



725 Pine
Galloway Township, NJ 08215


Asking \$249,000.00



COMMENTS

**** READY TO BE SOLD!! ** GALLOWAY SCHOOL DISTRICT w. Egg Harbor City Mailing Address ** You've found the perfect started home for you - 725 Pine St, Egg Harbor City, conveniently located just off Cologne Avenue! This charming 3-bedroom, 1-bathroom rancher boasts a spacious backyard, ample parking, a wrap-around deck, and a rear porch area. Priced aggressively to sell in this market. Don't miss this one. Could make for a great home to utilize the FHA First time / First Generation grant | \$10,000 > \$17,000 toward down payment for qualified buyers. Situated in an ideal location, this home is close to gas stations (wawa) and restaurants, perfect for those who value convenience. An 8-minute drive brings you to Stockton College, making it an excellent option for students or faculty members. Could make for a great investment property for someone looking to add it to their portfolio as a rental. The home requires some light TLC, it features a full unfinished basement, ready for your personal touch. The sale is contingent on the seller finding suitable housing, but once settled, this property will be ready for you to make it your own. Don't miss out on this fantastic opportunity in Egg Harbor City! Contact your agent today to schedule a viewing.**

PROPERTY DETAILS

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|---|--|---|---------------------------------------|
| Exterior Vinyl | OutsideFeatures Deck Porch Porch Enclosed Porch Screened | ParkingGarage None | OtherRooms Pantry Storage Attic |
|  Ask for Brandon Howell Berger Realty Inc. 3160 Asbury Avenue, Ocean City Call: 609-399-0076 Email to: bah@bergerrealty.com | Also Includes Blinds | Basement 6 Ft. or More Room Finished Outside Entrance | Heating Radiator |
| | HotWater Tankless-gas | Water Public | Sewer Public Sewer |

