



**68 Delray  
Absecon, NJ 08201**

**Asking \$317,900.00**



#### COMMENTS

Welcome Home to the Gatherings at Bel Aire lakes. Absecons premier 55+ Active Adult Community. This spacious end unit features a 2 story entry way, 2 bedrooms 2 1/2 bths. This sought after Kingsley model boasts a living room with tray ceilings, dining room with cathedral ceiling, eat in kitchen with stainless still appliances, abundant counter space with Corian counters, ample 42" wood cabinets ,and newer stainless steel appliances. Sliders lead you to the beautiful patio with retractable awning where you can enjoy your morning coffee . Adjacent to the kitchen is the great room or home office . The Owners suite which is located on the first fl includes a Main bath with double sinks and walk in shower and closet. large laundry room with washer,gas dryer and utility sink. Ascend to the 2nd floor where you will find a 2nd bedroom , full bath with tub and shower, a loft overlooking the downstairs, perfect for a home office, sitting area ,extended family or live in assistance . There is a convenient walk in storage attic ,and 2yr old HVAC system with gas heat. Features include Gleaming hardwood floors ,New carpet, and tiled bathroom floors. 1st floor features 9 ft ceilings . Insulated windows let the natural sunlight shine throughout this beautiful home. Relax and enjoy this amazing 55+ active adult community located just min from Casinos and Beaches Yet located in the beautiful serene community of Absecon. Enjoy the beautiful clubhouse which includes exercise equipment and pool table. perfect to use for family gatherings and parties. Enjoy a peaceful afternoon in the Gazebo overlooking the lakes. This Home is Located on a culdesac at the end of the street . New roof has been added and you have a 1 car attached garage with storage area. Yes you can have it all! Please note the sellers will pay the 6k assessment that was imposed on all properties in Belaire Lakes.

#### PROPERTY DETAILS

|                  |                    |                 |                         |
|------------------|--------------------|-----------------|-------------------------|
| Exterior         | OutsideFeatures    | ParkingGarage   | OtherRooms              |
| Stone            | Curbs              | Attached Garage | Dining Area             |
| Vinyl            | Patio              | One Car         | Dining Room             |
|                  | Paved Road         |                 | Eat In Kitchen          |
|                  | Sidewalks          |                 | Great Room              |
|                  |                    |                 | Laundry/Utility Room    |
|                  |                    |                 | Loft                    |
|                  |                    |                 | Pantry                  |
|                  |                    |                 | Primary BR on 1st floor |
|                  |                    |                 | Recreation/Family       |
|                  |                    |                 | Storage Attic           |
| InteriorFeatures | AppliancesIncluded | AlsoIncluded    | Basement                |

# Berger Realty

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|                    |                   |            |             |        |
|--------------------|-------------------|------------|-------------|--------|
| Carbon<br>Detector | Monoxide<br>Dryer | Dishwasher | See Remarks | Slab   |
| Cathedral Ceiling  | Gas Stove         |            |             |        |
| Smoke/Fire Alarm   | Microwave         |            |             |        |
| Storage            | Refrigerator      |            |             |        |
| Walk In Closet     | Washer            |            |             |        |
| Heating            | Cooling           | HotWater   |             | Water  |
| Forced Air         | Ceiling Fan(s)    | Gas        |             | Public |
| Gas-Natural        | Central           |            |             |        |
| Sewer              |                   |            |             |        |
| Public Sewer       |                   |            |             |        |



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