

# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040



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712 Battersea Rd  
Ocean City, NJ 08226

Asking \$849,900.00



SJSRMLS

### COMMENTS

Welcome to this charming single-family home in the highly sought-after Gardens neighborhood, just one block from the beach! This lovingly maintained 3-bedroom, 1.5 bath home has been owned by the same family for over 50 years, offering a rare opportunity to own in this prime Ocean City location. Relax on the inviting front porch with awnings, perfect for enjoying warm summer evenings or in the back yard which provides ample space to entertain. Inside, the cozy living room features a fire place. The home also boasts a newer roof, giving you peace of mind for years to come. Enjoy the convenience of a custom outdoor shower—perfect after a day at the beach—and a spacious shed for extra storage. With off-street parking, you'll never have to worry about finding a spot. Plus, you're just steps away from the beach, boardwalk, local restaurants, and shops, making it easy to enjoy everything the area has to offer. Don't miss out on this gem – a perfect beach retreat or year-round residence!

### PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Asbestos	Deck Fenced Yard Outside Shower Patio Porch Porch Enclosed Shed	None	Dining Room Great Room
	Also Included Blinds Curtains Drapes Furnished	Basement Call: 609-399-4211 Email to: vlv@bergerrealty.com	



Ask for Valerie Vargo  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211



Cooling Ceiling Fan(s)	HotWater Gas	Water Public	Sewer Public Sewer
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