

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500  
oc17@BergerRealty.com



11 Sumner, Margate, NJ, 08402

Price \$3,475,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 12            |
| Bedrooms     | 5             |
| Baths Full   | 4             |
| Baths Half   | 1             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 219           |
| Listing #    | 584564        |
| Taxes        |               |

## COMMENTS

Welcome to 11 N Sumner Ave, your dream coastal retreat in Margate's Parkway section! This brand-new construction home, located 1st block North just two blocks from the beach, seamlessly blends modern elegance with the tranquility of beachside living. Professionally designed by Surrounding Interiors with 5 spacious bedrooms and 4.5 luxurious bathrooms, this residence offer...

## PROPERTY FEATURES

|                  |                 |                      |                       |
|------------------|-----------------|----------------------|-----------------------|
| OutsideFeatures  | ParkingGarage   | OtherRooms           | InteriorFeatures      |
| Cabana           | Attached Garage | Den/TV Room          | Bar                   |
| Curbs            |                 | Dining Area          | Carbon Monoxide       |
| Deck             |                 | Eat In Kitchen       | Detector              |
| Enclosed Outside |                 | Great Room           | Elevator              |
| Shower           |                 | Laundry/Utility Room | Kitchen Center Island |
| Fenced Yard      |                 |                      | Security System       |
| Outside Shower   |                 |                      | Smoke/Fire Alarm      |
| Pool-In Ground   |                 |                      | Storage               |
| Porch            |                 |                      | Walk In Closet        |
| Sidewalks        |                 |                      |                       |
| Sprinkler System |                 |                      |                       |

|                    |             |                |              |
|--------------------|-------------|----------------|--------------|
| AppliancesIncluded | Heating     | Cooling        | HotWater     |
| Dishwasher         | Forced Air  | Attic Fan      | Gas          |
| Disposal           | Gas-Natural | Ceiling Fan(s) | Tankless-gas |
| Dryer              | Multi-Zoned | Central        |              |
| Gas Stove          |             | Multi-Zoned    |              |
| Microwave          |             |                |              |
| Refrigerator       |             |                |              |
| Self Cleaning Oven |             |                |              |
| Washer             |             |                |              |

|        |              |
|--------|--------------|
| Water  | Sewer        |
| Public | Public Sewer |

## CONTACT

Ask for Troy Eggie  
Berger Realty Inc

Scan to see Property page.

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