

# Berger Realty

Since 1928



**Berger Realty, Inc**  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



**111 Decatur  
Margate, NJ 08402**

**Asking \$1,799,000.00**



## COMMENTS

Breathtaking Oceanfront Living. Indulge in the epitome of coastal luxury with this stunning 3-story contemporary condo boasting 3 bedrooms, 2.5 baths, and direct beach access in the prestigious Margate area. Step into a realm of modern sophistication where chic interior design meets natural finishes, creating an ambiance that revitalizes the senses. Nestled adjacent to iconic landmarks such as "Lucy the Elephant" and Ventura's Greenhouse, this residence offers more than just a home—it's a gateway to a vibrant lifestyle. Casual dining, shopping, and pristine, protected beaches are mere moments away, promising the quintessential island vacation experience. Designed to prioritize comfort and privacy, the layout ensures ample space for both family and guests to unwind and create lasting memories. Savor breathtaking views from the expansive rooftop deck, complete with a wet bar—ideal for entertaining under the evening sky or soaking up the morning sun in blissful solitude. Enjoy a garage for parking and two additional storage areas, providing ample space for all your beach essentials. Beyond its allure as a dream home, this property presents a lucrative investment opportunity, whether as a vacation rental or a permanent residence. Don't miss your chance to experience the magic of oceanfront living in Margate—schedule your viewing today! Property is rented for the summer till September 31

## PROPERTY DETAILS

Outside Features	Parking Garage	Interior Features	Appliances Included
Deck	One Car	Bar	Dishwasher
Patio		Kitchen Center Island	Electric Stove
		Skylight(s)	Refrigerator
			Self Cleaning Oven

Heating  
Electric

Sewer  
Public Sewer

Ask for Louis Paone  
Berger Realty Inc  
1330 Bay Avenue Ocean City  
Call: 609-391-1330  
Email to: [lsp@bergerrealty.com](mailto:lsp@bergerrealty.com)

