



Berger Realty, Inc. 3160 Asbury Avenue Ocean City, NJ 08226 1-877-237-4371 / 609-399-0076 info@bergerrealty.com





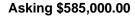








150 Crystal Lake Egg Harbor Township, NJ 08234





COMMENTS

Stately Four Bedroom 2.5 bath Crystal Lake Home . Primary first floor bedroom two spacious closets with large primary bathroom . Grand Foyer leading to cathedral ceiling family room with fireplace , also a 13\' x 12\' breakfast nook extending from the kitchen ,42\" cabinets , plenty of counter space and a center island . Formal dining room with tray ceiling , also a Study/Office, laundry room . Doorway from kitchen leading to a very large back yard. Second floor is where the additional three bedrooms and full bath are located . Plus a 11\'-11\" x 22\' -6\" Bonus Room. Full unfinished basement with tie in for a bathroom Oversized 27\'x 20\' Two car attached garage, Whole house Generator . 2 Zone heating and central air replaced approx 2020 . Roof replaced 2023 ,Association fee Includes common area grass cutting only,Maintenance of the walking trail and drainage basin

PROPERTY DETAILS			
Exterior Brick Face Vinyl	OutsideFeatures Porch Shed Sprinkler System	ParkingGarage Two Car	OtherRooms Breakfast Nook Laundry/Utility Room Primary BR on 1st floor
InteriorFeatures	AppliancesIncluded	Basement	Heating
Cathedral Ceiling	Dishwasher	6 Ft. or More Head	I Forced Air
Walk In Closet	Disposal	Room	Gas-Natural
	Dryer Unfinished Multi-Zoned GaAskofer Joyce McMahon Migerger Realty Inc Refrigerator Self Cleaning Oven Washell: 609-399-0076 Email to: jmm@bergerrealty.com Water Sewer		
K A	Public	Public Sewer	

7 1