



**112 Kimberly Ln
Minotola, NJ 08341**

Asking \$419,900.00



COMMENTS

RECENT UPDATE: 15K Price Drop!! Welcome Home to this lovely 3BR 2.5BA home in rural Minotola. This move-in-ready property sits on close to a half acre lot on a no-through street. Take a minute and enjoy the view from the welcoming front porch. Enter into the foyer area which has ceramic tile flooring. There is a large closet to the left and a staircase to the upper floor on the right. The Living Room is next and features hardwood flooring, a lovely brick, gas fireplace insert with glass doors and plenty of space to relax with family and friends. There are French Doors which lead to a composite outdoor deck with vinyl railings. There's a half wall separating the Living Room from the eat-in kitchen, which features oak cabinets, ceramic tile flooring and a gas stove, built-in microwave, dishwasher and refrigerator/freezer. There is plenty of room for a large table and chairs and a nice view of the backyard through 3 bump-out windows. The Dining Room is off of the kitchen and features hardwood flooring as well. Behind the kitchen and a set of pocket doors, is a convenient Laundry Room with a full size washer & dryer and an exterior door. Back in the hallway, there is also an interior door to the oversized 2 car Garage. A half bathroom and interior entrance to the basement round out the Main floor. The Basement is mostly finished adding to the spaciousness of this property. There is a Family Room and a Bonus Room as well which could be easily transformed into a home theatre, gym or playroom area. A utility room and walkout to the Backyard complete this area. The Upper Floor features a spacious Primary en-suite which has room for an Office area/reading nook and a Walk-in closet. The attached bathroom has a Jacuzzi tub and a shower. There are 2 other well sized bedrooms and a hallway full bathroom with tub/shower combination. The Backyard is spacious with lots of room for a pool or to have your own garden. It is equipped with an Invisible Fence as well. This home has dual zoned HVAC, a Nu-Tone central vacuum system, and an UG Sprinkler system. There are 2 Attics - one has pulldown stairs in the upper floor hallway and the 2nd Attic is in the Garage and also has a pulldown staircase. Make sure to see this property - it does not disappoint! Quick closing possible & preferred. Please note: a few photos have been digitally enhanced prior to a thorough house cleaning. The house is now clean & ready for Showings.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	Attached Garage	Dining Area
	Sprinkler System	Auto Door Opener	Eat In Kitchen
	Whirlpool/Spa	Two Car	Laundry/Utility Room
			Pantry
			Storage Attic

Berger Realty

• Since 1928 •



Berger Realty, Inc
1330 Bay Avenue
Ocean City, NJ 08226
609-391-1330/609-391-1300
 **info@bergerrealty.com**



InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Carbon Monoxide Detector	Dishwasher	Blinds	6 Ft. or More Head Room
Kitchen Center Island	Disposal		Full
Security System	Dryer		Inside Entrance
Smoke/Fire Alarm	Gas Stove		Outside Entrance
Walk In Closet	Microwave		Partially Finished
Whirlpool	Refrigerator		
	Washer		
Heating	Cooling	HotWater	Water
Forced Air	Ceiling Fan(s)	Gas	Public
Gas-Natural	Central		
Sewer			
Public Sewer			



Ask for Cassidy Fletcher
 Berger Realty Inc
 1330 Bay Avenue, Ocean City
 Call: 609-391-1330
 Email to: crf@bergerrealty.com

