

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500  
oc17@BergerRealty.com



545 Breakwater, Erma, NJ, 08204

Price \$474,000.00



## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 6             |
| Bedrooms     | 3             |
| Baths Full   | 1             |
| Baths Half   | 1             |
| Year Built   | 1958          |
| Type         | Single Family |
| Block Number | 401.01        |
| Listing #    | 252242        |
| Taxes        | 2700.00       |

## COMMENTS

*Don't miss this charming Cape Cod well suited for a local family or second home buyers looking for a central location to all southern Cape May County has to offer! 545 Breakwater's accommodations include 3 bedrooms, one and a half baths, roomy living space and a generous eat in kitchen with ample cabinet storage. Upstairs bedroom is coupled with an extra space perfect fo...*

## PROPERTY FEATURES

|                       |                     |                    |                |
|-----------------------|---------------------|--------------------|----------------|
| Exterior              | OutsideFeatures     | ParkingGarage      | OtherRooms     |
| Vinyl                 | Fenced Yard         | 3 Car              | Living Room    |
| Masonry Block         | Storage Building    | Black Top Driveway | Kitchen        |
|                       | Cable TV            |                    | Eat-In-Kitchen |
| InteriorFeatures      | AppliancesIncluded  | Basement           | Heating        |
| Fireplace- Gas        | Range               | Crawl Space        | Gas Natural    |
| Smoke/Fire Alarm      | Self-Clean Oven     | Outside Entrance   | Forced Air     |
| Laminate Flooring     | Microwave Oven      |                    |                |
| Security Camera       | Refrigerator        |                    |                |
|                       | Washer              |                    |                |
|                       | Dryer               |                    |                |
|                       | Dishwasher          |                    |                |
|                       | Smoke/Fire Detector |                    |                |
| Cooling               | HotWater            | Water              | Sewer          |
| Central Air Condition | Electric            | Well               | Private        |
| Ceiling Fan           |                     |                    |                |

## CONTACT



Ask for Troy Eggie  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-425-0992  
Email to: tde@bergerrealty.com

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