



**9412 Ventnor  
Margate, NJ 08402**

**Asking \$1,550,000.00**



**COMMENTS**

Welcome to Unit 3 at "Town Walk", A Luxury Boutique Townhome Retreat. Fabulous Location In the Heart of Margate! ONLY 2 BLOCKS TO THE BEACH!! 3000 Sq Ft SMART HOME with 3 CAR GARAGE and 3 Stop ELEVATOR! Built Like a Fortress with Concrete, Rebar, and Steel Beams. This Townhome Features 5 Big Bedrooms and 4 Full Bathrooms. The Kitchen Features Solid Wood Cabinets, Under Cabinet Lighting, GE Monogram Appliances Complete with a Pot Filler, Quartz Countertops, Under Counter Microwave, and a Large Center Island. The Open Floor Plan, Fireplace, Upgraded Bathrooms, Large Bedrooms, and Generously Sized Closets will Surely Impress! Primary Bedroom Features Tray Ceiling, Private Mahogany Covered Deck, Large Bathroom with Soaking Tub, Oversized Shower, and Backlit Double Vanity. Smart Features Include a Security Alarm, Thermostats, and Speaker System All Operated Remotely from your Smart Phone! Feel the Summer Breeze on Your Large Deck Draped in Mahogany Ceilings...A Perfect Way to Relax and Unwind from a Busy Work Week. Just a Few Steps to Shopping, Restaurants, Nightlife and Mini Golf. Less than a 5 min walk to the beach! Condo fee Covers Hazard, Fire and Flood Insurance, Common Area Electric, Common Area Maintenance, Sprinklers, and Trash Removal. Pet Friendly!

**PROPERTY DETAILS**

Exterior	ParkingGarage	OtherRooms	InteriorFeatures
Concrete	Attached Garage	Den/TV Room	Bar
Fiber Cement Board	Auto Door Opener	Dining Area	Elevator
See Remarks	See Remarks	Eat In Kitchen	Fireplace(s)
Three Month Gas	See Remarks	Laundry/Utility Room	Foyer
Ask for Ken Sedberry	Berger Realty Inc.	Primary BR on 1st floor	Handicap Features
	3160 Asbury Avenue, Ocean City	Recreation/Family	Walk in Closets and
	Call: 609-399-0076		Walk in Closets and
	Email to: kas@bergerrealty.com		Walk in Closets and
	http://www.buytheshore.com		Walk in Closets and
Cooling	HotWater		Walk in Closets and
Central	Tankless-gas		Walk in Closets and
Multi-Zoned			Walk in Closets and



Sewer  
Public Sewer