

# Berger Realty

Since 1928



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



218 Crystal Lake Dr  
Egg Harbor Township, NJ 08234

Asking \$550,000.00



## COMMENTS

\*\*\*OPEN HOUSE\*\*\* Saturday, August 2nd, 10am-12pm!! Welcome to 218 Crystal Lake Drive, where style, comfort, and smart upgrades come together in one incredible home. Built just 4 years ago, this home features 4 bedrooms, 2.5 baths, and a layout perfect for everyday living and entertaining. Walk into a versatile flex room with custom built-ins, ideal as a home office or playroom. Just past the flex room, you'll find a convenient powder room and access to the attached garage, all within the entry hallway. The open kitchen, dining, and living space features a large island, upgraded COREtec floors, and a custom electric fireplace with an elegant mantle. Step through the sliding glass doors to your entertainer's dream: a new PVC deck, outdoor kitchen with built-in grill, fridge, sink, outdoor TV, stamped concrete walkway, and fully fenced yard with irrigation. Upstairs, you'll find all 4 bedrooms, including a stunning primary suite with walk-in closet and spa-style bath with dual shower heads, body sprays, and stone tile accents. The upgraded laundry room includes cabinets, shelving, and a utility sink. Additional perks include a tankless hot water heater and Ring Alarm System.

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Fenced Yard Patio Sprinkler System	ParkingGarage Two Car	OtherRooms Dining Area Laundry/Utility Room Pantry
Cooling Central Electric Multi-Zoned	HotWater Tankless-gas	Water Public	Heating Forced Air Public Sewer



Ask for Ben Duncan  
Berger Realty Inc.  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email: bmd@bergerrealty.com  
Appliances Included  
Dishwasher  
Blinds  
Disposal  
Dryer  
Gas Stove  
Microwave  
Refrigerator  
Self Cleaning Oven  
Washer

