



35 Lake Dr  
 Marmora, NJ 08223

Asking \$195,900.00



### COMMENTS

The only available unit in the park! Priced to sell.... Lovingly maintained 2 FULL bedroom unit. Lovely Florida room with tons of windows to let in all the natural light with a day bed for guests. Mobile offers a large comfy futon perfect for a couch in the day or extra sleeping at night. 2nd bedroom is a great size with a twin bed in it. Master offers a queen bed and built in storage. Bathroom has a small window to let in natural light and ample size shower/tub combo. Lots of storage in the galley kitchen. Built in coffee bar adds more counter space. Majority of the furnishings are included and all of the blinds. Unit has a porch in the front and a large deck in the back. Maintenance free stoned yard that is landscaped and includes a large Rubbermaid shed that holds bikes & beach chairs. This unit backs up to Bank Rd., so offers privacy with no unit directly behind you. Move in ready! And 5 minutes to the "Greatest Family Resort" Park is open seasonally from April 1 to Oct 31st. HOA is \$1880 per year and yes, you own the land!

### PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Porch Shed	ParkingGarage None	OtherRooms Dining Area Florida Room Pantry
InteriorFeatures Cathedral Ceiling	AppliancesIncluded Electric Stove Microwave	AlsoIncluded Blinds Partially Furnished	Heating Heat Pump
<p>Ask for Cassidy Fletcher                  Berger Realty Inc                  1330 Bay Avenue, Ocean City                  Call: 609-391-1330                  Email to: crf@bergerrealty.com</p>			

