

# Berger Realty

Since 1926



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

info@bergerrealty.com



814 Arago, Egg Harbor City, NJ, 08215

Price \$399,000.00

### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 9             |
| Bedrooms     | 3             |
| Baths Full   | 2             |
| Baths Half   | 0             |
| Year Built   | 2025          |
| Type         | Single Family |
| Block Number | 433           |
| Listing #    | 593959        |
| Taxes        | 2287.00       |

### COMMENTS

**New Construction Opportunity on this Egg Harbor City Corner 10,000 SF lot with three street frontage. This 1,560 sf ranch home features a open floor plan as you enter the large living room, kitchen with center island and dining room. The kitchen has lots of cabinets and stainless steel appliances to include a double door refrigerator and freezer, Whirlpool 5 burner gas ran...**

### PROPERTY FEATURES

|  |   |                                       |  |
|--|---|---------------------------------------|--|
| Exterior<br>Vinyl  | OutsideFeatures<br>Paved Road<br>Porch<br>Sidewalks   | ParkingGarage<br>None                 | OtherRooms<br>Dining Area<br>Laundry/Utility Room<br>Storage Attic |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Kitchen Center Island<br>Smoke/Fire Alarm | AppliancesIncluded<br>Dishwasher<br>Disposal<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | Basement<br>Crawl Space<br>Unfinished | Heating<br>Forced Air<br>Gas-Natural                               |
| Cooling<br>Ceiling Fan(s)<br>Central   | HotWater<br>Gas   | Water<br>Public                       | Sewer<br>Public Sewer  |

### CONTACT



Ask for Mark Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-437-4142  
Email to: mkj@bergerrealty.com

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