

# Berger Realty

Since 1926



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



226 Magnolia, Wildwood, NJ, 08260

Price \$400,000.00

### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 6             |
| Bedrooms     | 2             |
| Baths Full   | 1             |
| Baths Half   | 0             |
| Year Built   | 1935          |
| Type         | Single Family |
| Block Number | 224           |
| Listing #    | 580915        |
| Taxes        | 4596.00       |



### COMMENTS

**AN OFFER HAS BEEN ACCEPTED. WILL BE MARKED AS PENDING AT THE END OF ATTORNEY REVIEW...**

### PROPERTY FEATURES

|  |   |                        |  |
|--|---|------------------------|--|
| Exterior<br>Vinyl  | OutsideFeatures<br>Curbs<br>Deck<br>Enclosed Outside<br>Shower<br>Fenced Yard<br>Pool-Above Ground<br>Porch<br>Porch Enclosed<br>Shed | ParkingGarage<br>None  | OtherRooms<br>Den/TV Room<br>Dining Room<br>Eat In Kitchen<br>Laundry/Utility Room |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Smoke/Fire Alarm<br>Storage | AppliancesIncluded<br>Dishwasher<br>Dryer<br>Electric Stove<br>Refrigerator<br>Self Cleaning Oven<br>Washer                           | AlsoIncluded<br>Blinds | Basement<br>Crawl Space  |
| Heating<br>Forced Air<br>Multi-Zoned   | Cooling<br>Multi-Zoned  | HotWater<br>Gas        | Water<br>Public  |
| Sewer<br>Public Sewer  |   |                        |  |

### CONTACT

Ask for Michael Wallitsch  
Berger Realty Inc  
1330 Bay Avenue, Ocean City

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