

THE COASTAL BUILDING

151 Bodman Place, Red Bank, NJ 07701

FIRST NATIONAL
REALTY PARTNERS



HIGHLIGHTS

COUNTY Monmouth

GLA 22,476

ACRES 1.16

DEMOGRAPHICS

1-Mile **3-Mile** **5-Mile**



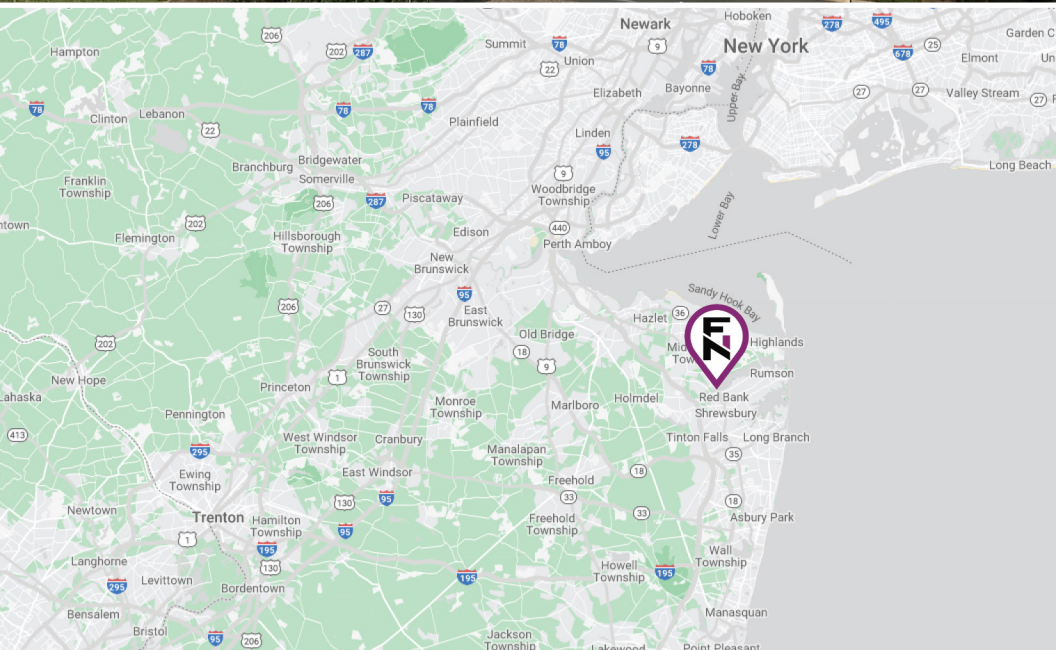
10,789 58,555 126,739



4,414 22,639 49,238



\$198,508 \$236,457 \$224,326



PROPERTY FEATURES

- The Coastal Building is a Class A, 22,476 square-foot office building located directly on the prestigious Navesink River in fast-growing Red Bank, NJ.
- The property is in close proximity to downtown Red Bank and the train station.
- Tenants of The Coastal Building enjoy water views and on-site parking, a highly-coveted amenity in the area.
- Current availabilities include 512 SF on the second floor, and up to 5,052 SF of contiguous space on the fourth floor.



**PROPERTY
WEBSITE**

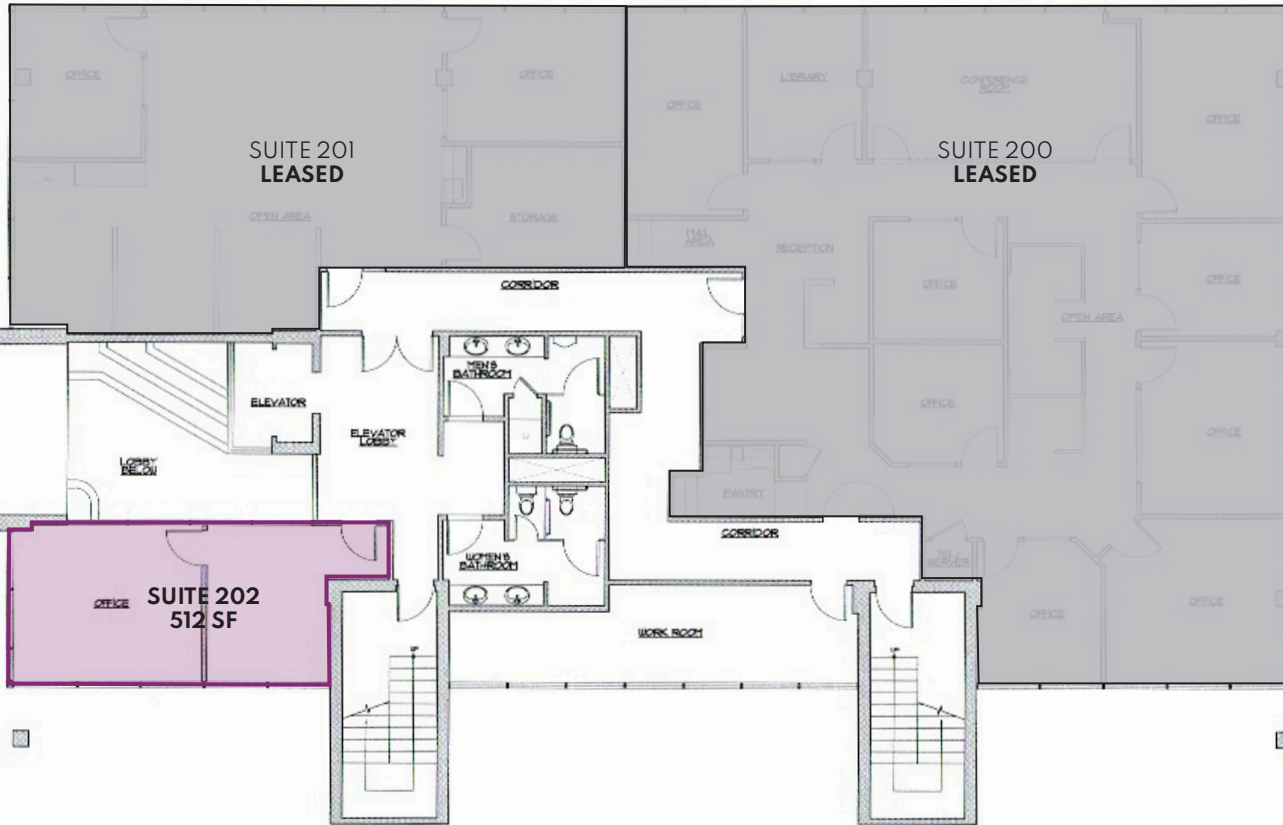
Bret Nesbitt | 850-401-0554 | bnesbitt@fnrpusa.com

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2ND FLOOR PLAN



- Leased
- Available

LEGEND

SUITE #	TENANT	SF
100	Conklin Office Services	1,846
101	Princeton Capital Management	1,727
200	Betancourt, Van Hemmen, Greco & Kenyon I	3,542
201	First National Realty Partners	1,503
202	AVAILABLE	512
300	Universal Landsea Transport	677
301	Blueshift Asset Management	4,094
302	James M. Nardelli, Esq.	798
303	Anna Mae Perillo	902
400	Lynn Occhipinti, Llp	887
401	AVAILABLE	1,152
402	AVAILABLE	3,900
403	Caliber Financial Partners	936



PROPERTY WEBSITE

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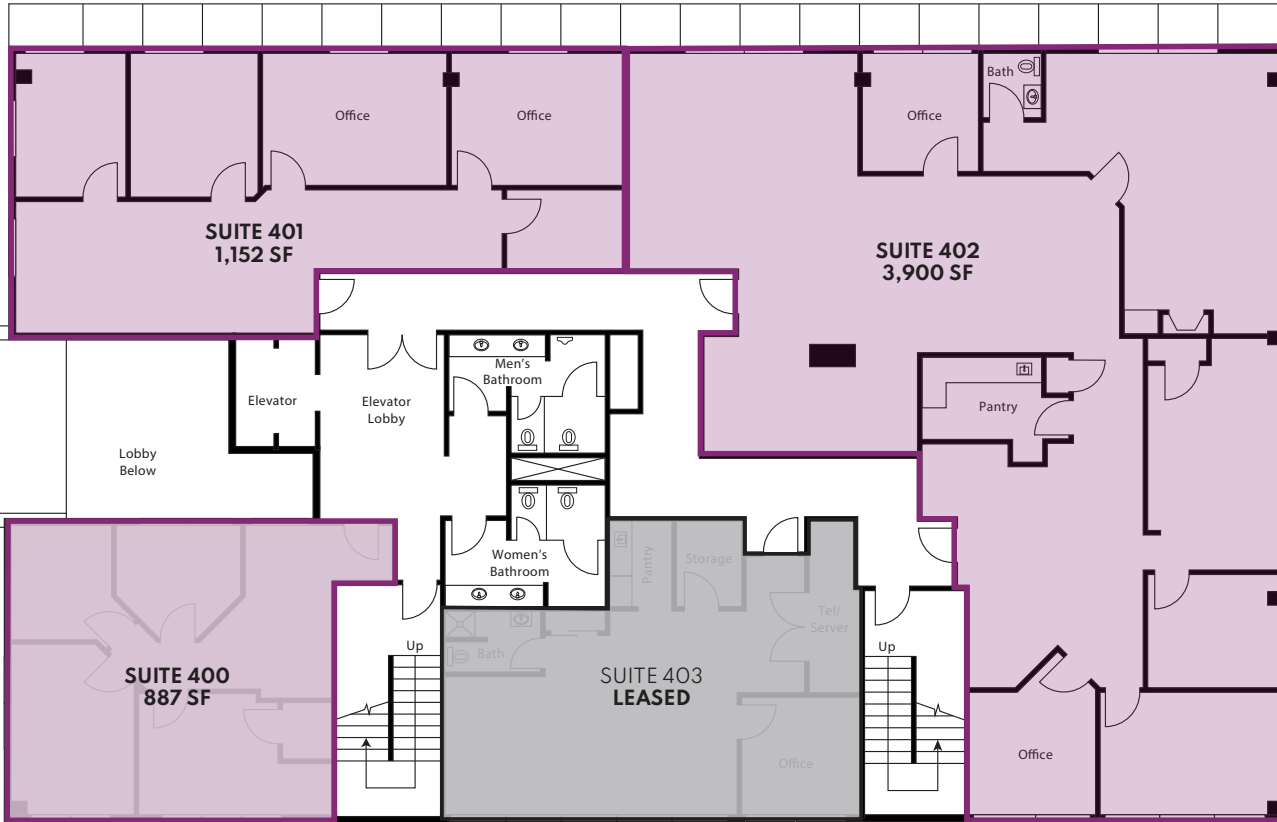
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4TH FLOOR PLAN

Suites 401-402 can be combined for 5,052 Contiguous SF



■ Leased
■ Available

LEGEND

SUITE #	TENANT	SF
100	Conklin Office Services	1,846
101	Princeton Capital Management	1,727
200	Betancourt, Van Hemmen, Greco & Kenyon I	3,542
201	First National Realty Partners	1,503
202	AVAILABLE	512
300	Universal Landsea Transport	677
301	Blueshift Asset Management	4,094
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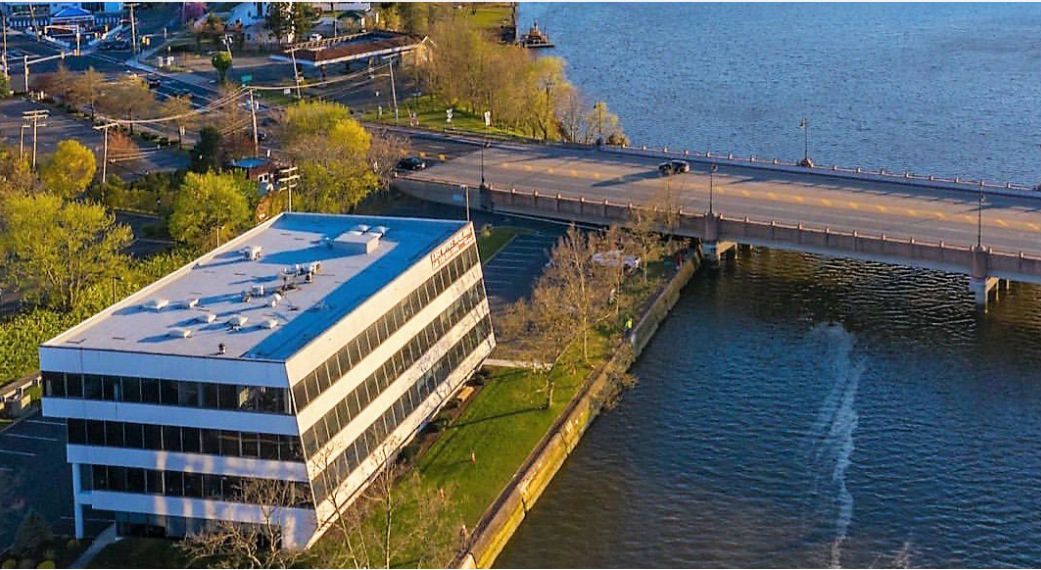
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Water views



Suite 402 buildout includes executive offices, conference room, reception area, and break room



Attractive building lobby & common areas



**PROPERTY
WEBSITE**

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