



**3 & 5 Franklin**  
**Margate, NJ 08402**

**Asking \$2,100,000.00**



#### COMMENTS

Located on an 84' x 80' lot within the central business district of Margate this commercial opportunity is comprised of a 6,000 +/- 2 story building plus an adjacent 1,500 +/- vacant garage and parking lot. Currently occupied as first floor business and 2 second floor apartments. Real estate only for sale. By appointment only. Not shown during business hours.

#### PROPERTY DETAILS

|        |              |
|--------|--------------|
| Water  | Sewer        |
| Public | Public Sewer |



Ask for James Monteleone  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: [jfm@bergerrealty.com](mailto:jfm@bergerrealty.com)

