

Berger Realty

Since 1920



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
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515 Kadlubeck Way
Little Egg Harbor, NJ 08087

Asking \$325,000.00



COMMENTS

Location, location! Spacious 3 Bed 1.5 Bath Home just 1 mile from the water could be your home sweet home! Well maintained inside and out with curb appeal in a great neighborhood, just pack your bags and move right in! Foyer entry gives way to a light and bright living room with gleaming laminate flooring, along with an updated 1/2 bath and laundry room access. Upstairs, find the elegant formal dining room, along with a large eat-in-kitchen with sleek SS appliances, ample cabinet storage, chair rail molding, dinette space, and access to the rear deck for easy al fresco dining. Head upstairs to find the main full bath, along with 3 generously sized bedrooms. Plush backyard with deck, patio, and storage shed is fenced-in for your privacy and comfort. Newer roof (4 years), and leased solar panels save on utilities. Plenty of driveway parking and a prime location NOT on a flood zone, close to shopping, dining, 1 mile to the water, the list goes on! Don't miss out! This could be your Home Sweet Home!

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Asbestos	Fenced Yard	None	Dining Area
Brick Face	Patio		Dining Room
	Paved Road		Eat In Kitchen
	Shed		Laundry/Utility Room

InteriorFeatures



Sewer
Public Sewer

AppliancesIncluded	AlsoIncluded	Basement
Dishwasher	Blinds	Crawl Space
Ask for Frank Shomaker	Draperies	
Berger Realty Inc.	Shades	
3160 Asbury Avenue, Ocean City		
Call: 609-399-0076		
Email to: fcs@bergerrealty.com		
Cooling	HotWater	
Window Units	Electric	

