



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



101 Violet, Egg Harbor Township, NJ, 08234

Price \$459,900.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 9             |
| Bedrooms     | 2             |
| Baths Full   | 2             |
| Baths Half   | 0             |
| Year Built   | 2014          |
| Type         | Single Family |
| Block Number | 3318          |
| Listing #    | 599582        |
| Taxes        | 8048.00       |

#### COMMENTS

Welcome to The Village Grande at English Mill, Egg Harbor Township's premier 55+ active adult community. This beautifully appointed 2-bedroom, 2-bath rancher with a versatile flex room offers refined single-level living with custom details and resort-style amenities. Once inside, admire the wide-plank, hand-scraped wood floors that flow through the main living areas of t...

#### PROPERTY FEATURES

|                                      |                                                                                                                                                  |                                          |                                                                                                          |
|--------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------|----------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                    | OutsideFeatures<br>Curbs<br>Patio<br>Sidewalks                                                                                                   | ParkingGarage<br>Two Car                 | OtherRooms<br>Breakfast Nook<br>Dining Room<br>Laundry/Utility Room<br>Pantry<br>Primary BR on 1st floor |
| InteriorFeatures<br>Walk In Closet   | AppliancesIncluded<br>Burglar Alarm<br>Dishwasher<br>Disposal<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | AlsoIncluded<br>Blinds<br>Rugs<br>Shades | Basement<br>Slab                                                                                         |
| Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Central                                                                                                                               | HotWater<br>Gas                          | Water<br>Public                                                                                          |
| Sewer<br>Public Sewer                |                                                                                                                                                  |                                          |                                                                                                          |

#### CONTACT

Ask for Graham Ginn  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City

Scan to see Property page.



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