

# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



**707 New England  
Cold Spring, NJ 08204**

**Asking \$849,000.00**



## COMMENTS

Now available, 707 New England Road! Approximately 2300 square feet of seashore/country living space set on an extra deep lot in desirable Cold Spring on Cape Island just minutes from the Beach and Bay. Bring friends and family as this property boasts four convenient parking spaces. Upon entry you'll notice open concept living, cathedral ceilings and plenty of natural light. The first floor consists of living room, kitchen, dining room, pantry and an office with closet. Kitchen counter extends to provide another seating area, there is a double wall oven and sliding doors lead to an ample screen porch looking out over the back yard which is a blank slate for the new owners to add their personal touch. Upstairs is the master suite complete with whirlpool tub and mini balcony and two more good sized bedrooms that share the second full bath. Don't wait until it's too late to capture this spacious property for a nice price. \*1st floor office will remain locked for showings to protect privacy of seller's clients.\*

## PROPERTY DETAILS

Exterior Vinyl	Outside Features Screened Porch Storage Building	Parking/Garage Stone Driveway 4 car parking	Other Rooms Living Room Dining Room Kitchen Breakfast Nook Pantry Laundry Closet
	Appliances Range Refrigerator Washer Dryer Dishwasher Stove Electric	Basement Crawl Space	Heating Gas Natural
	Hot Water Gas- Natural	Water Well	



Ask for Carol Lett  
Berger Realty Inc.  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email: cll@bergerrealty.com

