

# Berger Realty

Since 1928



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



7491 Smith Ave  
Mays Landing, NJ 08330

Asking \$339,900.00



## COMMENTS

Private Ranch Retreat in Rural Mays Landing. Discover peace, privacy, and space with this charming 4-bedroom, 2-bathroom ranch home situated on 3.16 acres—plus an additional included lot at 5608 Oslo Ave adding 2.58 acres, for a total of 5.74 acres. This is the perfect setup for those seeking a rural lifestyle with room to grow, explore, or simply enjoy the outdoors. Inside, the home offers a spacious, easy-living layout ideal for relaxing or entertaining. A wood-burning stove adds warmth and rustic charm, perfect for cozy winter nights. A log splitter is included in the sale-perfect for maintaining your own supply of wood. Step outside to expansive grounds with endless potential for gardening, recreation, hunting or creating your dream homestead. Outside, you'll find a detached garage for extra vehicle or equipment storage, plus an additional shed perfect for tools, gardening, or even a workshop. The home also features leased solar panels with just 9 years remaining, helping to keep energy costs low and efficient. Wood burning stove is included, saving on your heating costs. Tucked away in a quiet setting, yet just minutes from shopping, restaurants, and major highways, this property offers the best of both worlds: secluded rural living with easy access to everyday conveniences. Whether you're starting a homestead, seeking serenity, or simply want space to breathe—this is the one.

## PROPERTY DETAILS

|                                                                                                                                            |                                                     |                                              |                                                                                                               |
|--------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------|----------------------------------------------|---------------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                                                                                                                          | Outside Features<br>Deck<br>Handicap Access<br>Shed | Parking/Garage<br>Detached Garage<br>One Car | Other Rooms<br>Dining Area<br>Eat In Kitchen<br>Great Room<br>Laundry/Utility Room<br>Primary BR on 1st floor |
| <p>Ask for Yvonne Kuhn<br/>Berger Realty Inc<br/>3160 Asbury Avenue, Ocean City<br/>Call: 609-399-0076<br/>Email: ymk@bergerrealty.com</p> |                                                     |                                              |                                                                                                               |
| <p>Appliances Included: Dishwasher, Gas Stove, Refrigerator, Washer</p>                                                                    |                                                     |                                              |                                                                                                               |
| <p>Basement<br/>Crawl Space</p>                                                                                                            |                                                     |                                              |                                                                                                               |
| Cooling<br>Ceiling Fan(s)<br>Central                                                                                                       | Hot Water<br>Electric                               | Water<br>Private                             | Sewer<br>Private                                                                                              |

