



**1210 11th Ave  
Dorothy, NJ 08317**

**Asking \$400,000.00**



**COMMENTS**

Calling all investors. Nestled on 5 serene acres in the sought-after Dorothy area of Weymouth Township, this expansive 2,800 sq. ft. home offers the perfect balance of privacy and convenience. Featuring 3 bedrooms, 2.5 baths (master bath), flowing open-concept layout, this property is ideal for those looking to enjoy modern living with room to grow. The heart of the home is the large, open kitchen that flows seamlessly into the formal dining room, perfect for hosting gatherings. A cozy living room with a wood-burning fireplace offers a warm and inviting atmosphere, ideal for relaxing after a long day. Additional highlights include a full, unfinished basement with the potential to expand the living space to 5,000 sq. ft., offering endless possibilities for customization. A newer roof, installed in 2016, adds peace of mind and durability for years to come. Outside, the property boasts a large circular driveway, providing ample parking, and an attached two-car garage for additional storage and convenience. The vast 5-acre lot offers a serene setting with room for outdoor activities or future expansion. With its prime location in Weymouth Township, this home combines the quiet charm of rural living with easy access to major highways, making it an ideal choice for commuters or anyone looking for their own peaceful retreat. 1210 11th Ave. is in very close proximity to Weymouth Township Elementary School. This is an as is, where is sale. The sellers will make no repairs. All showings to be scheduled through the listing agent with proof of funds. Closing will be contingent on the sellers finding suitable housing. Do not miss this property!!!

**PROPERTY DETAILS**

|                                                                                                                      |                                                   |                                                         |                                    |
|----------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|---------------------------------------------------------|------------------------------------|
| Exterior<br>Masonry/Block<br>Shingle<br>Vinyl<br>Wood                                                                | OutsideFeatures<br>Deck<br>Outside Shower<br>Shed | ParkingGarage<br>Two Car                                | OtherRooms<br>Laundry/Utility Room |
| AppliancesIncluded<br>Central Vacuum<br>Dishwasher<br>Dryer<br>Electric Stove<br>Microwave<br>Refrigerator<br>Washer | AlsoIncluded<br>See Remarks                       | Basement<br>6 Ft. or More<br>Room<br>Full<br>Unfinished | Heating<br>Head Forced Air<br>Oil  |
| Cooling                                                                                                              | HotWater                                          | Water                                                   | Sewer                              |

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Central

Oil

Well

Septic

