

# Berger Realty

Since 1928



Berger Realty, Inc.  
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400 Atlantic  
Somers Point, NJ 08244

Asking \$480,000.00



## COMMENTS

Welcome to this charming 3-bedroom, 2-bathroom rancher perfectly situated on a desirable corner lot in Somers Point. Located right along the bike path and just 3 miles from the Ocean City beaches, this property offers the best of shore living with the convenience of nearby amenities. Enjoy being within walking distance to Somers Point's most popular restaurants, and entertainment. Inside, you'll find 3 spacious bedrooms, with the current owners adding a second full bathroom for extra comfort and convenience. The outdoor space is just as inviting, featuring a deck ideal for gatherings and a large fenced-in yard with plenty of room to relax, play, or entertain. Whether you're looking for a year-round residence or a beach retreat, this rancher offers the perfect balance of location, space, and lifestyle.

## PROPERTY DETAILS

|                  |                    |                     |                      |
|------------------|--------------------|---------------------|----------------------|
| Exterior         | OutsideFeatures    | ParkingGarage       | OtherRooms           |
| Vinyl            | Deck               | None                | Den/TV Room          |
|                  | Fenced Yard        |                     | Laundry/Utility Room |
|                  | Patio              |                     | Storage Attic        |
|                  | Shed               |                     |                      |
| InteriorFeatures | AppliancesIncluded | AlsoIncluded        | Basement             |
| Smoke/Fire Alarm | Dishwasher         | Partially Furnished | Crawl Space          |
|                  | Disposal           | See Remarks         |                      |
|                  | Dryer              |                     |                      |
|                  | Gas                |                     |                      |
|                  | Microwave          |                     |                      |
|                  | Refrigerator       |                     |                      |
|                  | Washer             |                     |                      |
|                  | Ceiling Fan(s)     | Gas                 |                      |
|                  | Central            |                     |                      |



Public Sewer

Ask for J.K. Hepner, III  
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