

# Berger Realty

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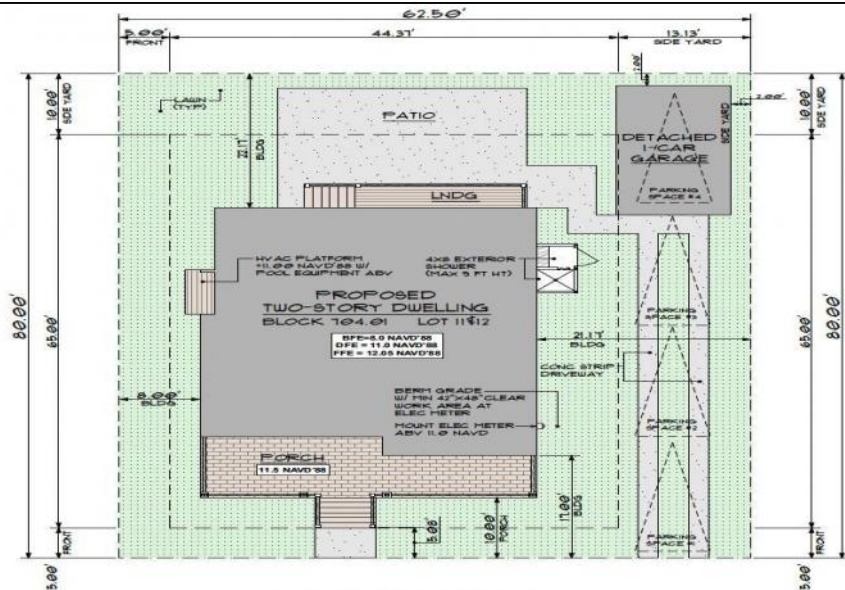
Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

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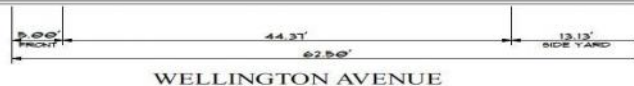


7605 Wellington  
Margate, NJ 08402

Asking \$995,000.00



NOTE: PROVIDE LAWN IRRIGATION SYSTEM



## COMMENTS

BUILDABLE OVERSIZED LOT IN MARGATE 5,000 sqft 62.5' frontage x 80' deep- Plenty of room for a POOL. Located in quiet no through street off N Clermont Avenue with plenty of on street parking for guests. No side neighbor lot is situated next to natural reserve & walking trails to the bay Price includes zoning approved plans by Lolio Architect, plans include 5 beds-4&1/2 bath, detached garage, oversized porches & decks, open kitchen-living-dining, two washer/dryer rooms, wet bar. Or, design your own dream home!

## PROPERTY DETAILS



Ask for Laryn Crisci  
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