



**1300 Aloe**  
**Galloway Township, NJ 08205**

**Asking \$420,000.00**



**COMMENTS**

Well Kept Rancher with sliders from Kitchen to massive 28X24 trex deck with canopy, wood burning stove in Living room, Granite in the kitchen with stainless steel appliances and tile backsplash, crown molding in the primary bedroom and 2nd bedroom, fencing along front and both sides of yard. Sprinklers in front of house and stone driveway on left of the home for off street parking. Seller will have an easement prepared along driveway to access back lots behind this home which is also for sale for \$360,000. 6 lots totaling 1.31 acres which have access to public sewer from unapproved St Louis Ave (see MLS #581561). Seller will have an easement prepared to access well for this home which is on back lot. Well aprox 2 years old. Rear property line is approximately at end of deck. SEE MLS # 581561 FOR LOTS

**PROPERTY DETAILS**

|          |   |               |                               |
|----------|---|---------------|-------------------------------|
| Exterior | OutsideFeatures                                       | ParkingGarage | OtherRooms                    |
| Vinyl    | Deck<br>Fenced Yard<br>Paved Road<br>Sprinkler System | None          | Dining Area<br>Eat In Kitchen |

|                  |   |             |                           |
|------------------|---|-------------|---------------------------|
| InteriorFeatures | AppliancesIncluded  | Basement    | Heating                   |
| Storage          | Dishwasher<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Washer | Crawl Space | Forced Air<br>Gas-Natural |



Ask for Karen J. Manley  
 Berger Realty Inc  
 1330 Bay Avenue, Ocean City  
 Call: 609-391-1330  
 Email to: [kjm@bergerrealty.com](mailto:kjm@bergerrealty.com)

