



244 Ivy Road  
Egg Harbor, NJ 08234

Asking \$480,000.00



### COMMENTS

This beautiful ranch-style home is nestled in the desirable Village Grande at English Mill and offers a range of stylish upgrades. The home features a 2-car attached garage, a formal living room, dining room, an eat-in kitchen, and a cozy den with a gas fireplace. There are two bedrooms and two full bathrooms, plus a convenient utility room. Interior Upgrades: - Ceiling lights and fans in every room. - Custom closet organizers in all closets, including pantry, island, under the kitchen sink, and laundry room. - Elegant crown molding in the living room, dining room, kitchen, and den. - Anderson double doors that lead to a private patio. - Kitchen upgrades, including a backsplash. - Remote control for the gas fireplace for added convenience. Exterior Upgrades: - A widened paver walkway leading to the front door. - In the rear yard, you'll find 12 Arborvitae trees, a mulch garden, and a fenced-in area near the patio. - An extended patio for more outdoor living space, complete with a motorized awning for shade and solar-powered lights for ambiance. Garage Upgrades: - Overhead shelving above each garage door and additional storage along all three walls of the garage. This home seamlessly combines comfort, style, and functionality with numerous upgrades both inside and out.

### PROPERTY DETAILS

Exterior Stone Vinyl	OutsideFeatures Patio Sidewalks	ParkingGarage Attached Garage Auto Door Opener Two Car	OtherRooms Dining Room Eat In Kitchen Pantry Primary BR on 1st floor Recreation/Family Storage Attic
		AppliancesIncluded Call: 609-399-4214 Email to: smv@bergerrealty.com Gas Stove Microwave Refrigerator Washer	Basement Slab



Ask for Stewart Vaughan  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4214  
Email to: smv@bergerrealty.com  
Gas Stove  
Microwave  
Refrigerator  
Washer



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