

# Berger Realty

Since 1928



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



**403 OAK**  
**Margate, NJ 08402**

**Asking \$749,000.00**



## COMMENTS

**403 OAK TERRACE: SUNSHINE, SPACE, AND THE BEST DEAL IN MARGATE!** Get ready to experience the Margate dream without the Margate price tag! This delightful 3-bedroom, 2-bathroom home offers incredible space, flexibility, and value, making it the smartest buy on the island right now. **UNBEATABLE FLEXIBILITY & COASTAL CHARM:** Step inside the first floor, which was beautifully renovated in 2006, featuring a bright, comfortable living room and a cheerful kitchen—perfect for casual shore living. The true highlight is the rare and **SEPARATE MOTHER-IN-LAW SUITE**, offering unmatched privacy and possibilities! Use it as a dedicated guest space, a private work-from-home sanctuary. Imagine relaxing after a perfect beach day on your **LARGE**, welcoming front porch, the ideal spot for socializing, reading, or simply enjoying the ocean air. **THE RAREST GEM:** And for the icing on the cake: this home includes a **FULL BASEMENT!** Say goodbye to cluttered closets and hello to abundant, dry storage space—a coveted feature that is exceptionally hard to find in Margate. This 3-bed, 2-bath gem is the perfect blend of location, flexibility, and affordability. Don't just dream of owning in Margate—make it happen with this cheerful, move-in-ready opportunity! Call today to schedule your private tour and grab this Margate value before someone else does!

## PROPERTY DETAILS

|                                                                                     |                                                      |                                                                                                  |                                                          |
|-------------------------------------------------------------------------------------|------------------------------------------------------|--------------------------------------------------------------------------------------------------|----------------------------------------------------------|
| Exterior<br>Vinyl                                                                   | OutsideFeatures<br>Deck<br>Porch<br>Sprinkler System | ParkingGarage<br>None                                                                            | OtherRooms<br>In-Law Quarters<br>Primary BR on 1st floor |
|  | Ask for John Clarke                                  |                                                                                                  |                                                          |
|                                                                                     | Berger Realty Inc                                    |                                                                                                  |                                                          |
|                                                                                     | 3160 Asbury Avenue, Ocean City                       |                                                                                                  |                                                          |
|                                                                                     | Call: 609-399-0076                                   |                                                                                                  |                                                          |
|                                                                                     | Email to: jwc@bergerrealty.com                       |                                                                                                  |                                                          |
| Basement<br>6 1/2 or More Rooms<br>Inside Entrance                                  | Heating<br>Head Forced Air<br>Gas-Natural            | Cooling<br> |                                                          |

Water  
Public

Sewer  
Public Sewer