



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



55 Atlas Lane, Egg Harbor Township, NJ, 08234

Price \$399,900.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 10            |
| Bedrooms     | 5             |
| Baths Full   | 3             |
| Baths Half   | 0             |
| Year Built   | 1972          |
| Type         | Single Family |
| Block Number | 2710          |
| Listing #    | 596564        |
| Taxes        | 6352.00       |

#### COMMENTS

*Large split level home waiting for new owners. There is an in-law suite on ground floor next to the garage. Hardwood floors throughout the entire main and upper level. 1.4 acres property with wooded side and rear yards. New roof in March 24 and HVAC system 25. Will need some tlc but worth it. 1.48 acres irregular lot....*

#### PROPERTY FEATURES

|  |  |                          |                               |
|--|--|--------------------------|-------------------------------|
| Exterior<br>Vinyl  | OutsideFeatures<br>Fenced Yard<br>Needs Work | ParkingGarage<br>One Car | OtherRooms<br>In-Law Quarters |
| AppliancesIncluded<br>Dishwasher<br>Dryer<br>Gas Stove<br>Refrigerator<br>Washer | Heating<br>Forced Air                        | Cooling<br>Central       | Water<br>Public               |
| Sewer<br>Public Sewer  |  |                          |                               |

#### CONTACT



Ask for Chris Warren  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-432-7694  
Email to: caw@bergerrealty.com

Scan to see Property page.



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