

**804 Saint Andrews  
Swainton, NJ 08210**

**Asking \$599,000.00**



**COMMENTS**

This popular Vassar Model with over 2,000 square feet of living space is located in a lovely private community on the prestigious Avalon Golf Course. 3 spacious bedrooms, 2 1/2 baths, an eat-in kitchen with plenty of cabinets and extra bar seating. Sliding glass doors in the kitchen open to an oversized paver patio overlooking a spacious back yard common area great for summer bar-b-cues, entertaining family and friends in a tranquil quiet setting. The family room off the kitchen with a soaring cathedral ceiling allows for plenty of natural light. A cozy gas fireplace is perfect for those chilly fall and winter evenings. The home has been well maintained with updated renovations including wainscotting in Dining room, LED lighting, new paint, new wood flooring first floor, new w/w carpeting second floor, new cabinetry in laundry room, Instant Gas Hot Water installed in 2022, new 2-zone A/C installed in 2024, and new Furnace in 2024. Enjoy your morning coffee or afternoon cocktail on the private newer second floor trex deck off the large master bedroom suite with custom cabinetry in the "his and her closets". Relax at the end of the day in your beautifully renovated master bathroom with Jacuzzi tub. The Links at Avalon is an exclusive enclave, practically maintenance-free with a very active and well-run Home Owners Association that takes care of all landscaping and snow removal and limited exterior building maintenance. Whether you are seeking Weekend Getaways, a Summer Home, or an Exceptional Primary Address, "The Links at Avalon" is a convenient, stress-free Lifestyle only minutes to Avalon and Stone Harbor beaches. Sellers prefer a September Closing.

**PROPERTY DETAILS**

Unit Features	Parking/Garage	Other Rooms	Appliances Included
Fireplace	Auto Door Opener	Living Room	Range
Hardwood Floors	Garage	Dining Room	Oven
Wall To Wall Carpet	1 Car	Kitchen	Self-Clean Oven
Cathedral Ceiling	Attached	Eat In Kitchen	Microwave Oven
		Laundry/Utility Room	Refrigerator
			Washer
			Dryer
			Dishwasher
			Burglar Alarm
Also Included	Heating	Cooling	Hot Water
Drapes	Gas Natural	Central Air	Gas
Curtains	Forced Air	Ceiling Fan	
Shades			
Blinds			

# Berger Realty

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