



Beds: 3
 Baths: 1 / 0
 MLS #: 6464804
 Tax ID #: 05-00251-00013
 Building:
 Floor Number:
 Age: 60
 New Construct: No
 Condition: Average+
 Ownership: Fee Simple
 Interior Sq Ft: 1,313 / Assessor
 Price / Sq Ft: \$83.78
 Type: Single/Detached
 Style: Cape
 Design: 2 Story
 Central Air: No

Location

County: Burlington
 MLS Area: Burlington City (20305)
 Subdiv / Neigh: Columbus Park
 School District: [Burlington City](#)
 - High: Burlington City H.S.

Lot Information

Acres / Lot Sq Ft: .14 / 5,992
 Lot Dimensions: 56X107
 Land Use / Zoning: R-2
 Waterfront: No

Tax Information

Taxes / Year: \$4,328 / 2015
 Assessment: \$128,400
 Block / Lot: 00251 / 00013
 Land Assessment: 55,100
 Imprv Assessment: 73,300

Condo/HOA Association

Condo / HOA: No / No
 Recurring Fee:
 One-Time Fee:
 Adult 55+/62+ Community: No

Rooms

Total Rooms:			Part Baths:	0 Main, 0 Up, 0 Low	
Full Baths:	0 Main, 0 Up, 0 Low		Kitchen:	8 x 12	Main
Living/Great Room:	12 x 14	Main	Second Bedroom:	12 x 10	Upper
Main Bedroom:	12 x 14	Main	Laundry Room:	12 x 10	Main
Third Bedroom:	12 x 14	Upper			

Features

Exterior: Vinyl Exterior, On Slab Foundation, Patio, No Swimming Pool
 Interior: No/Unknown Accessibility Modifications, Main Floor Laundry, No Fireplace, Wall to Wall Carpet
 Kitchen: Full Kitchen, Built In Microwave, Gas Cooking
 Basement: Basement None
 Parking: 1 Car Garage, Carport, Driveway Parking
 Utilities: Wall/Window Air Conditioning, Gas Heating, 100-150 Amps , Gas Hot Water, Public Water, Public Sewer

Remarks

Public: Previously approved short sale - Buyer fell thru! Should be a short process to final approval. This home is very clean and the kitchen and bathrooms have been professionally updated. Very neutral colors and ready for you to make it your own. This is a short sale, buyer will be responsible for any required repairs and for inspections including obtaining certificate of occupancy.

Agent: Subject to short sale approval and third party approval.

Showing

Appointment Phone: (856) 824-1000

Cross Street: Mount

Map Grid:

Listing OfficeListing Agent: [Anthony Balboni \(Lic#8438839\)](#)

(856) 824-1000

Listing Office: [Key Properties Real Estate](#) (BKEY01)

6002 Route 130 N. , Delran, NJ 08075-1865

Office Phone: (856) 824-1000

Office Fax:

(856) 764-6990

Compensation

Buyer Broker: 3%-\$100

Transaction Broker:

3%-\$100

Dual/Var Comm: No

Listing Information

Original Price: \$139,900

PMP:

221

List Contract Date: 09/30/2014

DOM:

221

Last Modified: 05/04/2016

Short Sale/REO:

Yes/No

Off Market Date: 02/15/2016

Broker Interest:

No

List Expire Date:

Sign:

Yes

Agreement Type: ER

Prospects Excluded:

No

Earliest Possession: Negotiable

Owner:

of Record

Property Disclosure:

No

Contract/Settlement InformationBuyer's Office: [Keller Williams Realty - Moorestown](#) (55528)

(856) 316-1100

Buyer's Agent: [Don Brown \(Lic#1538578\)](#)

(609) 231-8374

Financing: Conventional

Pending Date: 02/15/2016

Price Before Sale:

\$106,000

Settled Date: 05/03/2016

Seller Concess: No

Final Sale Terms:

Short Sale

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Beds: 3
 Baths: 2 / 0
 MLS #: 6526473
 Tax ID #: 05-00070-00022
 Building:
 Floor Number:
 Age: 90
 New Construct: No
 Condition: Average+
 Ownership: Fee Simple
 Interior Sq Ft:
 Type: Single/Detached
 Style: Cape
 Design: 2 Story
 Central Air: Yes

Location

County: Burlington
 MLS Area: Burlington City (20305)
 Subdiv / Neigh: Farnerville
 School District: [Burlington City](#)
 - High: Burlington City H.S.

Lot Information

Acres / Lot Sq Ft: .17 / 7,500
 Lot Dimensions: 50X150
 Land Use / Zoning: R-2
 Waterfront: No

Tax Information

Taxes / Year: \$4,662 / 2015
 Assessment: \$138,300
 Block / Lot: 00070 / 00022
 Land Assessment: 47,200
 Imprv Assessment: 91,100

Condo/HOA Association

Condo / HOA: No / No
 Recurring Fee:
 One-Time Fee:
 Adult 55+/62+ Community: No

Rooms

Total Rooms:	6		Part Baths:	0 Main, 0 Up, 0 Low	
Full Baths:	1 Main, 1 Up, 0 Low		Kitchen:	18 x 11	Main
Living/Great Room:	14 x 11	Main	Main Bedroom:	12 x 12	Upper
Family Room:	13 x 11	Main	Third Bedroom:	11 x 11	Main
Second Bedroom:	14 x 10	Upper			

Features

Exterior: Aluminum/Steel Exterior, Pitched Roof, Shingle Roof, Patio, Porch, Front Yard, Level Lot, Rear Yard, Side Yard(s), No Swimming Pool

Interior: Cable TV Wired, Ceiling Fan(s), Whirlpool/Hot Tub, Replacement Windows, Wood Stove, Living Room/Great Room Entrance, No/Unknown Accessibility Modifications, Basement Laundry, One Fireplace, Living Room/Great Room Fireplace, Finished Wood Floors, Tile Floors, Vinyl/Lin Floors, Wall to Wall Carpet

Kitchen: Eat-In Kitchen, Built In Dishwasher, Pantry, Gas Cooking

Basement: Full Basement

Parking: 1 Car Garage, Detached, Driveway Parking

Utilities: Central Air, Gas Heating, Hot Air , Gas Hot Water, Public Water, Public Sewer

Inclusions: Washer, Dryer, Refrigerator, Wood Burning Stove, Wood For Stove

Remarks

Public: This is the house with the "white picket fence" that you've dreamed about. No fence yet - you can add that later- but everything else is there. Loaded with the charm and character of yesteryear's homes along with all the modern amenities today's homeowners want! A beautiful, new, maintenance free Trex front porch welcomes you into the home. Step inside and you'll find a cozy living room/family room double parlor with a top of the line wood-

burning stove! The main living area also has wonderful old house wood trim and hardwood floors under the carpet. The spacious and sunny eat-in kitchen was remodeled recently with new counter tops and flooring. Upstairs you'll find 2 good-sized bedrooms and a full, remodeled bath with an oversized jetted tub. The home is situated on a large lot that has plenty of room for backyard activities. Completing this delightful home are newer windows and newer central air and heating systems. All you need to add is the white picket fence! Burlington City has a FREE full day pre-K program too!

Agent: Seller will pay closing costs or credit for garage repair up to \$3000. House as-is. Detached garage may not be suitable for autos at this time. Used by current owners for storage. temp fence in backyard is up for puppy training purposes. :)

Showing

Appointment Phone: (609) 586-1400
Show Instructions: call office. appt. must be confirmed with homeowners
Showing Features: Call To Show
Cross Street: Wood **Map Grid:**
Directions: Route 130 to Wood to Fernwood.

Listing Office

Listing Agent: [Judith Moriarty \(Lic#9806469\)](#)
 (609) 474-0474
Listing Office: [Weidel Realtors-Hamilton Square](#) (YWDL07)
 1948 Highway 33 , Hamilton Square, NJ 08690-1714
Office Phone: (609) 586-1400 **Office Fax:** (609) 586-4963

Compensation

Buyer Broker:	3%	Transaction Broker:	3%
Dual/Var Comm:	No		
Sub Agent Broker:	3%		

Listing Information

Original Price:	\$155,000	PMP:	134
List Contract Date:	02/25/2015	DOM:	134
Last Modified:	05/01/2016	Short Sale/REO:	No/No
Off Market Date:	07/08/2015	Broker Interest:	No
List Expire Date:		Sign:	Yes
Agreement Type:	ER	Prospects Excluded:	No
Earliest Possession:	Negotiable	Owner:	Mario A & Sarah M Beckles
Finance Accepted:	Conventional, FHA203(b), VA	Property Disclosure:	Yes

Contract/Settlement Information

Buyer's Office:	Weidel Realtors-Hamilton Square (YWDL07)	(609) 586-1400
Buyer's Agent:	Judith Moriarty (Lic#9806469)	(609) 474-0474
Financing:	Conventional	
Pending Date:	07/08/2015	Price Before Sale: \$140,000
Settled Date:	04/30/2016	
Seller Concess:	Yes, \$8,000	

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Beds: 4
 Baths: 1 / 0
 MLS #: 6591486
 Tax ID #: 05-00046-00007
 Building:
 Floor Number:
 Age: 63
 New Construct: No
 Condition: Average+
 Ownership: Fee Simple
 Interior Sq Ft: 1,224 / Assessor
 Price / Sq Ft: \$98.86
 Type: Single/Detached
 Style: Cape
 Design: 1.5 Story
 Central Air: Yes

Location

County: Burlington
 MLS Area: Burlington City (20305)
 Subdiv / Neigh: Mehville
 School District: [Burlington City](#)
 - High: Burlington City H.S.
 - Middle: Wilbur Watts Intermediate School
 - Elementary: Samuel Smith E.S.

Lot Information

Acres / Lot Sq Ft: .11 / 5,000
 Lot Dimensions: 50X100
 Land Use / Zoning: R-2
 Waterfront: No

Tax Information

Taxes / Year: \$4,315 / 2015
 Assessment: \$128,000
 Block / Lot: 00046 / 00007
 Land Assessment: 44,000
 Imprv Assessment: 84,000

Condo/HOA Association

Condo / HOA: No / No
 Recurring Fee:
 One-Time Fee:
 Adult 55+/62+ Community: No

Rooms

Total Rooms:	8		Part Baths:	0 Main, 0 Up, 0 Low	
Full Baths:	1 Main, 0 Up, 0 Low		Kitchen:	12 x 11	Main
Living/Great Room:	16 x 13	Main	Second Bedroom:	11 x 8	Main
Main Bedroom:	14 x 11	Main	Fourth Bedroom:	12 x 12	Upper
Third Bedroom:	13 x 12	Upper	3 Season:	18 x 12	Main
Foyer:	7 x 6	Main			
Laundry Room:	12 x 11	Basement			

Features

Exterior:	Asbestos Exterior, Block/Brick Foundation, Pitched Roof, Sidewalks, Street Lights, No Swimming Pool
Interior:	Foyer/Vestibule Entrance, Sun/Florida , No/Unknown Accessibility Modifications, Basement Laundry, No Fireplace, Finished Wood Floors, Tile Floors
Kitchen:	Eat-In Kitchen, Built In Dishwasher, Gas Cooking
Basement:	Full Basement, Unfinished Basement
Parking:	No Garage, Street Parking
Utilities:	Central Air, Gas Heating, Hot Air, 100-150 Amps , Gas Hot Water, Public Water, Public Sewer

Remarks

Public: Quaint Cape Cod situated just minutes from major modes of transportation. Commute easily to Philadelphia, New York and points in between via the River Line, I-95, or the NJ

and PA Turnpikes. Home features 4 bedrooms (2 up and 2 down). 3 seasons room and full unfinished basement. Why rent when you can own?

Showing

Appointment Phone: (609) 233-9634

Show Instructions: use showing assist

Cross Street: Park

Map Grid:

Directions: From Florence - Route 130 S to right on Park to right on Oakland

Listing Office

Listing Agent: [Thomas Sasaki \(Lic#7865630\)](#)
(609) 386-1636

Listing Office: [RE/MAX World Class Realty](#) (BHA101)
230 High St , Burlington, NJ 08016-0158

Office Phone: (609) 386-1636 Office Fax: (609) 387-3081

Compensation

Buyer Broker: 3 Transaction Broker:

Dual/Var Comm: No

Sub Agent Broker: 3

Listing Information

Original Price:	\$137,000	PMP:	140
List Contract Date:	06/09/2015	DOM:	140
Last Modified:	01/22/2016	Short Sale/REO:	No/No
Off Market Date:	10/26/2015	Broker Interest:	No
List Expire Date:		Sign:	Yes
Agreement Type:	ER	Prospects Excluded:	No
Earliest Possession:		Owner:	withheld
Finance Accepted:	Conventional, FHA203(b), VA	Property Disclosure:	No

Contract/Settlement Information

Buyer's Office:	RE/MAX Preferred-Marlton (CREP03)	(856) 810-8282
Buyer's Agent:	Christopher Martin (Lic#7004842)	(609) 932-3959
Financing:	USDA	
Pending Date:	10/26/2015	Price Before Sale: \$137,000
Settled Date:	01/22/2016	
Seller Concess:	Yes, \$6,000, closing cost	

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Beds: 3
 Baths: 1 / 0
 MLS #: 6642089
 Tax ID #: 05-00066-00047
 Building:
 Floor Number:
 Age: 999
 New Construct: No
 Condition:
 Ownership: Fee Simple
 Interior Sq Ft: 1,264 / Assessor
 Price / Sq Ft: \$126.50
 Type: Single/Detached
 Style: Cape
 Design: 1.5 Story
 Central Air: Yes

Location

County: Burlington
 MLS Area: Burlington City (20305)
 Subdiv / Neigh: Farnerville
 School District: [Burlington City](#)

Lot Information

Acres / Lot Sq Ft: .14 / 6,250
 Lot Dimensions: 50X125
 Land Use / Zoning: R-2
 Waterfront: No

Tax Information

Taxes / Year: \$4,730 / 2015
 Assessment: \$140,300
 Block / Lot: 00066 / 00047
 Land Assessment: 45,900
 Imprv Assessment: 94,400

Condo/HOA Association

Condo / HOA: No / No
 Recurring Fee:
 One-Time Fee:
 Adult 55+/62+ Community: No

Rooms**Total Rooms:**

Full Baths: 0 Main, 0 Up, 0 Low

Living/Great Room: 0 x 0 Main

Kitchen: 0 x 0 Main

Second Bedroom: 0 x 0 Upper

Laundry Room: 0 x 0 Basement

Part Baths: 0 Main, 0 Up, 0 Low

Dining Room: 0 x 0 Main

Main Bedroom: 0 x 0 Upper

Third Bedroom: 0 x 0 Upper

Features

Exterior: Aluminum/Steel Exterior, No Swimming Pool

Interior: No/Unknown Accessibility Modifications, Basement Laundry, One Fireplace

Kitchen: Full Kitchen, Gas Cooking

Basement: Full Basement

Parking: No Garage, Driveway Parking

Utilities: Central Air, Gas Heating, Gas Hot Water, Public Water, Public Sewer

Inclusions: New Gas Stove, Dishwasher And Built-In Microwave.

Remarks

Public: GORGEOUS HOME on corner lot in desirable Farnerville, professionally remodeled, spacious rooms throughout, fabulous new kitchen with new appliances and new ceramic tiled floor, brand new roof, new windows, brand new gas baseboard heating system, central air conditioning, full basement, detached shed, big backyard for playing and gardening, quick access to local highways, shopping and entertainment. Do not miss seeing this home!!!

Agent: Easy to show.

Showing

Appointment Phone: (609) 893-5800

Cross Street: Salem Rd.

Map Grid:

Listing Office

Listing Agent: [Mark Schneider \(Lic#8533840\)](#)
(609) 893-4600

Listing Office: [Schneider Real Estate Agency](#) (SCHNEI)
2 Market St , Browns Mills, NJ 08015-3633

Office Phone: (609) 893-5800

Office Fax:

(609) 893-5858

Compensation

Buyer Broker: 3%-\$50

Transaction Broker:

0

Dual/Var Comm: No

Sub Agent Broker: 0

Listing Information

Original Price: \$154,900

PMP: 28

List Contract Date: 09/12/2015

DOM: 28

Last Modified: 12/18/2015

Short Sale/REO: No/No

Off Market Date: 10/09/2015

Broker Interest: Yes

List Expire Date:

Sign: Yes

Agreement Type: ER

Prospects Excluded: No

Earliest Possession: Immediate

Owner: of Record

Property Disclosure: No

Contract/Settlement Information

Buyer's Office: [Keller Williams Realty - Moorestown](#) (55528)

(856) 316-1100

Buyer's Agent: [Naoji Moriuchi \(Lic#0336501\)](#)

(856) 316-1100

Financing: USDA

Pending Date: 10/09/2015

Price Before Sale:

\$159,900

Settled Date: 12/18/2015

Seller Concess: Yes, \$6,000

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