



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





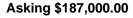








105 Edgewater Galloway Township, NJ 08205





## COMMENTS

One bedroom, one bath, first floor condo located in Mallards Landing offering a spacious bedroom with double closet, living room and dining area with open window into the kitchen with newer glass top electric stove. Additional features include an in unit Laundry closet, gas heat and central air along with built in fireplace in the living area with a slider door to a private patio and storage closet. The furnace was replaced about a year ago, the stove approx. three years ago and carpeting replaced when seller purchased the unit in 2018. The monthly association fee due to Mallards Landing is \$221 and there is an additional fee to Smithville Association of \$71 which includes access to two swimming pools, tennis court, basketball court, bike and walking path, gym and community clubhouse. Located close to restaurants and shops in the Historic Smithville Village.

UnitFeatures Parking Fireplace 2 Car Wall To Wall Carpet

PROPERTY DETAILS ParkingGarage OtherRoom 2 Car Living Roor Dining Roor

OtherRooms Living Room Dining Room Kitchen Storage Space 1st Floor M Bedroom

AppliancesIncluded Oven Refrigerator Washer Dryer Master Disposal



Cooling HotWater CeAtsk for Laryn Crissoictric CeBerger Realty Inc 1670 Boardwalk, Ocean City Call: 609-391-0500 Email to: Irc@bergerrealty.com Water City

