



**118 Kirklin
Linwood, NJ 08221**

Asking \$849,000.00



COMMENTS

Welcome to 118 Kirkland Avenue, this home combines size, comfort, and flexibility, complete with a full in-law apartment featuring its own private entrance, off-street parking, full kitchen & Laundry. Situated on an impressive corner-lot residence located at Wabash and Kirkland Avenues along the world-famous Linwood Bike Path. Built in 2005 and offering over 4,370 sq. ft. of living space on a 160' x 104' lot, the main house offers an abundance of space with gleaming hardwood floors and wide moulding throughout both levels. An inviting entry vestibule welcomes you into the home. The first floor features an enormous family room with a wood burning stove, an oversized dining room, and a sunny eat-in kitchen with a center island, stainless steel appliances, a new oven, new stove, and new dishwasher, plus double door pantry. A separate laundry room adds convenience, and a full bathroom on the first floor makes hosting guests a breeze. Upstairs are four generously sized bedrooms, including one with an attached bonus room and a balcony overlooking the backyard. This level includes two full bathrooms, bringing the main house total to three full bathrooms. The full basement offers high ceilings, a walk-out to the backyard, and endless potential for storage, recreation, or finishing. Comfort is ensured year-round with radiant heat. The full in-law apartment provides complete independence, featuring its own off-street parking, private entrance, and single-story layout. Inside you'll find a large bedroom that easily fits a king-sized bed, dual closets, a full bathroom with walk-in shower, a laundry area, and a full eat-in kitchen with living space. This space is ideal for extended family, guests, or rental potential. The backyard is private and inviting, with a screened-in porch off the house and a detached garage (perfect for storage, workshop, or hobby space, not for cars). With its prime location, this home is just steps from Seaview School, a short ride to Somers Point and the beaches of Ocean City, and surrounded by Linwood's most desirable amenities. 118 Kirkland Avenue offers the best of multi-generational living, abundant space, and a coveted Linwood location.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Curbs	Detached Garage	Dining Room
	Fenced Yard		Eat In Kitchen
	Paved Road		In-Law Quarters
	Sidewalks		Laundry/Utility Room
	Sprinkler System		Pantry
			Primary BR on 1st floor
			Storage Attic
InteriorFeatures	AppliancesIncluded	Basement	Heating

Berger Realty

• Since 1928 •



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



Carbon Monoxide Dishwasher
Detector Dryer
Kitchen Center Island Gas Stove
Smoke/Fire Alarm Microwave
Storage Washer

Cooling HotWater
Ceiling Fan(s) Gas
Gas
Multi-Zoned

6 Ft. or More Head Radiant
Room Radiator
Full
Inside Entrance
Outside Entrance
Unfinished

Water Sewer
Public Public Sewer



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

