Berger Realty
Since 1920

Berger Realty, Inc.
55th & Haven Avenue
Ocean City, NJ 08226
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REALTOR

**801 Evans Blvd**
**Brigantine, NJ 08203**

**Asking $725,000.00**

## COMMENTS

Play 9 holes in the morning and then walk to the beach after lunch! Located on the golf course (6th hole) this 3 bedroom & 2 full bathroom rancher is adorable and spacious. Offered fully furnished and turn-key. Attached storage area, separate large shed in the backyard, outdoor shower, screened-in large porch over looking the fairway all make this the perfect beach bungalow. However, the ability to walk to the beach after golf makes this a unique home. This home makes for an ideal primary residence at the beach, vacation home or investment opportunity. Rental history available upon request.

## PROPERTY DETAILS

| Exterior | OutsideFeatures | ParkingGarage | OtherRooms |
|---|---|---|---|
| Vinyl | Curbs | None | Den/TV Room |
| | Fenced Yard | | Dining Area |
| | Outside Shower | | Dining Room |
| | Porch | | Laundry/Utility Room |
| | Porch Enclosed | | Primary BR on 1st floor |
| | Porch Screened | | Recreation/Family |
| | Shed | | |
| | Sidewalks | | |

| InteriorFeatures | AppliancesIncluded | AlsoIncluded | Basement |
|---|---|---|---|
| | Dishwasher | Blinds | Crawl Space |
| | Disposal | Hardwood | |
| | Dryer | Drapes | |
| | Gas Stove | Furnished | |
| | Microwave | | |
| | Refrigerator | | |
| | Self Cleaning Oven | | |
| | Washer | | |

| Cooling | Water | Sewer |
|---|---|---|
| Central | Public | Public Sewer |

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