



**311 Folsom Ave  
 Egg Harbor Township, NJ 08234**

**Asking \$355,000.00**



SJSRMLS

**COMMENTS**

Discover the charm of this beautifully maintained three-bedroom, two-bathroom home, ideally situated in the heart of Egg Harbor Township. This inviting home offers a perfect blend of comfort and functionality, making it an excellent choice for both relaxation and entertainment. Imagine the possibilities with the expansive basement, ready to be transformed into the ultimate space tailored to your needs. Whether you envision a vibrant children's playroom, a large family entertainment area, or a personalized man cave, this versatile area can accommodate it all. Off the kitchen, you'll find a generous two-car garage with high ceilings and an additional rear garage door leading to the backyard. This thoughtful design provides added convenience and easy access to your outdoor space. Step out onto the deck and savor your morning coffee while enjoying the serene, quiet surroundings of your private backyard. Find peace of mind with a convenient sprinkler system, a newly installed hot water heater and electrical break panel, and a renovated chimney. Minutes away from GSP and all major shopping.

**PROPERTY DETAILS**

|                  |                 |             |                  |
|------------------|-----------------|-------------|------------------|
| OutsideFeatures  | ParkingGarage   | OtherRooms  | InteriorFeatures |
| Deck             | Attached Garage | Dining Area | Storage          |
| Porch            | Two Car         |             |                  |
| Shed             |                 |             |                  |
| Sprinkler System |                 |             |                  |



AlsoIncluded  
 Ask for Michael Valtich  
 Berger Realty Inc  
 1330 Bay Avenue, Ocean City  
 Call: 609-391-1330  
 Email to: mow@bergerrealty.com

Basement  
 Finished  
 Full

Heating  
 Forced Air

