

**105 Andover  
Margate, NJ 08402**

**Asking \$4,995,000.00**



**COMMENTS**

Step right into this exquisite Margate home situated just steps from the beach, custom-built in 2019 by the renowned local firm, Piraino Builders. Nestled on one of Margate's most coveted streets, merely four houses away from the beach, and conveniently positioned just two blocks from the boardwalk in one direction and two blocks from the island's finest eateries and coffee shops in the other. The grandeur of this residence is evident from the gorgeous Mahogany outdoor features and main entrance where the exquisite front door opens to the two-story foyer. Alternatively, the oversized garage offers a second entrance, complete with a four-stop elevator and additional entryway. Ascend to the main living area, revealing an open-concept space adorned with 9-foot coffered ceilings, a gas fireplace, wide plank wood floors, and sliding doors leading to a spacious deck with breathtaking ocean views. The chef's kitchen is a culinary delight, featuring custom cabinetry, top-of-the-line Wolf and SubZero appliances, a sizable center island, and a separate wet bar. Adjacent, you'll find a chic powder room and a laundry room with custom cabinetry. The second level hosts four bedrooms and three full baths, including two junior suites, each with access to the expansive second-floor deck. Another laundry area is conveniently situated on this level. The third level is dedicated to the ultimate primary suite, offering panoramic ocean vistas from every window. This innovative design showcases vaulted ceilings, a luxurious spa-like ensuite, an oversized walk-in closet, and a private deck. Completing this coastal oasis is a large tiled outdoor shower and a spacious fenced yard. Uniquely offered fully furnished with designer appointments throughout, this home epitomizes beachside living at its finest. Simply bring your favorite coffee cup, although it won't be necessary to make yourself at home in this turnkey retreat! Call today for a private showing. Take a virtual tour here: <https://vimeo.com/925834715>

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Fiber Cement Board	Curbs	Attached Garage	Dining Area
Siding	Deck	Auto Door Opener	Eat In Kitchen
Stone	Enclosed Shower	Outside Heated Garage	Great Room
	Fenced Yard	Two Car	Laundry/Utility Room
	Outside Shower		Pantry
	Patio		Recreation/Family
	Paved Road		
	Sidewalks		
	Sprinkler System		

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



Interior Features	Appliances Included	Also Included	Basement
Bar	Dishwasher	Blinds	Slab
Carbon Monoxide Detector	Disposal	Curtains	
Elevator	Dryer	Fireplace Equipment	
Kitchen Center Island	Gas Stove	Furnished	
Security System	Microwave	Rugs	
Smoke/Fire Alarm	Refrigerator	See Remarks	
Storage	Self Cleaning Oven		
Walk In Closet	Washer		
Heating	Cooling	Hot Water	Water
Forced Air	Ceiling Fan(s)	Gas	Public
Gas-Natural	Central	Tankless-gas	
Multi-Zoned	Electric		
	Multi-Zoned		
Sewer			
Public Sewer			



Ask for Sara Varani  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: sev@bergerrealty.com

