

# Berger Realty

Since 1928



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

[oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)

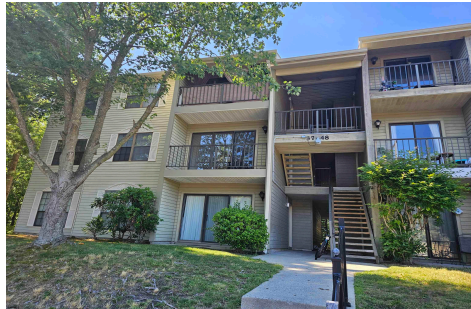


44 Colonial Court, 44, Galloway Township, NJ, 08205

Price \$179,900.00

### PROPERTY DETAILS

Total Rooms	6
Bedrooms	2
Baths Full	2
Baths Half	0
Year Built	1987
Type	Condo
Block Number	988.10
Listing #	586657
Taxes	2185.00



### COMMENTS

**2 BR, 2 BA condo in Mattix Crossing, end unit, 2nd floor, lowest priced VACANT unit in Galloway, property is being sold in "as is" condition, but in good shape, newer HVAC system, stove, dishwasher and stove, lowest association fees in the area at \$145 per month, swimming pool, great for a first-time homebuyer or investor, close to Stockton University. VACANT - LOCK BOX...**

### PROPERTY FEATURES

Exterior	ParkingGarage	OtherRooms	Heating
Vinyl	None	Dining Room	Forced Air
		Laundry/Utility Room	Gas-Natural
Cooling	HotWater	Water	Sewer
Central	Gas	Public Water	Public Sewer

### CONTACT



Ask for Christopher Malinowski  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 267-255-5000  
Email to: [cma@bergerrealty.com](mailto:cma@bergerrealty.com)

Scan to see Property page.



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