

# Berger Realty

Since 1928



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500



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105 Austin  
Absecon, NJ 08201

Asking \$330,000.00



SJSRMLS

## COMMENTS

Charming split level home located in the center of town just blocks from the school and recreation fields, playground and bike paths. Beautiful hardwood floors are in most of the areas. Main level has an open layout with living room, dining room and kitchen. There's also access to the screened in porch from the dining room. On the bottom level is a family room, a newer full bath, a utility room and garage. Then on the top level are 3 bedrooms and another full bath. Nice sized back yard with swing set for the kids, shed and partially fenced. Currently tenant occupied so pictures are from before the current tenant moved in. Tenant's lease expired in July so now on a month to month lease until the property sells.

## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	AppliancesIncluded
Cedar	Curbs	One Car	Dishwasher
	Patio	Attached Garage	Electric Stove
	Paved Road		Refrigerator
	Porch		
	Porch Screened		

Basement	Heating	Cooling	HotWater
Crawl Space	Forced Air	Central	Electric
Slab			



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