



213 Harding  
Margate, NJ 08402

Asking \$2,650,000.00



### COMMENTS

Welcome to your dream home in the heart of Margate's Marina District! This brand-new construction townhome offers the epitome of modern living, boasting three bedrooms, three full bathrooms, and one half bathroom each side. Located just a short stroll from Margate's premier entertainment and dining spots including Tomatoes, Steve and Cookie's, Betty's, and more, convenience and luxury converge effortlessly. Step inside to discover a thoughtfully designed layout spread across three levels. The first floor welcomes you with an open living space seamlessly blending into an expansive kitchen featuring a peninsula with seating for nine, perfect for hosting gatherings. Upstairs, the second level features a primary bedroom with en suite bathroom, an additional bedroom, and a full hall bathroom. Ascend to the third level to find another bedroom, a jack and jill bathroom, a wet bar, and a roof deck offering breathtaking sunset and bay views. The ground level offers a private garage and bonus room ideal for a dry bar or additional storage, leading out to a back patio and outdoor shower. With the option to purchase as a townhome or both units as a duplex, and the flexibility to rent one out for additional income or keep both for larger families seeking privacy, the possibilities are endless in this remarkable property. Don't miss the chance to make this your own coastal oasis!

### PROPERTY DETAILS

Outside Features	Parking Garage	Other Rooms	Heating
Deck	Attached Garage	Eat In Kitchen	Forced Air
Outside Shower	Auto Door Opener		Gas-Natural
	One Car		



Ask for Gary Bingham  
Berger Realty Inc.  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: gsb@bergerrealty.com



Sewer  
Water  
Public