

# Berger Realty

Since 1928



Berger Realty, Inc.  
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**34 Sugarberry**  
**Egg Harbor Township, NJ 08234**

**Asking \$485,000.00**



## COMMENTS

Spacious 4-bedroom, 2.5-bath home with a fully finished basement, located on a quiet cul-de-sac. Features include a back deck, fenced yard, and quartz countertops. Priced to sell — home needs paint and some cosmetic updates, offering great potential and value. Being sold AS-IS. The roof was replaced in 2020!

## PROPERTY DETAILS

|                   |                     |                  |                      |
|-------------------|---------------------|------------------|----------------------|
| Exterior          | Outside Features    | Parking/Garage   | Other Rooms          |
| Vinyl             | Curbs               | Attached Garage  | Dining Area          |
|                   | Deck                | Auto Door Opener | Dining Room          |
|                   | Fenced Yard         | Two Car          | Eat In Kitchen       |
|                   |                     |                  | Laundry/Utility Room |
| Interior Features | Appliances Included | Also Included    | Basement             |
| Walk In Closet    | Dishwasher          | See Remarks      | Finished             |
|                   | Dryer               |                  | Full                 |
|                   | Gas Stove           |                  |                      |
|                   | Microwave           |                  |                      |
|                   | Refrigerator        |                  |                      |
|                   | Washer              |                  |                      |



Ask for Patricia Moss  
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Cooling  
Central Air(s)  
Water  
Public Sewer

Sewer  
Public Sewer

