



226 San Francisco  
Egg Harbor City, NJ 08215

Asking \$265,000.00



### COMMENTS

Unique chalet style home on one level with open layout, cathedral ceilings and wood beams in the main living areas. The heart of this home is the great room with a large wall of floor to ceiling eastern facing windows. On one end is the cozy living area with brick floor to ceiling gas log fireplace. On the other end is the dining room and also a part of this room is the open kitchen with center island and breakfast bar. Laminate, wood look floors run through out most of the home. The main bedroom offers an ensuite bath and vaulted ceilings and then there's two other bedrooms and a hall bath. Outside there's a huge wood deck for your family and friends to enjoy which overlooks a large yard. You've missed the beautiful flowering gardens that surround this home but you'll be in for a treat next spring and summer when everything starts blooming again. Also offers a shed for storage. Located on a wide open street facing the woods for privacy. Being sold as is but with a little TLC this home offers so much potential. Don't miss out!

### PROPERTY DETAILS

Exterior Wood	OutsideFeatures Deck Paved Road Shed	ParkingGarage None	OtherRooms Great Room
------------------	---	-----------------------	--------------------------

InteriorFeatures Cathedral Ceiling	AppliancesIncluded Disposal Dishwasher Dryer Electric Stove Refrigerator Washer	AlsoIncluded Blinds	Basement Crawl Space
---------------------------------------	---	------------------------	-------------------------



Public Sewer

Ask for Barbara Varacalli  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: bav@bergerrealty.com  
Central Electric

