

# Berger Realty

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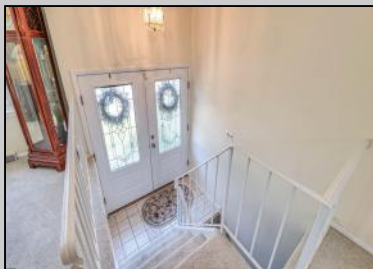
Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

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**233 Gunpowder**  
**Egg Harbor Township, NJ 08234**

**Asking \$435,000.00**



## COMMENTS

Welcome to this spacious 4-bedroom, 2-bath bi-level home located in Harborwoods. Perfectly situated in one of the area's most sought-after neighborhoods. The main level offers a bright and inviting living room that flows seamlessly into the dining area, complete with a sliding glass door that leads to a large rear deck—ideal for entertaining or relaxing outdoors. The open kitchen provides plenty of cabinet and counter space, making meal prep a breeze. Upstairs, you'll find three generous bedrooms, including the master bedroom, all offering comfort and convenience. The lower level expands your living space with a family room, fourth bedroom, an additional flex room that can serve as a fifth bedroom or office, a full bathroom, and a laundry room with direct access to the backyard. Home also has a 2 car garage, plenty of storage space. Just a 15 minute drive to Ocean City NJ beaches and boardwalk, and back bay fishing spots. With its versatile layout, abundant natural light, and prime location, this home has all the space you need for today's lifestyle.

## PROPERTY DETAILS

|                    |                                               |                                             |                                                                                                                 |
|--------------------|-----------------------------------------------|---------------------------------------------|-----------------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl  | OutsideFeatures<br>Curbs<br>Deck<br>Sidewalks | ParkingGarage<br>Attached Garage<br>Two Car | OtherRooms<br>Dining Area<br>Great Room<br>Laundry/Utility Room<br>Library/Study<br>Pantry<br>Recreation/Family |
| Cooling<br>Central | Water<br>Well                                 | Sewer<br>Public Sewer                       | Heating<br>6 Ft. or More Heat<br>Plumbing                                                                       |



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