

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500  
oc17@BergerRealty.com



206 Philadelphia Ave, Somers Point, NJ, 08244

Price \$460,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 10            |
| Bedrooms     | 4             |
| Baths Full   | 1             |
| Baths Half   | 2             |
| Year Built   | 1963          |
| Type         | Single Family |
| Block Number | 00117         |
| Listing #    | 598629        |
| Taxes        | 7570.00       |

## COMMENTS

*Situated on a quiet, dead-end street on a corner lot in a very desirable area of spectacular, historic Somers Point and directly across from the 8.2-mile infamous bike path encompassing 4 cities with trailside memorials, ice cream shops and more, this traditional 4 Bedroom, 3 Bath home has Hardwood Floors and Replacement Windows throughout, and so much more to offer! Ente...*

## PROPERTY FEATURES

|                                                                                                           |                                                |                                             |                                                                                                               |
|-----------------------------------------------------------------------------------------------------------|------------------------------------------------|---------------------------------------------|---------------------------------------------------------------------------------------------------------------|
| Exterior<br>Asbestos                                                                                      | OutsideFeatures<br>Deck<br>Fenced Yard<br>Shed | ParkingGarage<br>One Car<br>Attached Garage | OtherRooms<br>Den/TV Room<br>Dining Room<br>Eat In Kitchen<br>Laundry/Utility Room<br>Pantry<br>Storage Attic |
| AppliancesIncluded<br>Disposal<br>Dishwasher<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Washer | AlsoIncluded<br>Blinds<br>Curtains             | Heating<br>Gas-Natural                      | Cooling<br>Ceiling Fan(s)<br>Central                                                                          |
| HotWater<br>Gas                                                                                           | Water<br>Public                                | Sewer<br>Public Sewer                       |                                                                                                               |

## CONTACT



Ask for Grant Halliday  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-432-7487  
Email to: geh@bergerrealty.com

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