

# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



**44 White Oak**  
**Ocean View, NJ 08230**

**Asking \$499,900.00**



## COMMENTS

Welcome to 44 White Oak Dr! This beautiful Single-Family House is tucked away in one of Upper Township's most desirable neighborhoods, Oak Forest Estates, and offers everything you need! Situated on a big lot this 4 Bedroom and 1,5 Bathroom home is loaded with upgrades and has a lot to offer! As you enter the house you are met with a living room, dining area, breakfast bar and kitchen with appliances. Upper-Level features 3 nice size bedrooms and a full bathroom. The Lower-Level offers a cozy family room with a brick gas-log fireplace, another bedroom and a laundry room. The fenced-in backyard is perfect for entertaining and bonfire nights! Just a short walk to Caldwell Park which offers baseball, basketball and football fields as well as tennis courts and playground area. Upper Twp offers top school district and is just a short drive to South Jersey's finest beaches! Don't miss your chance - this property is a \"must see\"!

## PROPERTY DETAILS

|          |                  |                 |                      |
|----------|------------------|-----------------|----------------------|
| Exterior | Outside Features | Parking/Garage  | Other Rooms          |
| Asbestos | Deck             | One Car         | Breakfast Room       |
| Brick    | Fenced Yard      | Attached Garage | Dining Area          |
|          | Porch            |                 | Dining Room          |
|          | Shed             |                 | Eat In Kitchen       |
|          | Sidewalks        |                 | Laundry/Utility Room |
|          | Sprinkler System |                 | Pantry               |
|          |                  |                 | Storage Attic        |
|          |                  |                 | Heating              |
|          |                  |                 | Forced Air           |
|          |                  |                 | Central              |
|          |                  |                 | Water                |
|          |                  |                 | Private              |
|          |                  |                 | Sewer                |
|          |                  |                 | Private              |



Ask for Blake Haliday  
Berger Realty Inc.  
109 E 55th St., Ocean City  
Call 609-399-4211  
Email: beh@bergerrealty.com  
Appliances: Dishwasher, Dryer, Electric Stove, Microwave, Self Cleaning Oven, Washer  
Hot Water: Electric  
Water: Private  
Sewer: Private

