

# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



104 Van Sant, Linwood, NJ, 08221

Price \$899,000.00



## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 9             |
| Bedrooms     | 5             |
| Baths Full   | 4             |
| Baths Half   | 1             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 106           |
| Listing #    | 595760        |
| Taxes        | 17221.00      |

## COMMENTS

*Location and layout - say no more! 104 Van Sant Avenue, nestled directly along Linwood's renowned bike path, has absolutely everything you'd want in a home. As you approach, the curb appeal abounds. A beautiful front yard with a horseshoe driveway leads you inside to the main floor where you'll be met by a two story, open living room and an upgraded kitchen perfect for ...*

## PROPERTY FEATURES

|   |   |  |   |
|---|---|--|---|
| Exterior<br>Vinyl   | OutsideFeatures<br>Fenced Yard<br>Patio<br>Paved Road<br>Porch<br>Sidewalks   | ParkingGarage<br>One Car                     | OtherRooms<br>Den/TV Room<br>Dining Area<br>Eat In Kitchen<br>Great Room<br>In-Law Quarters<br>Laundry/Utility Room<br>Primary BR on 1st floor<br>Storage Attic |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Kitchen Center Island<br>Smoke/Fire Alarm<br>Storage<br>Walk In Closet | AppliancesIncluded<br>Dishwasher<br>Disposal<br>Dryer<br>Electric Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Trash Compactor<br>Washer | AlsoIncluded<br>Blinds<br>Curtains<br>Drapes | Basement<br>Crawl Space   |
| Heating<br>Forced Air<br>Gas-Natural  | Cooling<br>Central<br>Multi-Zoned   | HotWater<br>Gas                              | Water<br>Public   |

Sewer  
Public Sewer

## CONTACT

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**Ask for John Tonkinson**  
**Berger Realty Inc**  
**1330 Bay Avenue, Ocean City**  
**Call: 609-741-7841**  
**Email to: [jtn@bergerrealty.com](mailto:jtn@bergerrealty.com)**



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