



**344 Route 206
Hammonton, NJ 08037**

Asking \$449,900.00



COMMENTS

344 Route 206, Hammonton, NJ 08037. A Family Farmstead. Leave the suburbs behind. Escape the chaos of the city. Welcome to your own private Eden—a gentleman's farm where nature, comfort, and craftsmanship converge in breathtaking harmony ?? Nestled on 2.1 acres of manicured wonder, this 3-bedroom, 2-bath, 1,740 sq ft residence is more than a home—it's a lifestyle. From the moment you glide down the elevated greystone driveway—framed by a tree-canopy tunnel—you'll know: you've arrived somewhere special. Inside, terra-cotta tile greets you on the main level, extending through a warm, wood-beamed family room into a chef-ready kitchen complete with quartz countertops, gray veining, stainless steel appliances, and a peninsula island (or breakfast bar, depending on the mood). Clear glass pane doors reveal the ever-changing outdoor theater—sunrises, seasons, and surprise visits from deer, foxes, and feathered friends ??????. Downstairs, discover a bonus room, utility area with full-size washer/dryer, and a second living room centered around a wood-burning brick fireplace—a hearth to gather around when the nights grow cool. Upstairs, three bedrooms await, including a serene primary suite with private bath and stand-up shower, plus a sparkling white hall bath for the rest of the crew. Everything is clean, crisp, and turnkey. The exterior? A masterclass in rural charm. A lush front lawn calls for soccer games and family picnics. A swing on a young weeping willow adds whimsy. A fully fenced rear yard ensures pets and kids can roam safely. Off the deck, find your very own summer oasis: a sandbox, raised vegetable beds, climbing grapevines, raspberry and blackberry bushes, apple trees, peach trees, and even a firepit-stone path to your very own goldfish pond ?? Beyond the fence, two sheds offer ample storage. The property concludes at a rustic farm road that borders one of Hammonton's most stunning blueberry rows—visual serenity with zero maintenance. You get the view, they do the work. ?? And yes, your children can attend the acclaimed Hammonton Public Schools—a South Jersey point of pride. This is not a listing. This is an invitation to reclaim peace, to rise with the sun and sleep beneath a canvas of stars. It's the lifestyle your soul has been quietly requesting. Make it yours today.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Fenced Yard	None	Dining Area
	Patio		Eat In Kitchen
	Shed		Laundry/Utility Room
	Farm		Storage Attic
InteriorFeatures	Heating	Cooling	HotWater
Carbon Monoxide Detector	Forced Air Oil	Central	Electric

Berger Realty

• Since 1928 •



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



Storage
Smoke/Fire Alarm
Walk In Closet

Tank Above Ground

Water
Well

Sewer
Septic



Ask for John Tonkinson
Berger Realty Inc
1330 Bay Avenue, Ocean City
Call: 609-391-1330
Email to: jtn@bergerrealty.com

