



**301 Cologne**  
**Galloway Township, NJ 08215**

**Asking \$324,900.00**



**COMMENTS**

Country Colonial Home in the Cologne Section of Galloway Twp on 2.4 acres. 3 bedrooms and 2 bathrooms. Covered Front porch and a side porch. Lots of windows filtering warm natural sunlight in the living and dining room. Brick fireplace with new flu and wood stove. Hardwood floors under w/w carpets. Ceiling fans in every room. Large eat in kitchen with granite counter tops Stainless steel sink and laminate flooring and 42 inch oak cabinets. plus pantry! Laundry room off kitchen. A full bathroom on first floor. Lovely wood staircase leading to Large primary bedroom with cathedral ceiling, palladium window, custom trim and large closet. Large 2nd Bathroom has Jacuzzi tub surrounded with tile. and walk in shower. Plus 2 other good sized bedrooms. Pull down attic for storage. Large 2 car detached garage plus shed and circular driveway. Plenty of room inside and out! See attached map of lot dimensions with the photos. New roof in July 2024. This house has custom molding and lots of character! This house is being sold in AS IS Condition. Buyer is responsible for all repairs certifications, inspections and CO necessary to settle at their expense. Central Air not working at this time. Plenty of room to roam. Come see today

**PROPERTY DETAILS**

Exterior Vinyl	OutsideFeatures Porch Shed	ParkingGarage Two Car Detached Garage	OtherRooms Dining Room Eat In Kitchen Laundry/Utility Room
		Basement Crawl Space Partial	Heating Forced Air
		Appliances Dishwasher Dryer Gas Stove Microwave Refrigerator Washer	
	HotWater Gas	Water Public	Septic



Ask for Bob Wilkins  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call 609-399-4211  
Email to: bw@bergerrealty.com

