



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

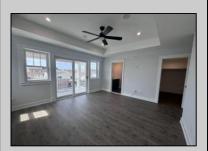




9412 Ventnor Ave Margate, NJ 08402

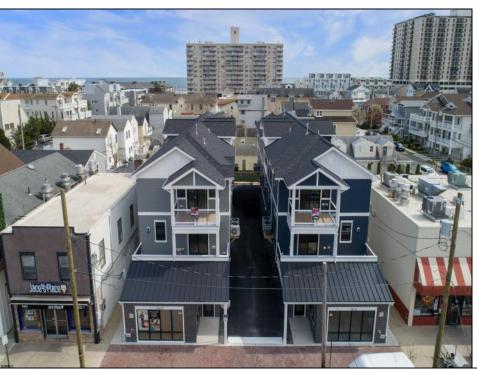
Asking \$1,575,000.00











## **COMMENTS**

SPECIAL INCENTIVE\*\*\* SELLER will offer a 2% MORTGAGE RATE BUY DOWN with acceptable offer!! Welcome to \"Towne Walk\", 4 Luxury Boutique Townhomes In the Heart of Margate! 3500 Sq Ft SMART HOME with 3 CAR GARAGE, 3 Stop ELEVATOR! 5 Bedrooms and 4 Full Bathrooms with Flex Bonus Space for a Home Office/Gym/Yoga Room. Relaxing on Large Decks Draped in Mahogany Ceilings and a Summer Breeze is the Perfect Way to Unwind. The Kitchen Features Shaker Cabinets, GE Monogram Appliances, Gorgeous Quartz Countertops, and a Large Center Island. The Open Floor Plan, Wet Bar, Fireplace, Upgraded Bathrooms, Large Bedrooms, and Generously Sized Closets will Surely Impress! Smart Security System, Thermostats, and Speaker System all operated remotely from your smart phone! Fabulous Location, Close to Shopping, Restaurants, Nightlife and Mini Golf, not to mention less than a 5 min walk to the beach! HOA fee Covers Insurance, Common Area Electric, Common Area Maintenance, and Trash Removal. Pet Friendly! April 2024 Delivery!

**PROPERTY DETAILS** Exterior ParkingGarage Concrete Attached Garage Fiber Cement Board Auto Door Opener Siding See Remarks See Remarks Three or More Cars

Den/TV Room Dining Area Eat In Kitchen Laundry/Utility Room Recreation/Family

OtherRooms

InteriorFeatures Elevator Foyer Kitchen Center Island Master Bath

Pets Allowed Walk in/Cedar Closet



Ask for Leon Grisbaum CoBieger Realty IncHotWater Central O Asbury Avenue, Ocean City Multi-Zoned ..., Call: 609-399-0076 Email to:

