



For Lease

555 Warren Ave

Spring Lake Heights, NJ
Monmouth County

±3,750 SF

Freestanding former bank building

RIPCO
RETAIL LEASING

Contact
Exclusive Agents

Steven Winters
swinters@ripconj.com | 732.768.9898

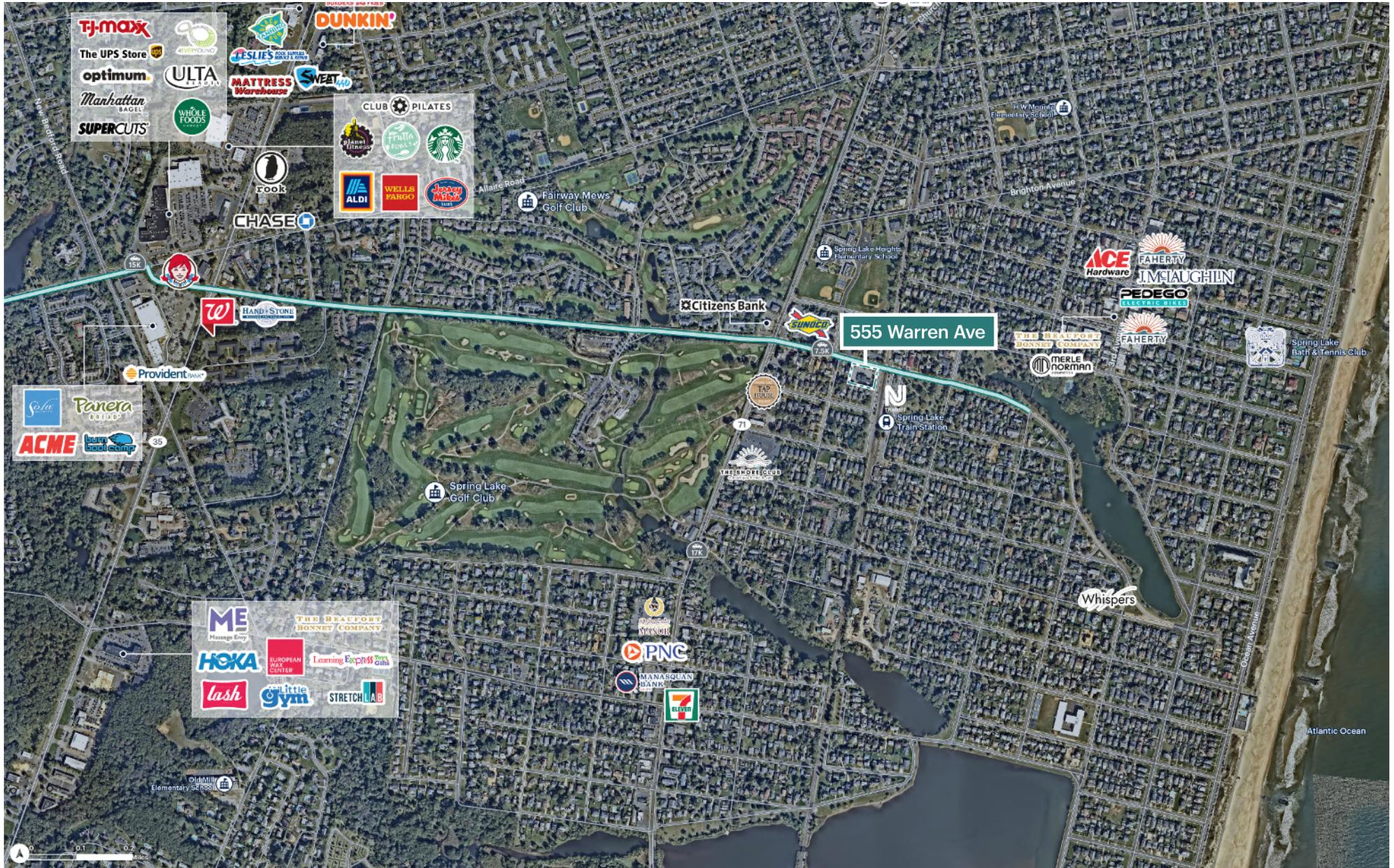
Mike Horne
mhorne@ripconj.com | 732.208.6962

Property Details



Access/Curb Cut	Full access along Warren Avenue	
Size	Freestanding Building	±3,750 SF
Possession	Immediate	
Term	Negotiable	
Rent	Upon request	
Taxes	\$25,260.00 (2025)	
Parking	21 Spaces	
Zoning	MU-2 - Mixed Use 2	
	Permitted Uses Retail Restaurants Personal Services Professional Offices Essential Services	
Neighbors	Bogota Savings Bank, Egan's Spring Lake Liquors, Chateau Inn & Suites, Sunoco, Citizens Bank, Spring Lake Tap House, Spring Lake Golf Club	
Comments	<p>Located across from the Spring Lake Heights NJ Transit Train Station</p> <p>Trade Area boasts high income and education levels</p> <p>Minutes from Route 35, Route 71 and the Garden State Parkway</p> <p>Within close proximity to parks, schools, municipal buildings, and recreation areas</p> <p>Less than 1 mile from the Atlantic Ocean and Spring Lake Boardwalk & Beaches</p>	

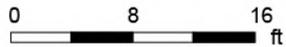
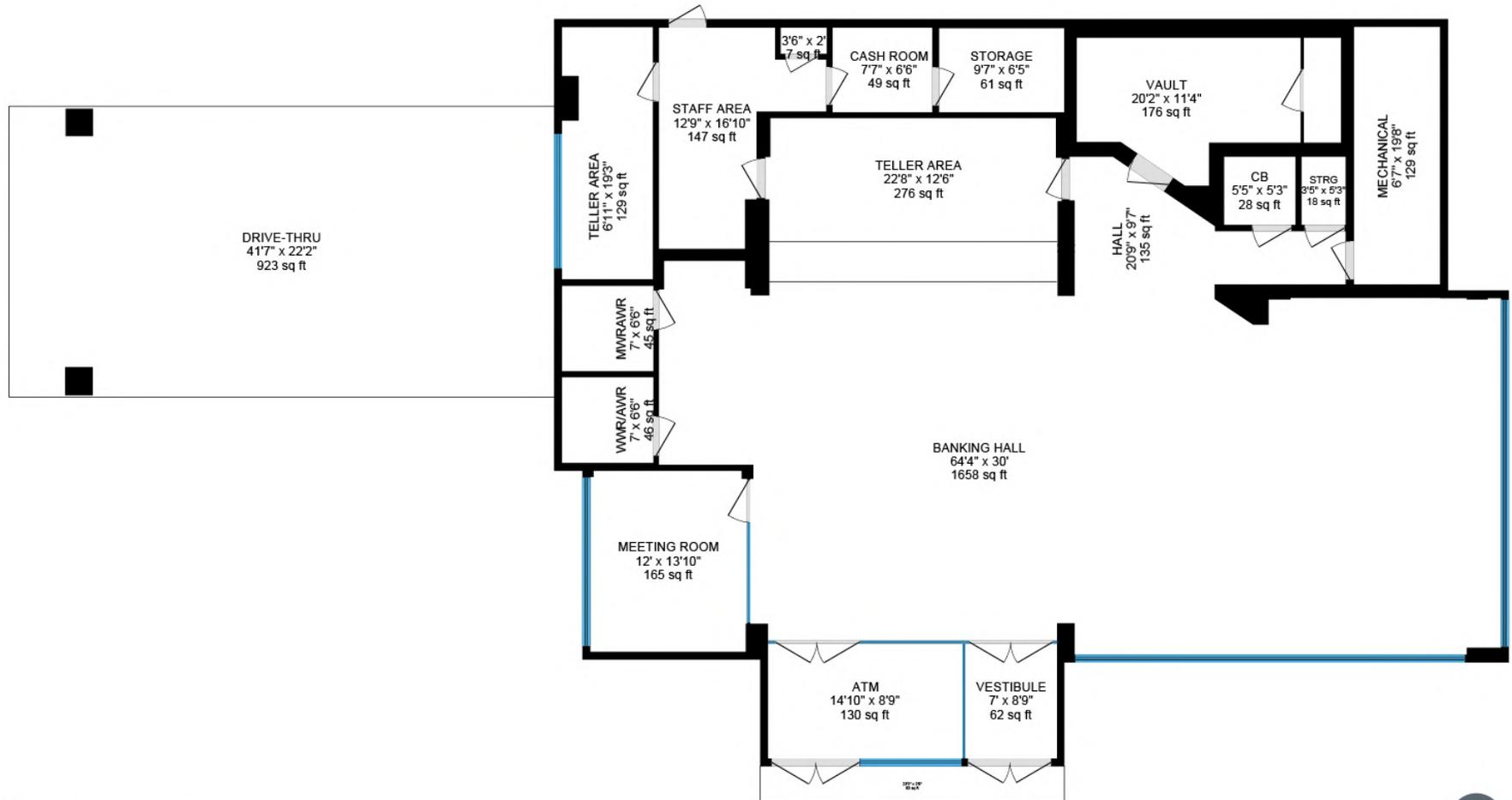
Market Aerial



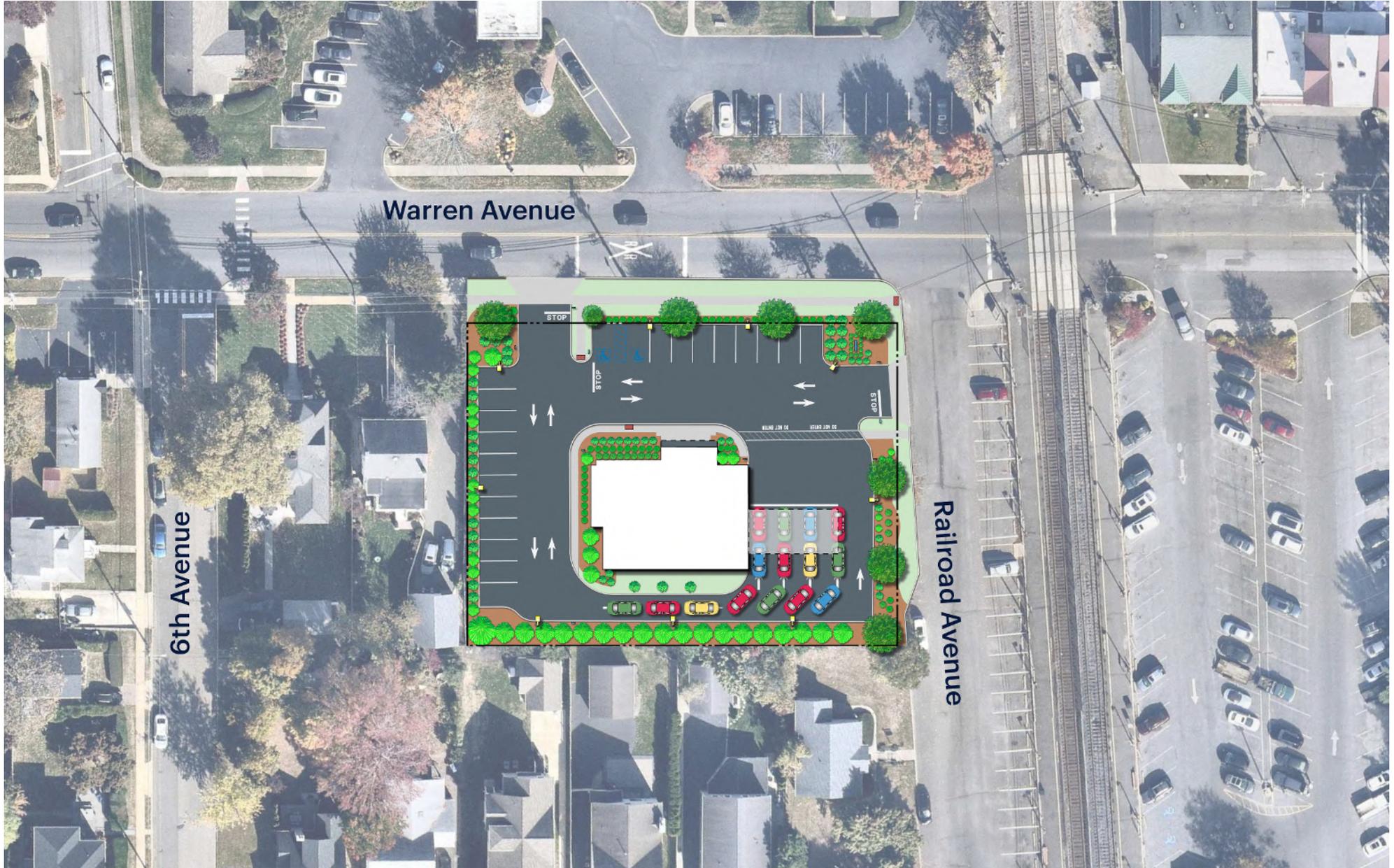
Zoom Aerial



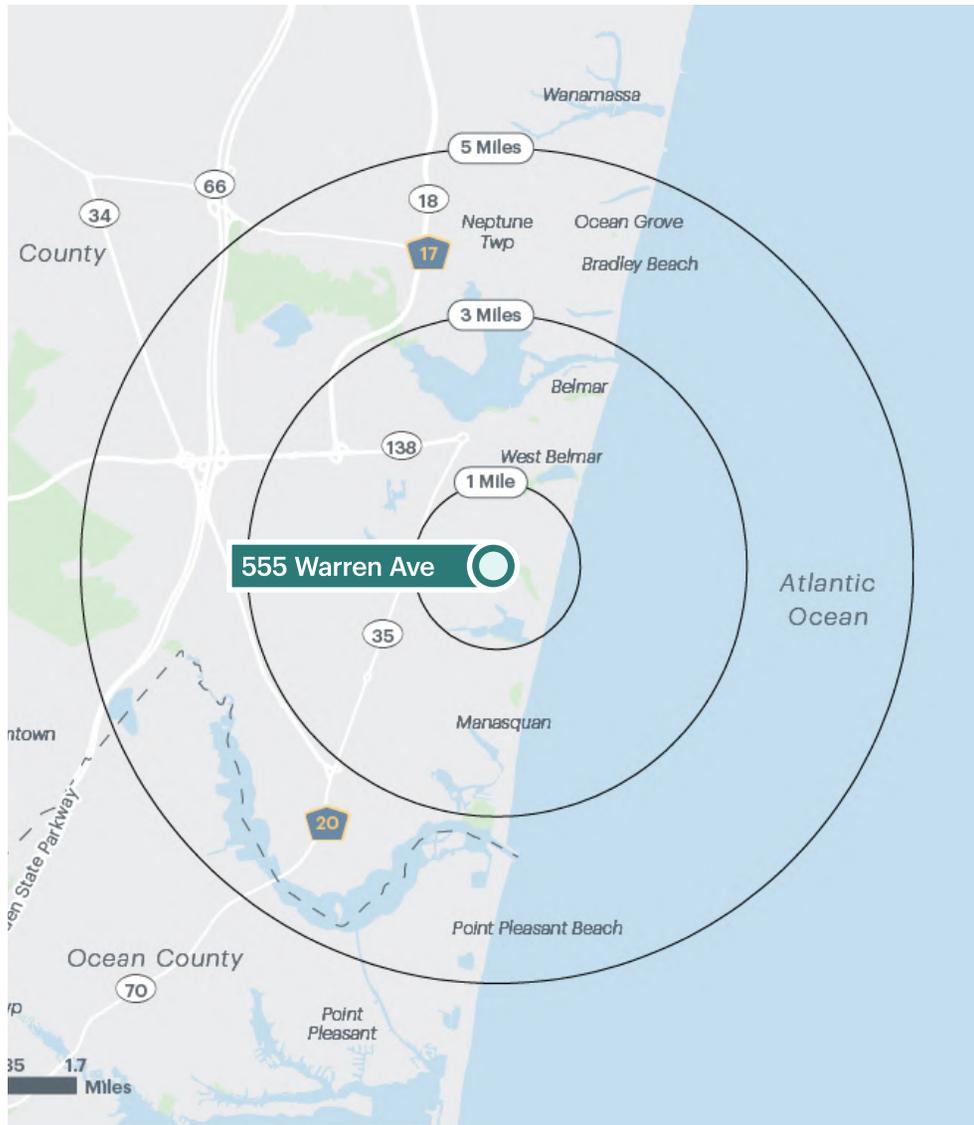
Floor Plan



Site Plan



Area Demographics



	1 mile	3 miles	5 miles
Population	8,403	45,369	110,259
Total Households	3,980	19,899	47,050
Average Household Income	\$169,700	\$179,622	\$159,606
Median Household Income	\$114,758	\$127,613	\$112,027
% Population with Bachelors +	63.5%	61.2%	53.3%
Daytime Population	7,906	43,449	106,645
Total Daytime Employees	3,689	22,625	54,700
Total Businesses	453	2,576	5,519