

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
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216 Gray  
Egg Harbor Township, NJ 08234

Asking \$319,900.00



## COMMENTS

SHOWINGS WILL BEGIN ON JULY 24TH 2025. ACT NOW, FIRST TIME ON THE MARKET! Your new home is ready for a new owner. It has 3 bedrooms, 2 full bathrooms, original hardwood flooring, a finished basement with a living area, full bathroom, kitchen and 3 good sized bedrooms. In essence, this home could be used as 6 bedrooms and it is perfect for a growing family that needs more space. The yard is large and the house sits on a 100 x 100 lot. Which is great for family entertainment. Your new home is tucked away in a secluded development with easy access to all major highways and shopping malls. Your new home is affordable with super low taxes which makes it a great buy because you will have low mortgage payment. Who do you know that would be interested in buying this affordable home in Egg Harbor Twp? Call NOW to schedule your private showing!

## PROPERTY DETAILS

|                                                                                                                                              |                                                                                                 |                                                         |                                                                                                 |
|----------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------|---------------------------------------------------------|-------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                                                                                                                            | Outside Features<br>Shed                                                                        | Parking<br>None                                         | Other Rooms<br>Dining Area<br>Eat In Kitchen<br>Laundry/Utility Room<br>Primary BR on 1st floor |
| Appliances Included<br>Gas Stove                                                                                                             | Basement<br>6 Ft. or More Head Room<br>Finished Full Bath<br>Heated Inside Entrance<br>Plumbing | Heating<br>Baseboard<br>Gas-Natural<br>Underground Tank | Cooling<br>Central                                                                              |
| <p>Ask for Chris Wawer<br/>Berger Realty Inc<br/>3160 Asbury Avenue, Ocean City<br/>Call 609-399-0076<br/>Email to: caw@bergerrealty.com</p> |                                                                                                 |                                                         |                                                                                                 |
| <p>Water<br/>Public</p>                                                                                                                      |                                                                                                 | <p>Sewer<br/>Public Sewer</p>                           |                                                                                                 |

