



**7 Frances**  
**Woodbine Borough, NJ 08270**

**Asking \$285,000.00**



**COMMENTS**

This single family rancher is just minutes from Ocean City and features: 3 bedrooms (large master suite), 2 full baths, eat-in kitchen, full appliance package (appliances are staying), dining room, spacious living room, luxury vinyl flooring throughout, laundry room, huge Lot (150 x 107), large rear & side yard, Anderson windows, vinyl siding, gutters, newer roof, solar panels (installed in 2023), off street parking for 2 cars, quiet residential neighborhood, upper township schools, and more! Great location! (Close to shopping and minutes to Ocean City), Great potential! Great price! Property is being sold in \"as is\" condition! See you in Upper Township!

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Curbs Needs Work Paved Road Sidewalks	None	Dining Room Eat In Kitchen Great Room Laundry/Utility Room Primary BR on 1st floor Storage Attic
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Smoke/Fire Alarm Storage	Dishwasher Disposal Dryer Elect Stove Microwave Refrigerator Self Cleaning Oven Washer	Blinds See Remarks	Crawl Space
	Cooling	HotWater	
	Ceiling Fan(s)	Electric	
	Window Units		



Sewer  
 Septic

Ask for Tara Cruser-Moss  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076

Email to: tcm@bergerrealty.com

