

**101 Woodlawn Ave  
Newfield, NJ 08344**

**Asking \$464,900.00**



SJSRMLS

**COMMENTS**

The Biggest worry is now gone! NEW Septic in process of being installed and will be finished pre-closing. So Much Quality. Do not miss this opportunity to view this beautiful 4 Bedroom 2.5 bath home. Drive up to a 2-car garage on a concrete driveway connected to the house or come up the asphalt paved side driveway to your detached 2 car garage. Enjoy relaxing in a beautiful hardwood flooring family room or in the stunning sunroom with full glass back wall overlooking your inground heated pool and beautifully landscaped back yard. Enjoy cooking in this modern kitchen that is connected to a full dining room, the kitchen has an island and plenty of space for easy cooking with all appliances included. Enjoy cool night while eating next to a cozy fireplace while looking out your French doors with plenty of natural sunlight. The convenience of having a ½ bath on this first floor makes it so nice for entertaining. Travel up your beautiful staircase to 4 bedrooms, 3 with a separate bath and then be amazed when entering the Master Bedroom with its own bathroom for privacy. Go downstairs to finished basement with a bonus workshop area and a gas fireplace for cozy enjoyment. When wanting to enjoy the outside your heated pool, that was used this summer with no issues and professionally closed for the season, with plenty of lounging and entertaining room to sit and enjoy your morning coffee or to entertain plenty of guests while listening to the running of adorable pond. Don't worry about your yard as the built-in sprinkler system will do the job for you that has it own well just for this system. This house so many extra amenities like a new roof of just 6 months old on the house, the separated garage roof is only 3 months old, there is a Generec whole house generator, just in case a storm rolls in, Central vacuum, 2 separate driveways, an alarm system that is connected to a monitoring system and leased solar panels that cover the electric bill with such a great savings. Do not miss this one it will go fast. Includes: Refrigerator, Double Oven, Stove, Microwave, Dishwasher, Trash Compactor, Washer, Dryer, Pool Equipment, Pool Lounge Chairs and an extra Refrigerator in the garage. Shelves in garages.

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Aluminum	Patio	Attached Garage	Florida Room
Concrete	Pool-In Ground	Auto Door Opener	
Shingle		Detached Garage	
		Three or More Cars	
		Two Car	
AppliancesIncluded	Basement	Heating	Cooling
Central Vacuum	Full	Gas-Natural	Central
Dishwasher	Partially Finished		

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Dryer  
Gas Stove  
Microwave  
Refrigerator  
Self Cleaning Oven  
Trash Compactor  
Washer

HotWater  
Gas

Water  
Public

Sewer  
Septic



Ask for J.K. Hepner, III  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [jkh@bergerrealty.com](mailto:jkh@bergerrealty.com)

