



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



8407 Wellington, Margate, NJ, 08402

Price \$2,999,000.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 16            |
| Bedrooms     | 5             |
| Baths Full   | 3             |
| Baths Half   | 0             |
| Year Built   | 1988          |
| Type         | Single Family |
| Block Number | 714           |
| Listing #    | 593414        |
| Taxes        | 20226.00      |

#### COMMENTS

**Top Of The Parkway North! AMAZING BAY FRONT OPPORTUNITY! DECORATOR FINISHED.....a PERFECT COASTAL RETREAT! Gorgeous Open Bay & Panoramic Sunset Views await you from almost EVERY ROOM! Tons of Windows with AMAZING Natural Light will elevate your vibe year round! Massive Decks to grab every angle of open waters. Take a dip and enjoy Mother Nature at its finest. This Home has...**

#### PROPERTY FEATURES

|                       |                    |                  |                         |
|-----------------------|--------------------|------------------|-------------------------|
| Exterior              | OutsideFeatures    | ParkingGarage    | OtherRooms              |
| Concrete              | Boat Slip          | Attached Garage  | Breakfast Nook          |
| Fiber Cement Board    | Curbs              | Auto Door Opener | Den/TV Room             |
| Siding                | Deck               | Two Car          | Dining Room             |
| See Remarks           | Enclosed Outside   |                  | Eat In Kitchen          |
|                       | Shower             |                  | Laundry/Utility Room    |
|                       | Outside Shower     |                  | Library/Study           |
|                       | Patio              |                  | Primary BR on 1st floor |
|                       | Porch              |                  | Storage Attic           |
|                       | Sidewalks          |                  |                         |
|                       | Sprinkler System   |                  |                         |
| InteriorFeatures      | AppliancesIncluded | AlsoIncluded     | Basement                |
| Bar                   | Burglar Alarm      | Blinds           | Crawl Space             |
| Carbon Monoxide       | Dishwasher         | See Remarks      | Masonry Floor/Wall      |
| Detector              | Disposal           |                  | Outside Entrance        |
| Cathedral Ceiling     | Dryer              |                  |                         |
| Elevator              | Gas Stove          |                  |                         |
| Kitchen Center Island | Microwave          |                  |                         |
| Security System       | Refrigerator       |                  |                         |
| Smoke/Fire Alarm      | Self Cleaning Oven |                  |                         |
| Storage               | Washer             |                  |                         |
| Walk In Closet        |                    |                  |                         |
| Heating               | Cooling            | HotWater         | Water                   |
| Forced Air            | Ceiling Fan(s)     | Gas              | Public                  |
| Gas-Natural           | Central            |                  |                         |
| Multi-Zoned           |                    |                  |                         |
| Sewer                 |                    |                  |                         |
| Public Sewer          |                    |                  |                         |



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## CONTACT

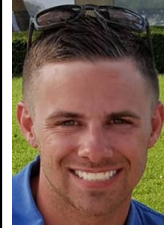


**Ask for Ben Duncan**  
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**Call: 609-600-7531**  
**Email to: bmd@bergerrealty.com**

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