City beaches and boardwalk, and around the corner from Great Bay Country Club Golf Course, Kennedy Park, popular bars and restaurants. Recent upgrades include a newer roof, siding, and windows, along with a modern gas furnace, hot-water heater and appliances. The bathroom was completely updated in 2024. The property features a large 75'x120' lot with a fenced in yard, a front handicap ramp and is turn-key for investors seeking a solid rental opportunity with steady income.

#### PROPERTY DETAILS

|                          |                      |               |                         |
|--------------------------|----------------------|---------------|-------------------------|
| Exterior                 | OutsideFeatures      | ParkingGarage | OtherRooms              |
| Vinyl                    | Curbs                | None          | Eat In Kitchen          |
|                          | Fenced Yard          |               | Primary BR on 1st floor |
|                          | Handicap Access      |               | Storage Attic           |
|                          | Paved Road           |               |                         |
|                          | Porch                |               |                         |
|                          | Sidewalks            |               |                         |
| InteriorFeatures         | AppliancesIncluded   | Basement      | Heating                 |
| Carbon Monoxide Detector | Dishwasher           | Crawl Space   | Forced Air              |
|                          | Dryer                |               | Gas-Natural             |
|                          | Gas Stove            |               |                         |
|                          | Midsize Refrigerator |               |                         |
|                          | Washer               |               |                         |
|                          | Hot Water            |               |                         |
|                          | Gas                  |               |                         |



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