



For Lease

RIPCO
RETAIL LEASING

Mounts Corner Shopping Center

220 Mounts Corner Drive,
Freehold, NJ



1,800 SF Former Restaurant

Located at the signalized intersection of Route 537
(W. Main Street) and Wemrock Road

Contiguous and internally connected to the Rain Tree
Towne Center Shopping Plaza

Less than one-half mile from Atlantic Health
CentraState Medical Center and less than
1 mile from the Freehold Raceway Mall

Contact Exclusive Agents

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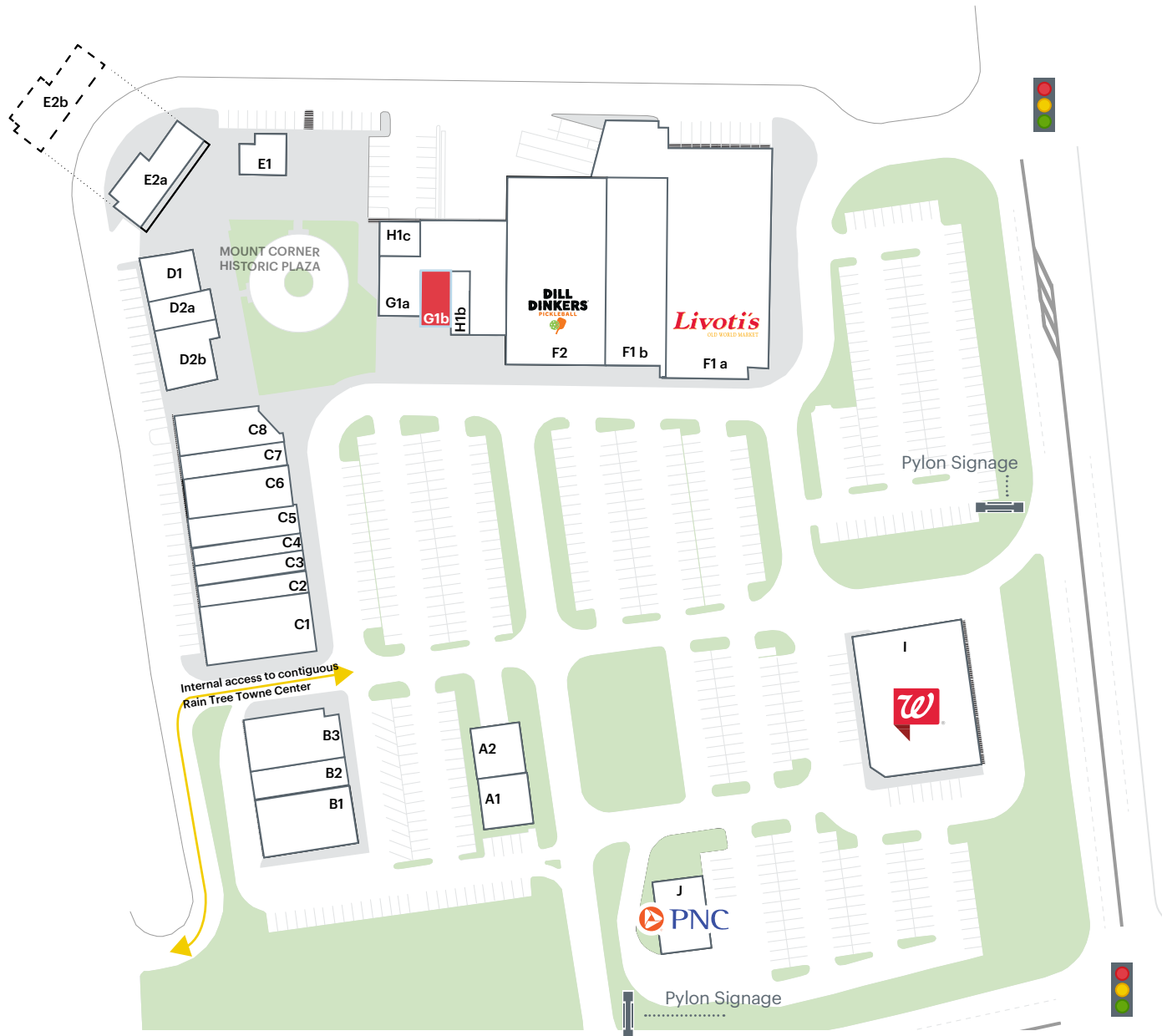
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Space Details



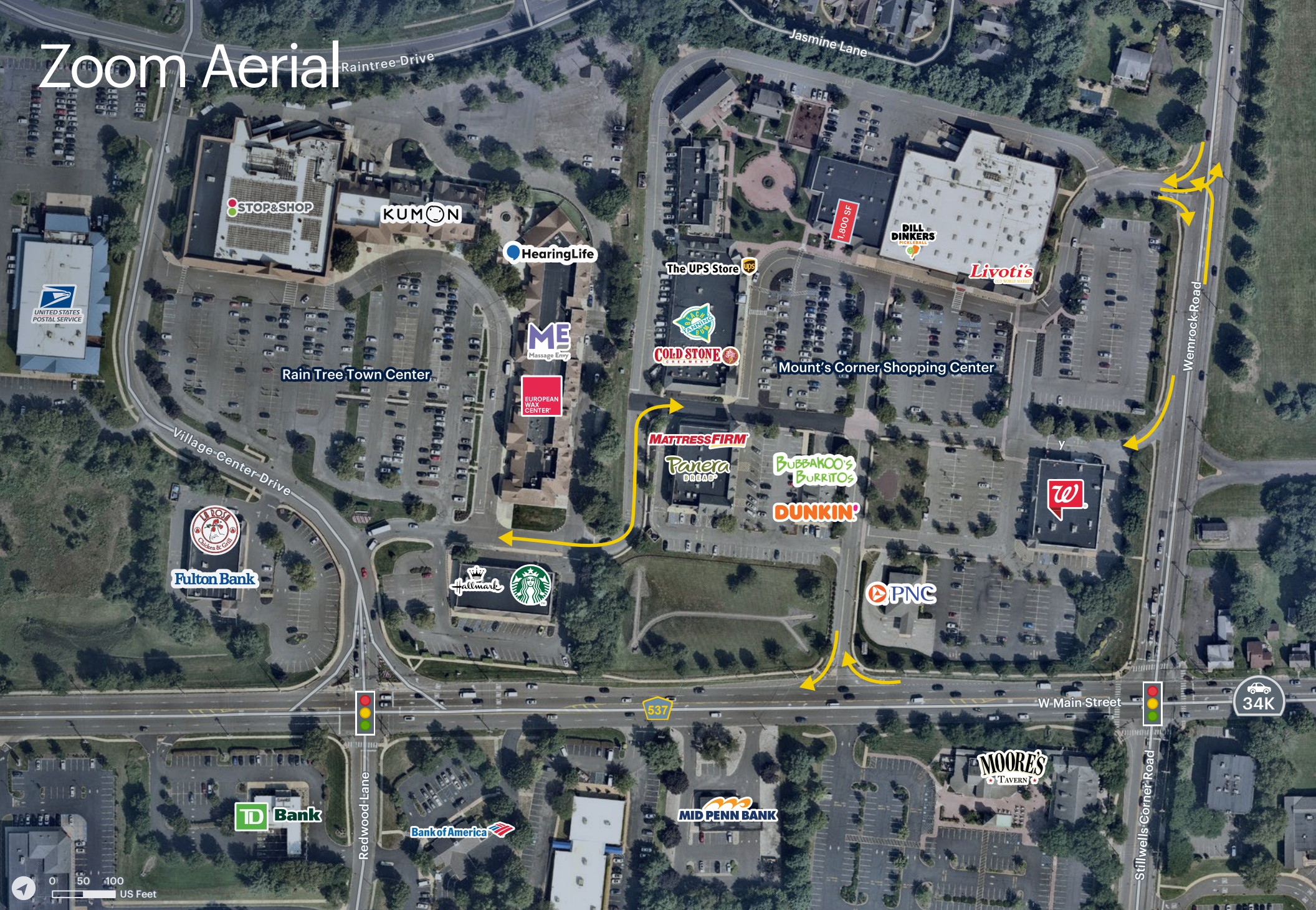
Size	1,800 SF Former Restaurant
Possession	Immediate
Term	Long term
Rent	Upon request
GLA	±138,115 SF
Parking	±667 spaces
Major Tenants	Livoti's Old Word Market, Walgreen's, PNC, Dill Dinker's Pickleball Club, Panera, Bubbakoo's Burritos, Dunkin
Neighbors	Stop & Shop, Walmart Supercenter, Sam's Club, Atlantic Health Centrastate Medical Center, Bank of America, Starbucks, AMC, Lidl, Ashley
Comments	Interior road connection to Raintree Town Center with Stop & Shop

Site Plan



Suite	Tenant	Size
A1	Dunkin'	
A2	Bubbakoo's Burritos	
B1	Panera Bread	
B2	Nara Thai	
B3	Mattress Firm	
C1	Mahzu Japanese Restaurant	
C2	Cold Stone	
C3	Beach Bum Tanning	
C4	Venus Nails & Spa	
C5	Tops N Town Cleaners	
C6	Lease Out	
C7	The UPS Store	
C8	Baco's Pizza	
D1	Oakwood Dental Arts	
D2a	Music University	
D2b	Vincent's Italian Restaurant	
E2a	Skillet Restaurant	
E2b	The Jewish Heritage Museum	
E1	Around the Corner Art Center	
F1a	Livoti's Old World Market	
F1b	Woodhaven Design Center	
F2	Dill Dinkers Pickleball	
G1a	Alliance Orthopedics and Physical Therapy	
G1b	Former Restaurant Available	1,800 SF
H1b	Great Clips	
H1c	Quest Diagnostics	
I	Walgreens	
J	PNC Bank	

Zoom Aerial



Market Aerial



Space Photos

1,800 SF Former Restaurant



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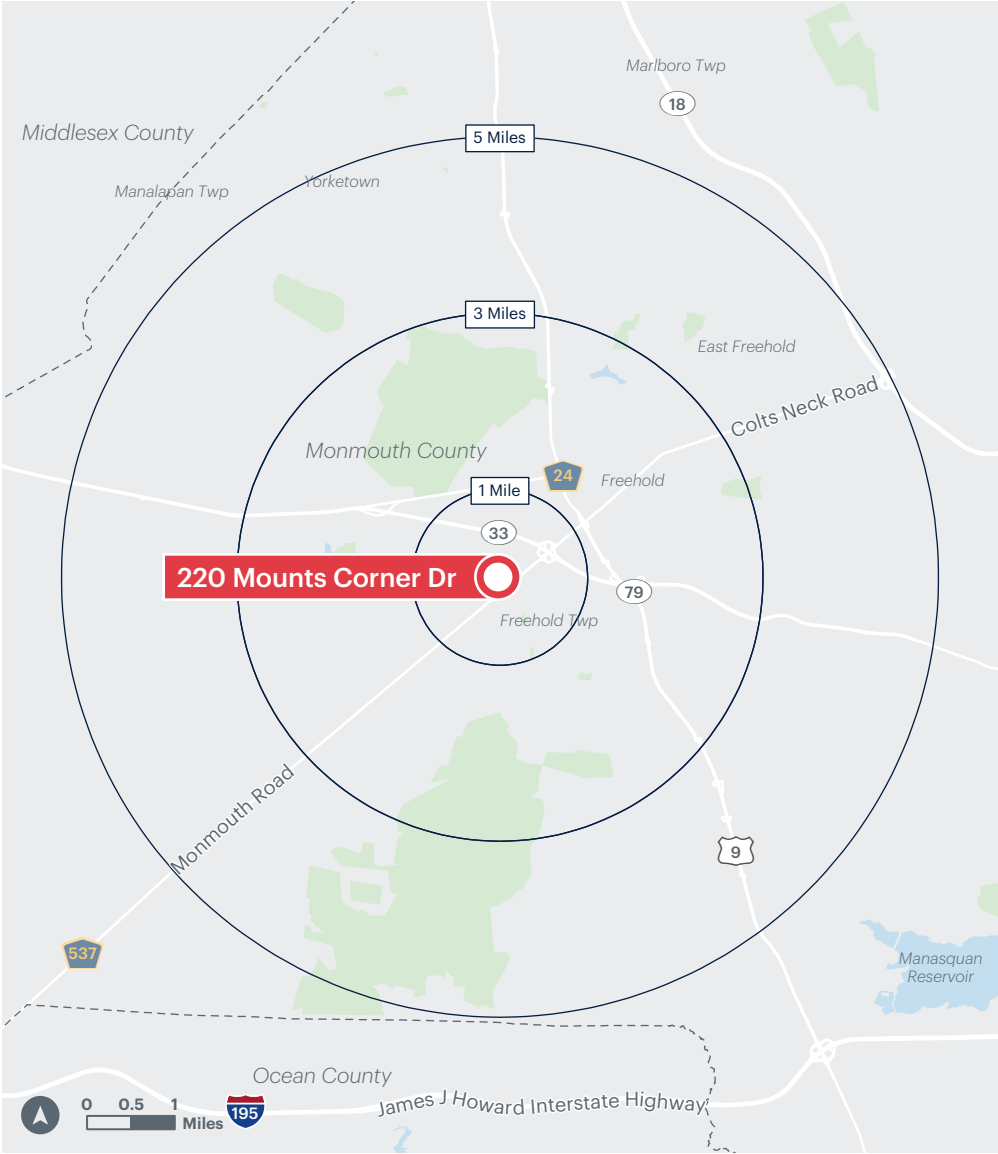
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Information is from sources deemed reliable; however, accuracy is not guaranteed. Square footage is approximate; Buyer must independently verify and assumes risk for inaccuracies.

Area Demographics

2026 ESRI Summary Report



220 Mounts Corner Drive, Freehold, NJ

	1 mile	3 miles	5 miles
Total Population	6,052	44,983	98,179
Total Households	2,918	16,461	35,934
Average Household Income	\$144,964	\$174,375	\$191,903
Median Household Income	\$94,344	\$119,765	\$141,881
% Population with Bachelors +	51.49%	49.61%	53.48%
Daytime Population	13,089	49,970	95,550
Total Daytime Employees	10,110	28,275	47,549
Total Businesses	653	2,416	4,099