



197 Betsey Scull  
Egg Harbor Township, NJ 08234

Asking \$649,000.00



COMMENTS

Nestled on a PICTURESQUE corner in sought after Egg Harbor Township, THIS BRAND NEW CUSTOM FARMHOUSE WILL OFFER THE EPITOME OF PRIVACY and the ability to potentially revise layout and design options, as well as choose various custom finishes and fixtures. Situated on a SPRAWLING 2.625 acres, with ample space to create your own outdoor living space, and beyond, this BRAND NEW, COMPLETELY CUSTOM HOME built by NONE OTHER than the OUTSTANDING Henn/Nardini Custom Builders, the captivating 2,000 square foot Farmhouse will be SECOND TO NONE! Follow the builders lead or design and customize to make this home your own, down to each and every detail. Just a 20-minute drive from the NJ beaches, and situated within a stone's throw of the Great Egg Harbor River with convenient water access, this provides the opportunity to create a personalized paradise unlike any other. (\*\* Pricing is specific to the model shown, however, we welcome your customization suggestions. Price will reflect any/all revisions. \*\*)

PROPERTY DETAILS

|                    |                 |                          |                         |
|--------------------|-----------------|--------------------------|-------------------------|
| Exterior           | OutsideFeatures | ParkingGarage            | OtherRooms              |
| See Remarks        | Curbs           | Attached Garage          | Den/TV Room             |
|                    | Enclosed        | Outside Auto Door Opener | Dining Area             |
|                    | Shower          | Two Car                  | Dining Room             |
|                    | Patio           |                          | Eat In Kitchen          |
|                    | Paved Road      |                          | Great Room              |
|                    | Porch           |                          | Laundry/Utility Room    |
|                    |                 |                          | Pantry                  |
|                    |                 |                          | Primary BR on 1st floor |
|                    |                 |                          | Storage Attic           |
| AppliancesIncluded | Heating         | Cooling                  | HotWater                |
| Dishwasher         | Forced Air      | Ceiling Fan(s)           | Gas                     |
| Dryer              | Gas-Natural     | Central                  | Tankless-gas            |
| Gas Stove          | See Remarks     | Gas                      |                         |
| Microwave          |                 |                          |                         |
| Refrigerator       |                 |                          |                         |
| Self Cleaning Oven |                 |                          |                         |
| Washer             |                 |                          |                         |
| Water              | Sewer           |                          |                         |
| Private            | Private         |                          |                         |

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Well

Septic



Ask for Mary Kuchka  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [mk@bergerrealty.com](mailto:mk@bergerrealty.com)

