

197 Betsey Scull  
Egg Harbor Township, NJ 08234

Asking \$1,029,000.00



**COMMENTS**

EXPERIENCE COUNTRY LIVING AT IT'S FINEST on over 11 LAVISH ACRES of UNDISTURBED LAND, located on the corner of Betsey Scull Road and Somers Point/Mays Landing Road in sought after Egg Harbor Township! YES, this ONE OF A KIND project is approved, shovel ready and waiting on YOU to make it YOURS! BUILDABLE ACREAGE IS DIMINISHING BY THE DAY, AND THEY AREN'T MAKING ANY MORE! Only a short 15 minute drive to local NJ Beaches, a stone's throw from the Great Egg Harbor River, with more than one local water access site, you're NOT GOING TO WANT TO MISS this opportunity to CREATE YOUR OWN CUSTOM COUNTRY SANCTUARY by taking the lead of none other than Henn Nardini Custom Home Builders, or supplying your own favorite design from our expansive list of various custom models, as well as choosing your very own top of the line finishes and fixtures, making this LUXURIOUS CUSTOM ESTATE truly yours! This 4 bedroom, 3 and a half bathroom model is also offered as a 5 bedroom, 4 and a half bathroom as well as a 6 bedroom, 4 and a half bathroom model. We invite you to utilize the QR code included in the listing photos to explore all models available for this parcel. CALL TODAY FOR YOUR OWN PRIVATE CONSULTATION!

**PROPERTY DETAILS**

|                    |                 |                     |                         |
|--------------------|-----------------|---------------------|-------------------------|
| Exterior           | OutsideFeatures | ParkingGarage       | OtherRooms              |
| See Remarks        | Curbs           | Attached Garage     | Den/TV Room             |
|                    | Deck            | Auto Door Opener    | Dining Area             |
|                    | Enclosed        | Outside See Remarks | Dining Room             |
|                    | Shower          | Three or More Cars  | Eat In Kitchen          |
|                    | Outside Shower  |                     | Great Room              |
|                    | Patio           |                     | In-Law Quarters         |
|                    | Paved Road      |                     | Laundry/Utility Room    |
|                    | Porch           |                     | Library/Study           |
|                    |                 |                     | Pantry                  |
|                    |                 |                     | Primary BR on 1st floor |
|                    |                 |                     | Recreation/Family       |
|                    |                 |                     | Storage Attic           |
| AppliancesIncluded | Heating         | Cooling             | HotWater                |
| Dishwasher         | Forced Air      | Ceiling Fan(s)      | Gas                     |
| Dryer              | Gas-Natural     | Central             | Tankless-gas            |
| Gas Stove          | Multi-Zoned     | Gas                 |                         |
| Microwave          |                 | Multi-Zoned         |                         |

# Berger Realty

• Since 1928 •



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Sewer  
Private  
Septic



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