

**7701 Atlantic  
Margate, NJ 08402**

**Asking \$1,100,000.00**



**COMMENTS**

The "Beach House" is beyond question the Premier southside condominium complex in Margate and unit # 18 located just 4 homes to Margate's best beaches, and pleasant and quick stroll to Margate's exciting night life, casual and formal dining and shopping district and is only minutes away from the world famous Ventnor and Atlantic City Boardwalk. Specifically, unit 18 is considered to be the crown jewel of Complex and is now available. The exquisite unit has been updated and presents an air of casual living with a perfect blend of the sophistication, in a transitional setting. Pull into the convenient garage which includes a private storage area and enter directly into your Margate getaway. The open floor plan concept is perfect for entertaining and highlights a chefs kitchen, featuring an upgraded stainless steel appliance package which, includes a wine chiller. The custom cabinetry offers stainless steel accents, stylish backsplash and a very large walk-in pantry. The main living area boasts soaring ceilings with a wall of windows allowing for tons of natural light to flow into the space and is anchored with a linear stainless steel gas fireplace with river rock accents. You can choose to relax on the deck or, dine with family and friends and take in the dynamic ocean views while enjoying the sound of the waves as the tide rolls in. Just down the hall is are 2 practical storage closets leading into large en'suite with private deck access and stunning bath with soaking tub, designer vanity, high end water closet and convenient laundry room. The 2nd level is dedicated to the amazing true master suite (which captures dynamic Ocean views) and includes a large sitting area, office space, a wall of fully customized, ceiling to floor, mirrored closets, complementing the unique paneled ceiling detail to perfection. The opulent Master bathroom is highlighted with additional custom, built-in floor to ceiling closets, his/her vanities with vessel sinks and designer cabinets, amazing walk in shower boasting fully customized body sprays, hand held wand and rain head style design. And what a better place to enjoy your time at the shore other than a private rear balcony overlooking the pool area and the manicured, customized landscaping. Perhaps the discerning feature of the unit is the large balcony which provides stunning ocean views.

**PROPERTY DETAILS**

|                  |                         |                      |          |
|------------------|-------------------------|----------------------|----------|
| ParkingGarage    | OtherRooms              | InteriorFeatures     | Heating  |
| Auto Door Opener | Dining Area             | Cathedral Ceiling(s) | Electric |
| One Car          | Laundry/Utility Room    | Fireplace(s)         |          |
|                  | Pantry                  | Master Bath          |          |
|                  | Primary BR on 1st floor | Pets Allowed         |          |
|                  |                         | Wall to Wall Carpet  |          |
| Cooling          | Water                   | Sewer                |          |
| Ceiling Fan(s)   | Public Water            | Public Sewer         |          |

# Berger Realty

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