

# Berger Realty

Since 1926



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

info@bergerrealty.com



1704 West Avenue, Linwood, NJ, 08221

Price \$599,000.00

### PROPERTY DETAILS

Total Rooms	9
Bedrooms	3
Baths Full	3
Baths Half	1
Year Built	1962
Type	Single Family
Block Number	26
Listing #	588980
Taxes	10954.00

### COMMENTS

*Extremely custom sprawling Ranch located right smack on bikepath between all 3 Linwood Schools! Walk in either front or rear door and...BA-BOOM...you'll be greeted with dramatic soaring beamed ceilings in both living room and/or the unbelievable "over the top" humongous Eat-in kitchen!!! The very unique architectural floor plan will exceed your imagination. Marketed as...*

### PROPERTY FEATURES

Exterior Vinyl Wood Shingle	OutsideFeatures Cabana Deck Fenced Yard Outside Shower Patio Pool-In Ground Porch Porch Screened Sprinkler System	ParkingGarage One and Half Car Detached Garage Auto Door Opener	OtherRooms Breakfast Nook Dining Room Eat In Kitchen Great Room In-Law Quarters Laundry/Utility Room Recreation/Family Storage Attic Workshop Primary BR on 1st floor
InteriorFeatures Bar Cathedral Ceiling Kitchen Center Island Storage Walk In Closet	AppliancesIncluded Disposal Dishwasher Dryer Gas Stove Microwave Refrigerator Washer	AlsoIncluded Blinds	Basement 6 Ft. or More Head Room Finished Full Inside Entrance Outside Entrance
Heating Forced Air Gas-Natural Multi-Zoned	Cooling Central Multi-Zoned	HotWater Gas	Water Public
Sewer Public Sewer			

### CONTACT

# Berger Realty

Since 1926



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

info@bergerrealty.com



1704 West Avenue, Linwood, NJ, 08221

Price \$599,000.00

### PROPERTY DETAILS

Total Rooms	9
Bedrooms	3
Baths Full	3
Baths Half	1
Year Built	1962
Type	Single Family
Block Number	26
Listing #	588980
Taxes	10954.00

### COMMENTS

*Extremely custom sprawling Ranch located right smack on bikepath between all 3 Linwood Schools! Walk in either front or rear door and...BA-BOOM...you'll be greeted with dramatic soaring beamed ceilings in both living room and/or the unbelievable "over the top" humongous Eat-in kitchen!!! The very unique architectural floor plan will exceed your imagination. Marketed as...*

### PROPERTY FEATURES

Exterior Vinyl Wood Shingle	OutsideFeatures Cabana Deck Fenced Yard Outside Shower Patio Pool-In Ground Porch Porch Screened Sprinkler System	ParkingGarage One and Half Car Detached Garage Auto Door Opener	OtherRooms Breakfast Nook Dining Room Eat In Kitchen Great Room In-Law Quarters Laundry/Utility Room Recreation/Family Storage Attic Workshop Primary BR on 1st floor
InteriorFeatures Bar Cathedral Ceiling Kitchen Center Island Storage Walk In Closet	AppliancesIncluded Disposal Dishwasher Dryer Gas Stove Microwave Refrigerator Washer	AlsoIncluded Blinds	Basement 6 Ft. or More Head Room Finished Full Inside Entrance Outside Entrance
Heating Forced Air Gas-Natural Multi-Zoned	Cooling Central Multi-Zoned	HotWater Gas	Water Public
Sewer 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.



**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.

