

# THE COASTAL BUILDING

151 Bodman Place, Red Bank, NJ 07701

**FIRST NATIONAL**  
REALTY PARTNERS






## HIGHLIGHTS

**COUNTY** Monmouth

**GLA** 22,476

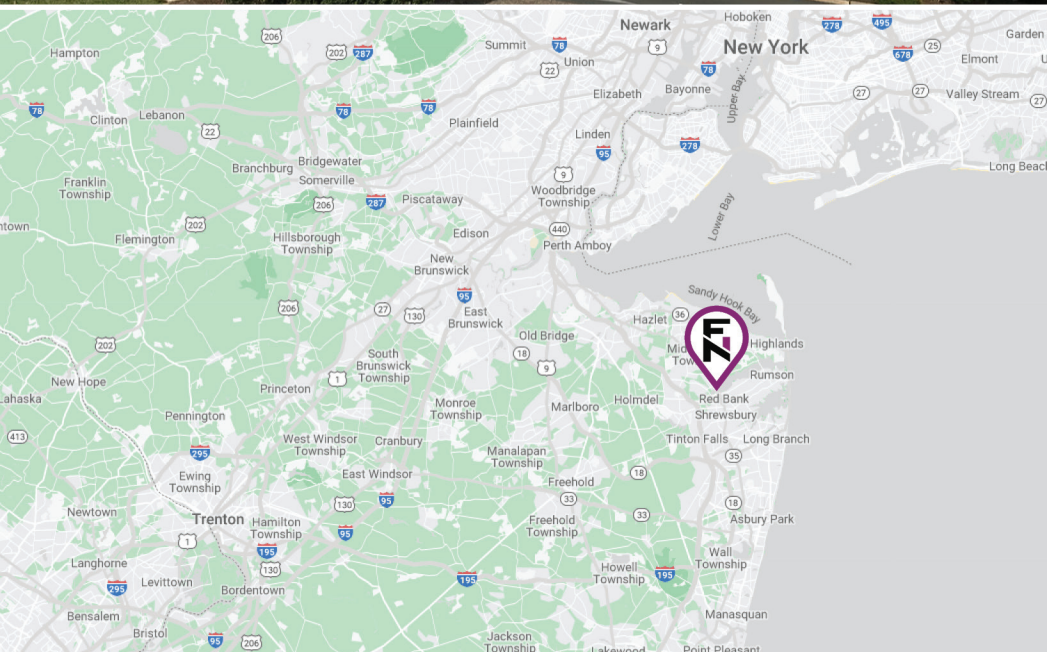
**ACRES** 1.16

## 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**

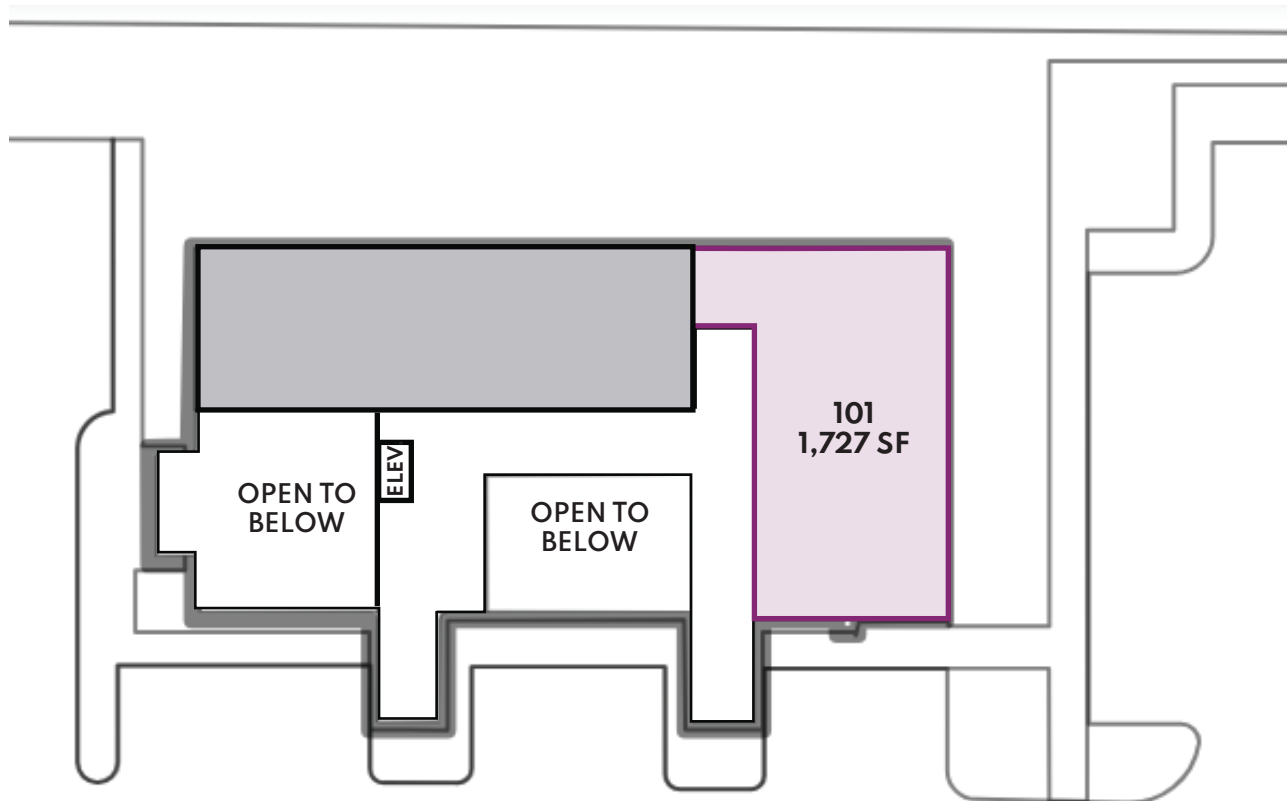
**Bret Nesbitt** | 850-401-0554 | bnesbitt@fnrpusa.com

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## FIRST FLOOR PLAN



### LEGEND

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



PROPERTY  
WEBSITE

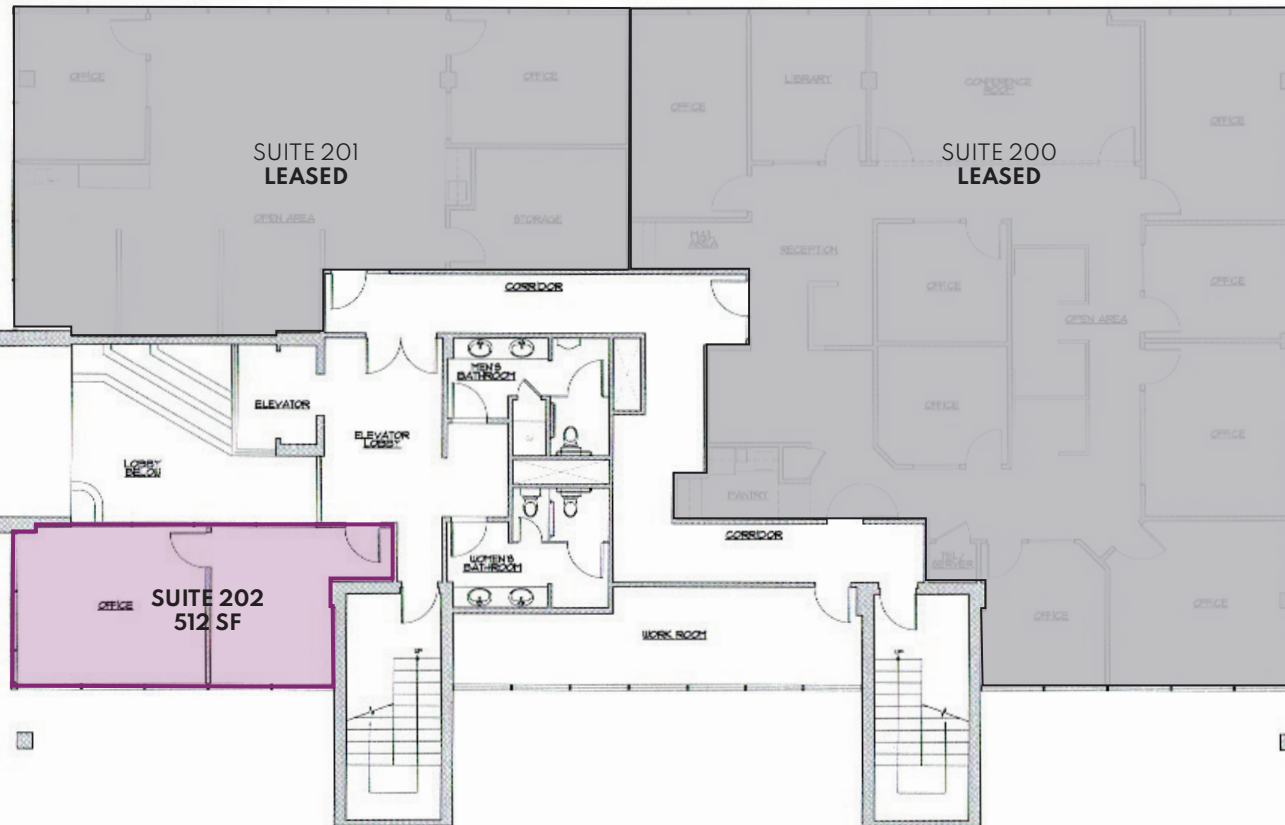
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## 2ND FLOOR PLAN



■ 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	AVAILABLE	887
401	AVAILABLE	1,152
402	AVAILABLE	3,900
403	Caliber Financial Partners	936



PROPERTY  
WEBSITE

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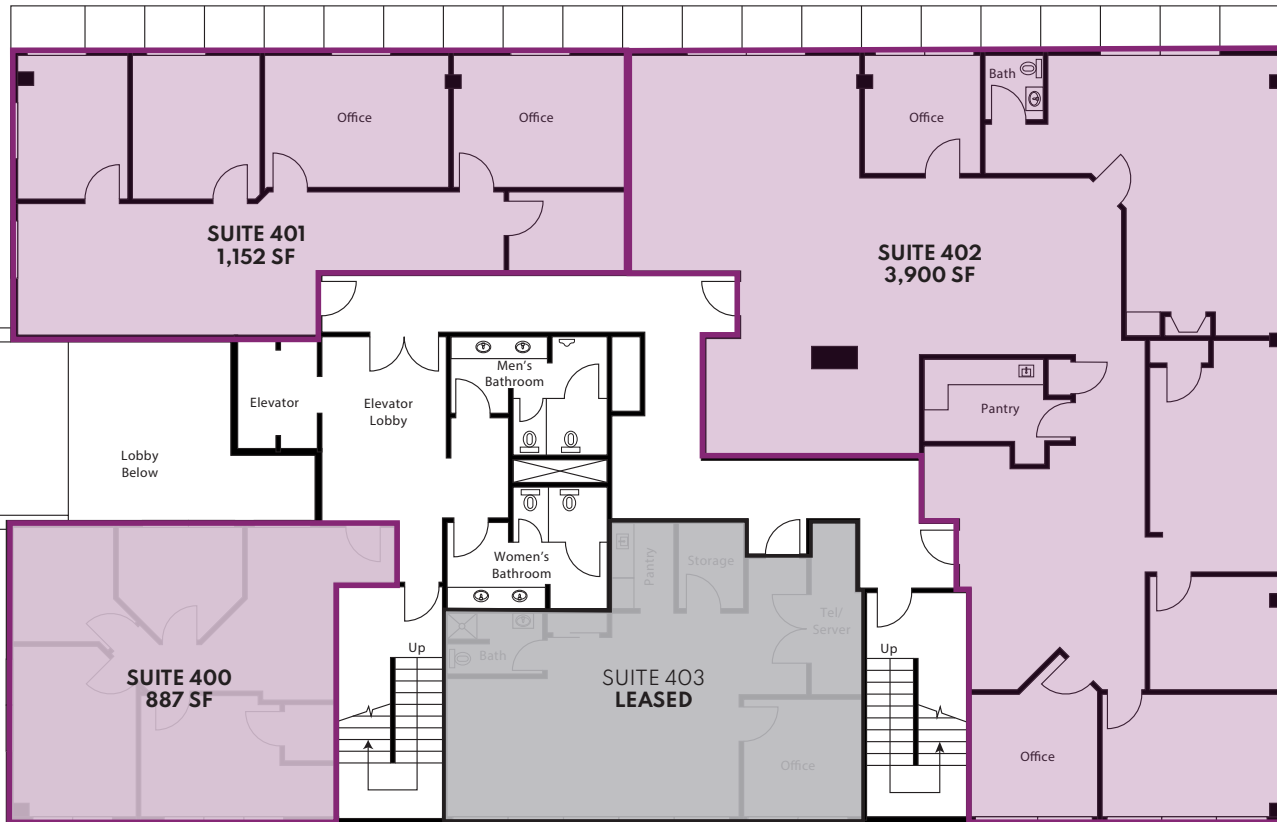
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## 4TH FLOOR PLAN

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
302	James M. Nardelli, Esq.	798
303	Anna Mae Perillo	902
400	AVAILABLE	887
401	AVAILABLE	1,152
402	AVAILABLE	3,900
403	Caliber Financial Partners	936



PROPERTY  
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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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