



**10 Knight  
Margate, NJ 08402**

**Asking \$2,945,000.00**



**COMMENTS**

Introducing a rare opportunity to own a newly built luxury home crafted by one of the island's most sought-after builders, John Irons. Located on the Southside in Margate's prestigious Down Beach neighborhood, this custom residence is just steps from Margate's best beaches, the world-famous Ventnor Boardwalk, and premier local spots like Casel's and Starbucks. Every inch of this home reflects impeccable quality and design—inside and out. The exterior showcases timeless James Hardie cedar-style siding, standing seam metal roof accents, stone detailing, and expansive decks with sleek cable railings built for entertaining with ocean views. Inside, a thoughtful floor plan spans multiple levels accessed by a four-stop elevator. Highlights include a chef's kitchen with GE Café appliances, quartz countertops, a waterfall island, and custom cabinetry. The open living and dining areas feature a gas fireplace and walls of glass opening to an oversized deck with dramatic ocean vistas. The first-floor lanai is an entertainer's dream—fully equipped with a full-size refrigerator, cabinetry, and seamless flow to a professionally landscaped backyard and large paver patio. With six spacious bedrooms and five designer bathrooms, including a stunning primary suite with dual walk-in closets, spa bath, and private oceanview balcony, this home offers luxury at every turn. Additional features include a pre-wired Juke sound system, future solar readiness, and the option to purchase designer furnishings. This is more than a home—it's a signature coastal retreat by one of the island's premier builders. Opportunities like this are truly rare.

**PROPERTY DETAILS**

|                           |                    |               |                      |
|---------------------------|--------------------|---------------|----------------------|
| Exterior                  | OutsideFeatures    | ParkingGarage | OtherRooms           |
| Brick                     | Curbs              | One Car       | Den/TV Room          |
| Fiber Cement Board Siding | Deck               |               | Dining Area          |
|                           | Enclosed Outside   |               | Eat In Kitchen       |
|                           | Shower             |               | Great Room           |
|                           | Fenced Yard        |               | Laundry/Utility Room |
|                           | Porch Enclosed     |               |                      |
|                           | Sidewalks          |               |                      |
|                           | Sprinkler System   |               |                      |
| InteriorFeatures          | AppliancesIncluded | Basement      | Heating              |
| Bar                       | Dishwasher         | Slab          | Forced Air           |
| Carbon Monoxide Detector  | Disposal           |               | Gas-Natural          |
| Elevator                  | Dryer              |               | Multi-Zoned          |
| Kitchen Center Island     | Gas Stove          |               |                      |
|                           | Microwave          |               |                      |

# Berger Realty

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