

# Berger Realty

Since 1920



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



23 Monroe  
Margate, NJ 08402

Asking \$459,000.00



## COMMENTS

CONDO FEES ARE \$330 MONTHLY AND INCLUDE FLOOD INSURANCE, PARKING, WATER, AND SEWER \* ONE AND A HALF BLOCKS FROM THE BEAUTIFUL BEACHES OF MARGATE \* Here is your chance to OWN in desirable Margate at the Jersey Shore. Just listed - 2 bedroom, 1 full bath, gorgeously remodeled and updated.. on the ground floor! Granite countertops, stainless steel appliances, full-dining area, tankless water heater, central air, in-unit laundry, fireplace, and spacious living room - it's all waiting for you. Enjoy off-street assigned parking and feel the ocean breeze as you relax on your own personal front porch. An investor's dream, this condo is pet-friendly and being sold furnished. Steps from the iconic Lucy the Elephant, the Dairy Bar, and of course - the beach!

## PROPERTY DETAILS

Exterior Stucco	ParkingGarage None	InteriorFeatures Fireplace(s) Pets Allowed Walk in/Cedar Closet	Heating Baseboard
Cooling Ceiling Fan(s) Central	HotWater Tankless-gas	Water Public Water	Sewer Public Sewer



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

