

# Berger Realty

Since 1928



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



9105 Atlantic  
Margate, NJ 08402

Asking \$295,000.00



## COMMENTS

There is nothing like living just across from the Beach and Ocean in marvelous Margate!! LOCATION LOCATION!! Fantastic spacious corner studio at the Seahorse Condo - just beautifully redone. Beautiful new kitchen and bath. Stylishly furnished! The End unit on the 2nd floor makes the porch your own private outdoor space and also gives you a 2nd window to make the interior Light and Bright. Water views. New A/C units. New roof on entire complex. Designated parking spot on condo's parking lot that is included in the LOW condo fee. No special assessments. Dynamite location in Margate - easy stroll or bike ride to a variety of restaurants and wonderful shopping, and to the promenade along the bay. Easy enjoyable shore living in Margate at an affordable price. Also, know the current tenant is paying \$1,300. per month till the lease ends in mid August. Should you be the smart Buyer who buys the condo now, you reap the rent from the day of closing till the end of the tenancy.

## PROPERTY DETAILS

ParkingGarage	Heating	Cooling	HotWater
None	Electric	Window Units	Electric
Water	Sewer		
Public Water	Public Sewer		



Ask for Cynthia Balles  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: cyn@bergerrealty.com

