



**30 2nd St
Franklinville, NJ 08322**

Asking \$319,900.00



COMMENTS

Welcome to this beautifully updated 3-bedroom, 1.5-bath home, ideally located in walking distance from the serene Iona Lake. Offering a perfect balance of comfort, charm, and modern convenience, this move-in ready home features a bonus room and a private, fenced-in yard complete with a heart shaped small pond—perfect for relaxing or enjoying nature. Step inside and be greeted by fresh, new flooring throughout, a cozy wood-burning stove, and a kitchen that blends style with functionality. The main floor boasts two spacious bedrooms and a fully renovated primary bathroom with all-new fixtures, including a sleek vanity, toilet, and sink. Upstairs, you'll find an additional bedroom, bonus room, and a refreshed half bath, featuring contemporary updates for added convenience. Outdoor living is a dream with the newer refurbished deck, featuring updated wood and rails—ideal for entertaining or enjoying a quiet morning with a coffee in hand. Additional upgrades include new interior doors, ceiling fans, and a new water heater, ensuring long-term peace of mind. For those who appreciate flexibility, the home is equipped with a wood-burning stove, electric baseboard heat, and oil-forced air, but with a gas line already run to the rear of the house, converting to natural gas is an option. For RV or generator owners, a 30-amp connection is already in place, making it easy to hook up whenever you need it. Situated on a quiet dead-end street, this home is within walking distance to Iona Lake's beach, offering both the tranquility of lakeside living and the convenience of nearby shopping, dining, and major highways. This is a rare find—don't miss out on this charming home, perfectly updated and ready for you to move in!

PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Fenced Yard Porch Shed	ParkingGarage None	OtherRooms Primary BR on 1st floor
AppliancesIncluded Electric Stove Microwave Refrigerator	Basement Full Unfinished	Heating Baseboard Electric Forced Air Oil Tank in Basement	Cooling Ceiling Fan(s) Window Units
HotWater Electric	Water Well	Sewer Septic	

Berger Realty

• Since 1928 •



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



Ask for John Clarke
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: jwc@bergerrealty.com

