



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



109 Briarcliff, Egg Harbor Township, NJ, 08234

Price \$619,500.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 13            |
| Bedrooms     | 4             |
| Baths Full   | 2             |
| Baths Half   | 1             |
| Year Built   | 2012          |
| Type         | Single Family |
| Block Number | 2183          |
| Listing #    | 596276        |
| Taxes        | 9358.00       |

#### COMMENTS

**OPEN HOUSE SAT 5/17 & 5/18 1PM - 3PM. Welcome to this beautifully maintained modern retreat in Victoria Estates. This 4-bedroom, 2.5-bathroom home seamlessly blends comfort, style, and functionality in a prime location. You're welcomed by a bright, inviting entryway with high ceilings and recessed lighting, complemented by plantation shutters throughout the first floor....**

#### PROPERTY FEATURES

|                       |                    |               |                      |
|-----------------------|--------------------|---------------|----------------------|
| Exterior              | OutsideFeatures    | ParkingGarage | OtherRooms           |
| Concrete              | Curbs              | Two Car       | Dining Area          |
| Stone                 | Fenced Yard        |               | Dining Room          |
| Vinyl                 | Patio              |               | Eat In Kitchen       |
|                       | Pool-In Ground     |               | Great Room           |
|                       | Porch              |               | Laundry/Utility Room |
|                       | Shed               |               | Pantry               |
|                       | Sidewalks          |               | Storage Attic        |
|                       | Sprinkler System   |               |                      |
| InteriorFeatures      | AppliancesIncluded | AlsoIncluded  | Basement             |
| Cathedral Ceiling     | Disposal           | Blinds        | 6 Ft. or More Head   |
| Carbon Monoxide       | Dishwasher         | Curtains      | Room                 |
| Detector              | Dryer              | Drapes        | Full                 |
| Kitchen Center Island | Gas Stove          | Shades        | Heated               |
| Storage               | Microwave          |               | Inside Entrance      |
| Smoke/Fire Alarm      | Refrigerator       |               | Masonry Floor/Wall   |
| Walk In Closet        | Self Cleaning Oven |               | Outside Entrance     |
| Whirlpool             | Washer             |               | Plumbing             |
|                       |                    |               | Unfinished           |
| Heating               | Cooling            | HotWater      | Water                |
| Gas-Natural           | Gas                | Gas           | Public               |

Sewer  
Public Sewer

#### CONTACT

Ask for Louis Ripa

Scan to see Property page.



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



109 Briarcliff, Egg Harbor Township, NJ, 08234

Price \$619,500.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 13            |
| Bedrooms     | 4             |
| Baths Full   | 2             |
| Baths Half   | 1             |
| Year Built   | 2012          |
| Type         | Single Family |
| Block Number | 2183          |
| Listing #    | 596276        |
| Taxes        | 9358.00       |

#### COMMENTS

**OPEN HOUSE SAT 5/17 & 5/18 1PM - 3PM. Welcome to this beautifully maintained modern retreat in Victoria Estates. This 4-bedroom, 2.5-bathroom home seamlessly blends comfort, style, and functionality in a prime location. You're welcomed by a bright, inviting entryway with high ceilings and recessed lighting, complemented by plantation shutters throughout the first floor....**

#### PROPERTY FEATURES

|                       |                    |               |                      |
|-----------------------|--------------------|---------------|----------------------|
| Exterior              | OutsideFeatures    | ParkingGarage | OtherRooms           |
| Concrete              | Curbs              | Two Car       | Dining Area          |
| Stone                 | Fenced Yard        |               | Dining Room          |
| Vinyl                 | Patio              |               | Eat In Kitchen       |
|                       | Pool-In Ground     |               | Great Room           |
|                       | Porch              |               | Laundry/Utility Room |
|                       | Shed               |               | Pantry               |
|                       | Sidewalks          |               | Storage Attic        |
|                       | Sprinkler System   |               |                      |
| InteriorFeatures      | AppliancesIncluded | AlsoIncluded  | Basement             |
| Cathedral Ceiling     | Disposal           | Blinds        | 6 Ft. or More Head   |
| Carbon Monoxide       | Dishwasher         | Curtains      | Room                 |
| Detector              | Dryer              | Drapes        | Full                 |
| Kitchen Center Island | Gas Stove          | Shades        | Heated               |
| Storage               | Microwave          |               | Inside Entrance      |
| Smoke/Fire Alarm      | Refrigerator       |               | Masonry Floor/Wall   |
| Walk In Closet        | Self Cleaning Oven |               | Outside Entrance     |
| Whirlpool             | Washer             |               | Plumbing             |
|                       |                    |               | Unfinished           |
| Heating               | Cooling            | HotWater      | Water                |
| Gas-Natural           | Gas                | Gas           | Public               |

Sewer  
Public Sewer

#### CONTACT

Ask for Louis Ripa

Scan to see Property page.



**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call:**  
**Email to: [lcr@bergerrealty.com](mailto:lcr@bergerrealty.com)**



**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call:**  
**Email to: [lcr@bergerrealty.com](mailto:lcr@bergerrealty.com)**

