Berger * Siece 192	Realty	3160 Ocea 1-877-2	rger Realty, Inc. D Asbury Avenue m City, NJ 08226 37-4371 / 609-399-0076 b@bergerrealty.com	Ber	ger Realty	310 Oct	erger Realty, Inc. 60 Asbury Avenue ean City, NJ 08226 -237 4371 / 609-399-0076 fo@bergerrealty.com	
36 Cre	ek, Linwood, NJ, 08221		Price \$859,000.00		36 Creek, Linwood, NJ, 0822	1	Price \$859,000.00	
PROPERTY DETAILS					PROPERTY DETAILS			
		Total Rooms Bedrooms Baths Full Baths Half Year Built Type Block Number Listing # Taxes	11 4 2 1 2025 Single Family 1 591283			Total Rooms Bedrooms Baths Full Baths Half Year Built Type Block Number Listing # Taxes	11 4 2 1 2025 Single Family 1 591283	
COMMENTS					COMMENTS			
Potential Incentives: Get a 2% rate reduction for the first two years (from today\'s rate of 7%)with our seller paid buydown program! At completion of buydown period, your interest rate will adjust to 7% (using the above example of today\'s 7% rate). This is subject to lender approval and buyer qualification. Example: Year 1-5%, Year-2 6% Year-3 7% Sellers may have the								
PROPERTY FEATURES					PROPERTY FEATURES			
Exterior See Remarks Vinyl	OutsideFeatures Curbs Deck Patio Paved Road Porch Sidewalks Sprinkler System	ParkingGarage Attached Garage Auto Door Opener Two Car	OtherRooms Breakfast Nook Dining Area Eat In Kitchen Laundry/Utility Room	Exterior See Remarks Vinyl	OutsideFeatures Curbs Deck Patio Paved Road Porch Sidewalks Sprinkler System	ParkingGarage Attached Garage Auto Door Opener Two Car	OtherRooms Breakfast Nook Dining Area Eat In Kitchen Laundry/Utility Room	
InteriorFeatures Carbon Monoxide Detector Kitchen Center Island Smoke/Fire Alarm Storage Walk In Closet	AppliancesIncluded Dishwasher Disposal Dryer Gas Stove Microwave Refrigerator Self Cleaning Oven Washer	Basement Crawl Space	Heating Forced Air Gas-Natural	InteriorFeature Carbon Monox Detector Kitchen Cente Smoke/Fire Al Storage Walk In Close	kide Dishwasher Disposal r Island Dryer larm Gas Stove Microwave	Basement Crawl Space	Heating Forced Air Gas-Natural	
Cooling Ceiling Fan(s) Central	HotWater Gas	Water Public	Sewer Public Sewer	Cooling Ceiling Fan(s) Central	HotWater Gas	Water Public	Sewer Public Sewer	
CONTACT					CONTACT			
Scan to see Property page. Ask for Donald Edwards Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 954-913-4477 Email to: dwe@bergerrealty.com					Scan to see Property page. Ask for Donald Edwards Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 954-913-4477 Email to: dwe@bergerrealty.com			







