



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



412A Nectar Avenue, Galloway Township, NJ, 08205

Price \$339,000.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 8             |
| Bedrooms     | 3             |
| Baths Full   | 2             |
| Baths Half   | 1             |
| Year Built   | 1996          |
| Type         | Single Family |
| Block Number | 776           |
| Listing #    | 602034        |
| Taxes        | 5241.00       |

#### COMMENTS

*Great opportunity to own 3 bedroom, 2.5 bath 2-story family home in really convenient GWT location! Nice floorplan which includes a luxury cathedral ceiling primary ensuite (full bath), large eat-in kitchen, huge deck, and fun fenced yard. A tiny TLC inside/out will quickly and reasonably turn this into your own personalized modern style 2-story!...*

#### PROPERTY FEATURES

|                                      |                                                                                               |                        |                                                      |
|--------------------------------------|-----------------------------------------------------------------------------------------------|------------------------|------------------------------------------------------|
| Exterior<br>Vinyl                    | OutsideFeatures<br>Deck<br>Porch                                                              | ParkingGarage<br>None  | OtherRooms<br>Eat In Kitchen<br>Laundry/Utility Room |
| InteriorFeatures<br>Walk In Closet   | AppliancesIncluded<br>Dishwasher<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Washer | AlsoIncluded<br>Blinds | Basement<br>Crawl Space                              |
| Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Central                                                                            | HotWater<br>Gas        | Water<br>Public                                      |
| Sewer<br>Public Sewer                |                                                                                               |                        |                                                      |

#### CONTACT

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