



**9612 Monmouth  
 Margate, NJ 08402**

**Asking \$749,000.00**



**COMMENTS**

TWO Homes for the Price of One! Adorable Duplex! Perfect Location! Walking Distance to Margate's Finest Beaches, Restaurants, Shopping and Nightlife. Front home is 2 Bedroom/1 Bathroom in great condition with new Flooring, Stainless Appliances & Washer and Dryer. Rear yard home is a newer Studio Apartment which is built above a Large Storage Area. Makes a great investment! Live in one house, rent the other. Roof is only 2 years old. Seller is looking to close in May, Cash Preferred, As-is Deal. Bring your offers!

**PROPERTY DETAILS**

OutsideFeatures	ParkingGarage	Basement	Heating
Fenced Yard	None	Crawl Space Slab	Forced Air Gas-Natural
Cooling	Water	Sewer	
Central	Public	Public Sewer	

