



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



1161 Ocean Heights, Egg Harbor Township, NJ, 08234

Price \$437,500.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 7             |
| Bedrooms     | 4             |
| Baths Full   | 2             |
| Baths Half   | 0             |
| Year Built   | 2000          |
| Type         | Single Family |
| Block Number | 5101          |
| Listing #    | 598916        |
| Taxes        | 6416.00       |

#### COMMENTS

Welcome Home to 1161 Ocean Heights Ave. in EHT. This adorable ranch home sits on a lovely wooded 1.6 acre lot. As you enter you will be inspired by the detail in which the owners have renovated their home beginning with the Oak Beam in the main living area. Brand new luxury plank flooring installed throughout the home in a nice warm tone. The eat-in kitchen features new ap...

#### PROPERTY FEATURES

|                                                                                |                                                                                                                     |                          |                                                                                                          |
|--------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|--------------------------|----------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                                                              | OutsideFeatures<br>Deck<br>Fenced Yard<br>Patio<br>Shed                                                             | ParkingGarage<br>None    | OtherRooms<br>Dining Area<br>Eat In Kitchen<br>Laundry/Utility Room<br>Pantry<br>Primary BR on 1st floor |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Smoke/Fire Alarm<br>Storage | AppliancesIncluded<br>Dishwasher<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | AlsoIncluded<br>Blinds   | Basement<br>Crawl Space                                                                                  |
| Heating<br>Forced Air<br>Gas-Natural                                           | Cooling<br>Ceiling Fan(s)<br>Central                                                                                | HotWater<br>Tankless-gas | Water<br>Well                                                                                            |

Sewer  
Septic

#### CONTACT

Ask for Cynthia Balles  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-432-2524  
Email to: cyn@bergerrealty.com

Scan to see Property page.



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