



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



9200-9202 Ventnor, Margate, NJ, 08402

Price \$2,599,000.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 12            |
| Bedrooms     | 2             |
| Baths Full   | 1             |
| Baths Half   | 3             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 125           |
| Listing #    | 601245        |
| Taxes        | 12184.00      |

#### COMMENTS

*Don't miss this exceptional mixed-use property perfectly situated on the edge of Margate's Parkway section and it's thriving business district. The 62' x 55' lot provides the opportunity for renovation of the existing structure or new construction for both residential and commercial units. The current structure is a highly visible corner building which was fully ...*

#### PROPERTY FEATURES

|                                                                                        |                                                                                                                                 |                                               |                                                      |
|----------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------|------------------------------------------------------|
| Exterior<br>Stucco                                                                     | OutsideFeatures<br>Curbs<br>Deck<br>Outside Shower<br>Shed<br>Sidewalks                                                         | ParkingGarage<br>None                         | OtherRooms<br>Eat In Kitchen<br>Laundry/Utility Room |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Security System<br>Smoke/Fire Alarm | AppliancesIncluded<br>Dishwasher<br>Disposal<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | AlsoIncluded<br>Blinds<br>Partially Furnished | Basement<br>Slab                                     |
| Heating<br>Forced Air<br>Gas-Natural<br>Multi-Zoned                                    | Cooling<br>Central<br>Multi-Zoned                                                                                               | HotWater<br>Electric<br>Gas                   | Water<br>Public                                      |
| Sewer<br>Public Sewer                                                                  |                                                                                                                                 |                                               |                                                      |

#### CONTACT

Ask for Michael Devlin  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City

Scan to see Property page.



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