

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
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101 Bates  
Villas, NJ 08251

Asking \$435,000.00



## COMMENTS

Welcome to your dream Cape Cod style retreat! This charming, home offers the perfect blend of coziness and convenience. Featuring three spacious bedrooms, two full bathrooms, and a fenced-in yard. This home has been meticulously maintained for you to move right in and relax. Just a short walk to the bay, enjoy the refreshing coastal breeze and evening strolls to the water. The detached garage provides additional storage or workspace. Don't miss out on this rare find – a true gem, waiting for its next lucky owner!

## PROPERTY DETAILS

|          |                 |                   |                      |
|----------|-----------------|-------------------|----------------------|
| Exterior | OutsideFeatures | ParkingGarage     | OtherRooms           |
| Vinyl    | Fenced Yard     | Garage            | Living Room          |
|          | Cable TV        | Detached          | Dining Room          |
|          | Sidewalks       | Concrete Driveway | Kitchen              |
|          |                 |                   | Laundry/Utility Room |
|          |                 |                   | Storage Attic        |

|                  |                       |                   |             |
|------------------|-----------------------|-------------------|-------------|
| InteriorFeatures | AppliancesIncluded    | AlsoIncluded      | Basement    |
| Smoke/Fire Alarm | Oven                  | Drapes            | Crawl Space |
| Tile Flooring    | Microwave Oven        | Curtains          |             |
|                  | Refrigerator          | Shades            |             |
|                  | Washer                | Blinds            |             |
|                  | Dryer                 | Rugs              |             |
|                  | Dishwasher            | Window Treatments |             |
|                  | Storage Natural Gas   | Hot Water         |             |
|                  | Cooling               | Gas- Natural      |             |
|                  | Central Air Condition |                   |             |
|                  | Ceiling Fan           |                   |             |



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