

# Berger Realty

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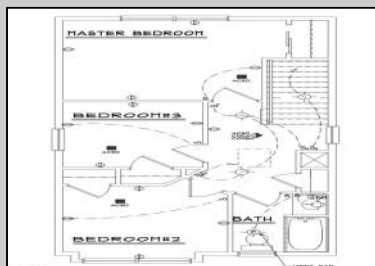
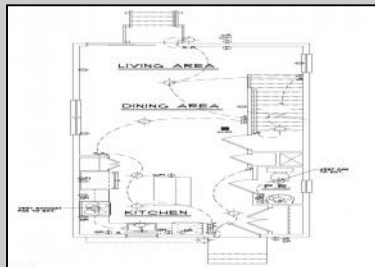


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Ocean City, NJ 08226  
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info@bergerrealty.com



1301 Oakland Ave  
Millville, NJ 08332



Asking \$274,900.00



## COMMENTS

Limited Time Offer - Your ideal home awaits; act fast. Don't miss this once-in-a-lifetime opportunity. The Most Affordable New Construction on the Market! This must-see property is one of seven locations available at this unbeatable price. Property is under construction. It will feature 3 bedrooms, 1.5 baths, and an open-concept design that seamlessly connects the great room to the kitchen. The kitchen is a highlight, offering soft-close cabinets, an island, granite countertops, a pantry, recessed lighting, and stainless steel energy efficient appliances. A sliding patio door from the great room provides easy access to the backyard, perfect for outdoor living. The home includes central air for year-round comfort and a tankless hot water heater for added energy efficiency. Additionally, it offers a full basement, ideal for finishing to suit your needs. Depending on the timing of your contract signing, you may have the option to select colors and finishes, allowing you to personalize your new home. Located in a quiet neighborhood, this property combines modern amenities with a peaceful setting at an incredible price. A 10-year Home Builders Warranty is included for your peace of mind. Please note that the pictures provided are for illustrative purposes only, with more to come. Materials and colors may be subject to change. Owner is a NJ Licensed Real Estate Agent. Taxes will be assessed by the Tax Assessor. Don't miss out on this exceptional opportunity to own a beautiful new home. Schedule your appointment today to explore this and the other six available locations!

## PROPERTY DETAILS

<p>Exterior</p> 	<p>OutsideFeatures Porch</p> <p>Ask for Tanya Pinkerton Berger Realty Inc 3160 Asbury Avenue, Ocean City Call: 609-399-0076 Email: info@bergerrealty.com</p> <p>Basement 6 Room Full Inside Entrance Unfinished</p>	<p>ParkingGarage None</p> <p>Heating Gas-Natural</p>	<p>InteriorFeatures Carbon Monoxide Detector Kitchen Center Island</p> 
<p>HotWater Tankless-gas</p>	<p>Water Public</p>	<p>Sewer Public Sewer</p>	