

6594 Mill Rd Road  
Egg Harbor Township, NJ 08234

Asking \$350,000.00



**COMMENTS**

OPEN HOUSE JUNE 15 2024 12PM TILL 3PM Discover the charming property at 6954 Mill Rd., which was completely gutted to the studs and rebuilt to provide a comfortable and spacious living experience. This house, built in 1910, is as close to a new construction as you can get. The front door leads you into a veranda with many windows that provide a great deal of natural light, tile flooring and a bench with a coat rack above wainscoting on the walls. Soft closing barn doors let you into the open floor living and dining room. The kitchen is equipped with white 42 inch , soft close cabinets, stainless steel appliances and quartz countertops. Kitchen provides access to the backyard and patio through double french doors . The whole first floor has an open floor plan to provide ample space for comfortable living, an inviting atmosphere and an abundance of natural light with 9 feet ceilings Aside from the foundation, which was built in 1910, the oldest thing in the house is the roof and it is only 3 years old . The seller is a professional contractor / builder and has spared no time or expense in rehabilitating this property. From brand new Lexur air conditioning , a new water heater, 3 way light switches with dimmers in every room to multiple wall outlets for your convenience never to use extension cords . The custom window frames do not have blinds permanently attached to them so the trim does not get damaged . Every step , 14 of them going upstairs was handmade to fit perfectly. The second floor features two large bedrooms . The first bedroom has a cathedral ceiling with a fan and his and hers closets . The second bedroom has a walk in closet with cabinets for storage. Located in between these rooms is a brand new , specious 9ft x 8ft bathroom holding a jacuzzi tub , walk-in shower 43 inch x 46 inch , lavatory, vanity with a fog less mirror and an additional closet for storage . Outdoor features; A detached garage with additional storage / shed which provides room for you to personalize and enjoy. The property is equipped with a laundry area in the basement and additional storage room . The other side of the basement has plenty of space to create an additional living space , game room or TV room. Please read agent remarks.

**PROPERTY DETAILS**

Exterior Vinyl	OutsideFeatures Deck Patio	ParkingGarage Detached Garage	OtherRooms Dining Room Laundry/Utility Room Storage Attic
InteriorFeatures Carbon Monoxide Detector Cathedral Ceiling Storage	AppliancesIncluded Dishwasher Dryer Gas Stove Microwave	Basement 6 Ft. or More Room Finished	Heating Head Forced Air Gas-Natural

# Berger Realty

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