



**103 Baltusrol  
Mays Landing, NJ 08330**

**Asking \$199,900.00**



### COMMENTS

Welcome to 103 Baltusrol Dr. in the Fairways at Mays Landing a 55 plus, active adult community. Come and see this beautiful Squire model on a corner lot with a large and welcoming front porch. Many of the higher cost items have been taken care of recently including a new roof in May of 2024, new luxury vinyl plank flooring in August of 2024,. The HVAC and tankless hot water heater were added in 2023. The washer and dryer were purchased in 2022. The lot fee includes Club House with exercise room, library, activity room and and indoor pool.

### PROPERTY DETAILS

Exterior Shingle Vinyl	OutsideFeatures Sprinkler System	ParkingGarage Attached Garage	OtherRooms Dining Area Laundry/Utility Room Primary BR on 1st floor
InteriorFeatures Smoke/Fire Alarm Walk In Closet	AppliancesIncluded Dishwasher Dryer Gas Stove Refrigerator Washer	AlsoIncluded Blinds	Basement Crawl Space
Heating Forced Air Gas-Natural	Cooling Central	HotWater Tankless-gas	Water Public
Sewer Public Sewer	<p>Ask for Wendy Brown Berger Realty Inc. 109 E 55th St., Ocean City Call: 609-399-4211 Email to: wmb@bergerrealty.com</p>		

