

# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



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5320 Simpson Avenue, Ocean City, NJ, 08226

Price \$1,099,000.00



### PROPERTY DETAILS

|                     |               |
|---------------------|---------------|
| <b>Total Rooms</b>  | 11            |
| <b>Bedrooms</b>     | 4             |
| <b>Baths Full</b>   | 2             |
| <b>Baths Half</b>   | 1             |
| <b>Year Built</b>   | 1966          |
| <b>Type</b>         | Single Family |
| <b>Block Number</b> | 5306          |
| <b>Listing #</b>    | 587655        |
| <b>Taxes</b>        | 5182.00       |

### COMMENTS

Welcome to 5320 Simpson Ave, an incredible opportunity to own a 4 bedroom, 2.5 Bath single family home, a short walk away from the Beach for the price of a Condo! This 2 story gem located in the desirable Ocean City Homes neighborhood boasts a primary suite with walk-in closet and full bath on the first floor with hardwood floors throughout, fully-equipped kitchen and full...

### PROPERTY FEATURES

|   |  |                           |  |
|---|--|---------------------------|--|
| Exterior<br>See Remarks   | OutsideFeatures<br>Porch Enclosed<br>Porch Screened<br>Shed<br>Enclosed Outside Shower                                   | ParkingGarage<br>None     | OtherRooms<br>Laundry/Utility Room<br>Storage Attic<br>Primary BR on 1st floor |
| InteriorFeatures<br>Carbon Monoxide Detector<br>Storage<br>Smoke/Fire Alarm<br>Walk In Closet | AppliancesIncluded<br>Dishwasher<br>Dryer<br>Electric Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | AlsoIncluded<br>Furnished | Heating<br>Forced Air<br>Gas-Natural   |
| Cooling<br>Ceiling Fan(s)<br>Central  | HotWater<br>Electric   | Water<br>Public           | Sewer<br>Public Sewer  |

### CONTACT



Ask for Blake Halliday  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-412-3737  
Email to: beh@bergerrealty.com

Scan to see property page.



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