

# Berger Realty

Since 1928



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



441 Vine Avenue  
Galloway Township, NJ 08205

Asking \$399,900.00



## COMMENTS

Do not miss out on this beautifully updated 3BD 1.5BA 2 story home. The moment you enter the front door you will see the pride of ownership the seller has taken in maintaining this home. You have a large living room which flows into your dining room. The EIK has granite counter tops and SS appliances. You also have a nice sized laundry room with an entrance that leads outside. The power room is located off the kitchen. Upstairs has 3 BD's and a full bath, you can gain access from the Master BD into the full bath as well as from the hallway. The Master BD has plenty of closet space. There is also a full attic, perfect for addl storage. Your outside backyard is a mini oasis, with gorgeous landscaping, a (16X30) deck and includes a huge pergola. There is also irrigation and a one car attached garage. The HWH, HVAC and roof are in great condition and under 10 years old. The seller can accommodate a 30 day closing. Easy to show but please remove shoes or put on protective booties at the door.

## PROPERTY DETAILS

|                   |                                                                    |                                                                 |                                                                                                |
|-------------------|--------------------------------------------------------------------|-----------------------------------------------------------------|------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl | OutsideFeatures<br>Deck<br>Fenced Yard<br>Shed<br>Sprinkler System | ParkingGarage<br>One Car<br>Attached Garage<br>Auto Door Opener | OtherRooms<br>Dining Room<br>Eat In Kitchen<br>Laundry/Utility Room<br>Pantry<br>Storage Attic |
|-------------------|--------------------------------------------------------------------|-----------------------------------------------------------------|------------------------------------------------------------------------------------------------|



AppliancesIncluded AlsoIncluded  
Ask for Lauren Gainer  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: lmg@bergerrealty.com

Cooling  
Attic Fan  
Central

HotWater  
Gas

Basement  
Crawl Space



Sewer  
Public Sewer