

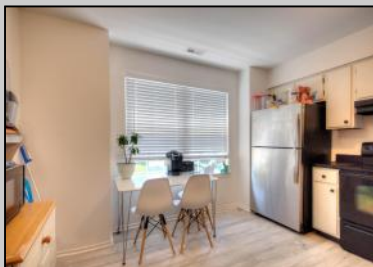
# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
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103 Edgewater  
Smithville, NJ 08205

Asking \$239,900.00



#### COMMENTS

Bright and sunny 2nd floor 2BR 2 BA condo, large eat in kitchen w/new refrigerator, open to living room w/cathedral ceiling fan and fireplace, newer AC & HEAT, new washer & dryer, new water heater, both bathrooms have been completely redone, outdoor deck, indoor stairway, in the heart of Smithville. Bus service on property. Association fees include 2 outdoor pools, gym, basketball & tennis courts, bike paths. Tenant occupied but easy to show.

#### PROPERTY DETAILS

|                       |                       |                                      |                    |
|-----------------------|-----------------------|--------------------------------------|--------------------|
| Exterior<br>Aluminum  | ParkingGarage<br>None | Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Central |
| Water<br>Public Water | Sewer<br>Public Sewer |                                      |                    |



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