



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



226 Magnolia, Wildwood, NJ, 08260

Price \$400,000.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 6             |
| Bedrooms     | 2             |
| Baths Full   | 1             |
| Baths Half   | 0             |
| Year Built   | 1935          |
| Type         | Single Family |
| Block Number | 224           |
| Listing #    | 580915        |
| Taxes        | 4596.00       |

#### COMMENTS

AN OFFER HAS BEEN ACCEPTED. WILL BE MARKED AS PENDING AT THE END OF ATTORNEY REVIEW...

#### PROPERTY FEATURES

|                  |                    |               |                      |
|------------------|--------------------|---------------|----------------------|
| Exterior         | OutsideFeatures    | ParkingGarage | OtherRooms           |
| Vinyl            | Curbs              | None          | Den/TV Room          |
|                  | Deck               |               | Dining Room          |
|                  | Enclosed Outside   |               | Eat In Kitchen       |
|                  | Shower             |               | Laundry/Utility Room |
|                  | Fenced Yard        |               |                      |
|                  | Pool-Above Ground  |               |                      |
|                  | Porch              |               |                      |
|                  | Porch Enclosed     |               |                      |
|                  | Shed               |               |                      |
| InteriorFeatures | AppliancesIncluded | AlsoIncluded  | Basement             |
| Carbon Monoxide  | Dishwasher         | Blinds        | Crawl Space          |
| Detector         | Dryer              |               |                      |
| Smoke/Fire Alarm | Electric Stove     |               |                      |
| Storage          | Refrigerator       |               |                      |
|                  | Self Cleaning Oven |               |                      |
|                  | Washer             |               |                      |
| Heating          | Cooling            | HotWater      | Water                |
| Forced Air       | Multi-Zoned        | Gas           | Public               |
| Multi-Zoned      |                    |               |                      |
| Sewer            |                    |               |                      |
| Public Sewer     |                    |               |                      |

#### CONTACT

Ask for Michelle Benson  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City

Scan to see Property page.



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**Call: 609-425-5886**  
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