



**48 Shady  
 Absecon, NJ 08201**

**Asking \$269,000.00**



**COMMENTS**

Great opportunity to own a 2 bed 2 bath house in a much sought after area in Absecon. Great area near the bay, minutes from beaches, expressway and parkway, Atlantic City, restaurants etc. When you walk in the house there is a great sun room with tons of natural light. As you proceed there is another large living area. The first bed room is off the living area and has a bathroom with stand up shower and large closet. The other bedroom is on the other side of the house and also a nice size room! There is a Bathroom in the hall with a tub. The kitchen has brand new flooring, new cabinets and a large pantry closet. This house has a very large attic for possible expansion. This house sits on a BIG LOT and has A LOT of potential. The back yard has a great deck to sit on off the kitchen. There is a large crawl space with access in the back of the house that can be used as a workshop area or storage. Brand new fire extinguisher, smoke and co2 detectors. Great opportunity for first time homebuyers grant with possibilities up to \$17k!

**PROPERTY DETAILS**

Exterior Vinyl	OutsideFeatures Deck	ParkingGarage None	OtherRooms Den/TV Room Eat In Kitchen Laundry/Utility Room Pantry Storage Attic
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AppliancesIncluded  
 Dryer  
 Gas Stove  
 Refrigerator  
 Washer  
 Basement  
 Berke More  
 Room  
 Crawl Space  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: kab@bergerrealty.com  
 How  
 Gas  
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