



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
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85 Marshall, Egg Harbor Township, NJ, 08234

Price \$740,000.00



PROPERTY DETAILS

Total Rooms	10
Bedrooms	4
Baths Full	2
Baths Half	1
Year Built	2007
Type	Single Family
Block Number	6002
Listing #	600363
Taxes	2024.00

COMMENTS

Welcome to Ballenger Woods, one of Egg Harbor Township's most desirable neighborhoods! This meticulously maintained 4-bedroom, 2.5-bath home offers comfort, space, and modern upgrades perfect for today's lifestyle. (With a 5th bedroom option) From the moment you arrive, the curb appeal shines with a 6+ car driveway and a 2-car garage. Inside, you'll find real hardwo...

PROPERTY FEATURES

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Stucco	Curbs	Attached Garage	Den/TV Room
Vinyl	Deck	Auto Door Opener	Dining Room
	Sidewalks	Two Car	Eat In Kitchen
			Laundry/Utility Room
InteriorFeatures	AppliancesIncluded	Basement	Heating
Carbon Monoxide	Dishwasher	Full	Forced Air
Detector	Dryer	Unfinished	Gas-Natural
Kitchen Center Island	Gas Stove		
Smoke/Fire Alarm	Microwave		
Storage	Refrigerator		
Walk In Closet	Trash Compactor		
Whirlpool	Washer		
Cooling	HotWater	Water	Sewer
Central	Gas	Public	Septic

CONTACT



Ask for Patricia (Trish) Spengler
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3160 Asbury Avenue, Ocean City
Call: 609-425-9254
Email to: pjs@bergerrealty.com

Scan to see Property page.



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