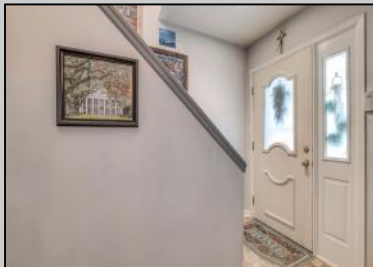


# Berger Realty

Since 1928



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



713 Victoria Drive  
Galloway Township, NJ 08205

Asking \$324,900.00



## COMMENTS

Welcome to this beautiful and immaculate 2BD 2.5BA townhome located in Lake Victoria. This home has been lovingly cared for with many upgrades including newer EIK with granite counter tops and SS appliances. The bathrooms have also been updated and the HVAC is less than 5 years old. The family room has a wood burning fireplace for those cozy fall/winter nights and there is so much privacy being this home backs to the creek and woods. There is also a 1 car garage and an addl 2 parking spaces which are reserved for the owner. The HOA includes use of 2 pools, a gym, trash and snow removal and you can also rent out the clubhouse with advance notice for a private event. Close to the Smithville Shoppes, dining and public transportation. Don't miss out on this opportunity to own in Smithville. Very easy to show and the seller can accommodate a quick closing.

## PROPERTY DETAILS

|                                                                                                                                             |                                                                 |                                                                                             |                                                                                                  |
|---------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|---------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                                                                                                                           | ParkingGarage<br>One Car<br>Attached Garage<br>Auto Door Opener | OtherRooms<br>Dining Room<br>Eat In Kitchen<br>Pantry<br>Recreation/Family<br>Storage Attic | InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Storage<br>Smoke/Fire Alarm<br>Walk In Closet |
| AppliancesIncluded                                                                                                                          | Basement<br>Slab                                                | Heating<br>Forced Air<br>Electric-Natural                                                   | Cooling<br>Attic Fan<br>Ceiling Fan(s)<br>Central                                                |
| <p>Ask for Joanne Kelly<br/>Berger Realty Inc<br/>1330 Bay Avenue, Ocean City<br/>Call: 609-391-1330<br/>Email to: jmk@bergerrealty.com</p> |                                                                 |                                                                                             |                                                                                                  |



Water  
Public

Sewer  
Public Sewer

