

**31 Benson  
Margate, NJ 08402**

**Asking \$1,775,000.00**



**COMMENTS**

Welcome to 31 S Benson Ave in beautiful Margate, NJ! This charming 2-story beach retreat, completely rebuilt to the studs in 2006, spans 2,000 square feet of thoughtfully designed living space. Featuring 3 spacious bedrooms and 4 full bathrooms, the home includes two en-suites, one on each floor, providing exceptional convenience and comfort. Step into the open-concept living area, where a cozy gas fireplace warms the vaulted-ceiling living room, seamlessly connected to the dining area and kitchen. A den on the main level opens to a massive deck and a generous backyard, large enough to accommodate a pool. Savor ocean breezes on the inviting front porch, or find privacy and relaxation on one of two expansive back decks. The second-floor deck includes retractable privacy screens that are 90% impermeable, allowing you to enjoy views while keeping your space secluded. Originally a 4-bedroom, the home now features a den that enhances the indoor-outdoor flow. With parking for up to four cars, this unbeatable location is just steps from the beach and the iconic Lucy the Elephant. Park and walk to all the finest restaurants, attractions, and boutiques that Margate has to offer. Situated on one of Margate's rare 108-foot-deep lots, this extraordinary home presents a unique opportunity to own your personal oasis near the beach. Don't miss out on this coastal gem!

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	None	Den/TV Room
	Fenced Yard		Dining Area
	Outside Shower		Primary BR on 1st floor
	Porch		
	Porch Screened		
	Shed		
	Sidewalks		
	Sprinkler System		
	Enclosed	Outside	
	Shower		
AppliancesIncluded	AlsoIncluded	Basement	Heating
Disposal	Blinds	Crawl Space	Forced Air
Dishwasher	Furnished		Gas-Natural
Dryer			
Gas Stove			
Microwave			
Refrigerator			

# Berger Realty

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