

# Berger Realty

Since 1928



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



105 Birch, Absecon, NJ, 08201

Price \$418,500.00



### PROPERTY DETAILS

Total Rooms	11
Bedrooms	6
Baths Full	2
Baths Half	1
Year Built	1970
Type	Single Family
Block Number	171.01
Listing #	583894
Taxes	8420.00

### COMMENTS

**\*\*AS OF 8-22 "BUYER DID NOT QUALIFY" so BACK ON THE MARKET!! OPPORTUNITY IS KNOCKING for SOMEONE @ \$418,500!!\*\* WOW WHAT A HOME!! 6 BEDROOM 2 1/2 BATH 2 STORY/CAPE with OVER 3400 SQ FT of Living Space TUCKED AWAY at the END OF THE CUL-DE-SAC in HIGHLY SOUGHT AFTER ABSECON SHORES!! CUSTOM FEATURES INCLUDE: Huge Tiled Entry Foyer, Step up Formal Living Room, Large Oversi...**

### PROPERTY FEATURES

Exterior Wood	OutsideFeatures Curbs Fenced Yard Paved Road Porch Porch Screened	ParkingGarage Attached Garage Auto Door Opener Two Car	OtherRooms Dining Room Eat In Kitchen Primary BR on 1st floor Recreation/Family Storage Attic
InteriorFeatures Carbon Monoxide Detector Security System Storage Walk In Closet Whirlpool	AppliancesIncluded Dishwasher Gas Stove Microwave Refrigerator	Basement Crawl Space Outside Entrance	Heating Forced Air Gas-Natural Multi-Zoned
Cooling Central Multi-Zoned	HotWater Gas	Water Public	Sewer Public Sewer

### CONTACT



Ask for Ludwik Samselski  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-545-0757  
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Scan to view property page.



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