

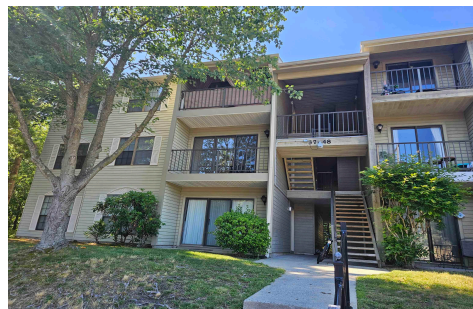


Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



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

#### CONTACT



Ask for Cynthia Balles  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-432-2524  
Email to: cyn@bergerrealty.com

Scan to see Property page.

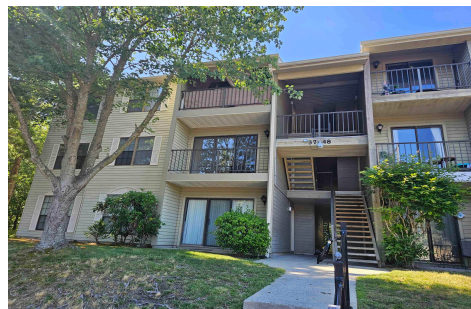


Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



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

#### CONTACT



Ask for Cynthia Balles  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-432-2524  
Email to: cyn@bergerrealty.com

Scan to see Property page.

