

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



210 Sumner St  
Landisville, NJ 08326

Asking \$199,000.00



## COMMENTS

GREAT LITTLE STARTER HOME with affordable taxes and a convenient location awaiting someone who recognizes the potential to add their designer touches and make it special. Gas forced air heating system, sump pump, and water heater were all replaced within the last 4 years. The largest bedroom features a bonus sitting area or would be ideal as a small nursery area or dressing room. The bathroom was updated and has tiled floors as does the foyer and kitchen. Gas cooking and a deck, too. Separate shed plus a partial basement where the heating system is located - accessible only from the outside. The home is being sold completely AS IS - any and all inspections, certifications and repairs will be the sole responsibility of the BUYER. This includes but is not limited to the Certificate of Occupancy, termite inspection, and or any other deficiencies that may be noted on an inspection report. The home is Shown daily from 10-6 pm by appointment only through Showing time. Line up your buyers, contractors and investors, today! Agents - please refer to the Agent Remarks for additional information.

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Paved Road Shed	ParkingGarage None	OtherRooms Dining Area Eat In Kitchen Laundry/Utility Room Primary BR on 1st floor
AppliancesIncluded Gas Stove	Basement Masonry Floor/Wall Outside Entrance Partial Plumbing	Heating Forced Air Gas-Natural	Cooling Central
HotWater Gas	Water Public	Sewer Public Sewer	

