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SECTION F

TODAY'S LISTINGS

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Weichert Commercial Brokerage completes new office space lease transaction. F2.

Zarrilli Homes opens Monmouth County office

Modular constructions attract more Jersey Shore customers

BRICK — Zarrilli Homes, LLC recently celebrated the Grand Opening of its Monmouth County office and design center on Route 70 West in Wall.

"When selecting a location for this new facility, our top priority was to make it convenient for the client," said Anthony Zarrilli, founder of Zarrilli Homes. "With an increasing number of customers from Monmouth County, it only made sense to open a second location closer to their properties due to the amount of one-on-one consulting time required to design a truly custom home."

Not unlike their home office in Brick, the new location provides "3D Walkthroughs" that shows buyers what their homes will look like on a 42-inch flat-screen television before construction begins.

See Zarrilli, Page F2



Zarrilli Homes LLC recently celebrated the grand opening of its Monmouth County office and design center on Route 70 West. At the ribbon cutting were, among others, Kendra Zarrilli, Mayor Ann Marie Conte of Wall, Anthony Zarrilli, children Grace, Anthony Jr. and Ella Zarrilli. COURTESY OF ZARRILLI HOMES

Visit Equestra at Colts Neck Crossing

Community for active adults will unveil innovative designs

HOWELL — Centex, an AlerteGroup, is inviting prospective homebuyers to experience the spectacular new model homes at Equestra at Colts Neck Crossing during two successive weekends in September, when the developer will host a grand opening celebration.

Throughout the weekends of Sept. 10-11 and 17-18, prospective buyers who visit the Howell community, which features 483 upscale single-family homes for adults 55 and better, will have the opportunity to tour the brand new models. Ranging from 1,837 to 3,021 square feet, the residences feature one or two stories with two to four bedrooms, two to three baths, two-car garages, and loft conversions. Centex also offers numerous options, including first-floor master suites.

The models will allow prospective buyers to picture themselves living in one of Equestra's



The clubhouse at Equestra at Colts Neck. COURTESY OF PULTE HOMES

unique residences, which boast gourmet kitchens that feature 42-inch maple cabinetry in choice of colors, granite countertops, Whirlpool double wall ovens, microwaves with vented range hood, gas cook-top, and Energy Star multi cycle dishwasher, ceramic tile, recessed lighting and a stainless-steel sink. The lavish bathrooms offer soaking tubs in the master bath ceramic tile and corian countertops in a variety of colors. Home exteriors feature rustic stone, low-maintenance vinyl siding and vinyl shake combinations.

See Equestra, Page F2

Summer sales soar at Kokes' Enclave at the Fairways

LAKEWOOD — It has been a remarkable summer for homes sales at The Enclave at the Fairways, one of the Kokes Family Builders' active adult new home communities in Ocean County.

Dozens of prospective homebuyers have visited The Enclave to learn about the community's 15 remaining homes and special incentives. All ten home models at The Enclave feature two or three

bedrooms, at least two full bathrooms, a spacious family room and attached two-car garage. Select models feature a loft with a third bedroom and bath making room for houseguests and visiting grandchildren. New home prices start at \$263,415 after builder incentives.

"We've had a great summer at The Enclave and at our other communities as people who had been waiting to make a move finally

jumped on the low prices and special incentives," says Jerry Kokes, vice president of the family owned and operated home building company in business for more than 45 years.

Located where Toms River meets Lakewood, The Enclave is known for its beautiful landscaping, walking and biking paths and the

See Fairways, Page F2

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NJ MORTGAGE GUIDE

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Program	Rate	Points	Fees	% Down	APR	Program	Rate	Points	Fees	% Down	APR	Program	Rate	Points	Fees	% Down	APR														
FIRST LENDERS MORTGAGE 732-275-1600 http://www.firstlendersmortgage.com						NEW JERSEY HOUSING & MORTGAGE FINANCE AGENCY 800-NJ-HOUSE http://www.nj-hmfa.com						VALLEY NATIONAL BANK 732-842-7710 http://www.vnbmortgage.com																			
30 yr fixed	4.000	0.000	\$195	20%	4.050	NJHMFA 1st time homebuyer program provides up to 4% closing cost.						30 yr fixed	4.375	0.000	\$670	20%	4.441														
15 yr fixed	3.250	0.000	\$195	20%	3.280	Urban Target areas borrowers need not be first-time home buyers.						15 yr fixed	3.500	0.000	\$670	20%	3.613														
30 yr FHA	3.875	0.000	\$395	3.5%	3.895	30 yr and 40 yr fixed rate loans. Interest rates set periodically						Bi-Weekly Specialists. All Rates to \$417,000 for 1 Family Mosaic																			
30 yr Jumbo Conforming	4.250	0.000	\$99	20%	4.280	Call 1-800-654-6873 for current rates; or view: www.nj-hmfa.com .						(C) 140 Markham Place, Little Silver, NJ 07793																			
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30 yr fixed	4.625	0.000	\$200	20%	4.670	30 yr fixed	3.990	0.000	\$500	20%	4.015	30 yr fixed	4.000	0.000	\$350	20%	4.040														
15 yr fixed	3.500	0.000	\$200	20%	3.562	20 yr fixed refi	3.625	0.000	\$500	20%	3.659	30 yr FHA	3.750	0.000	\$350	3.5%	3.890														
5/1 ARM	3.125	0.000	\$200	20%	2.992	15 yr fixed refi	3.250	0.000	\$500	20%	3.294	30 yr Jumbo Conforming	4.250	0.000	\$350	20%	4.257														
7/1 ARM	4.125	0.000	\$200	20%	3.497	10 yr fixed	3.250	0.000	\$500	20%	3.314	15 yr fixed	3.250	0.000	\$350	20%	3.290														
Mortgage application fee rebated at closing.						Ask for Bob Reddington Cell Phone 732-266-1705						Home Of The No Cost Mortgage - Purchase Or Refinance																			
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30 yr fixed	4.375	0.000	\$0	20%	4.377	30 yr fixed	Call for Rates					30 yr fixed	4.125	0.000	\$199	20%	4.135														
30 yr fixed	4.250	0.000	\$495	5%	4.275	20 yr fixed	Call for Rates					15 yr fixed	3.375	0.000	\$199	20%	3.393														
15 yr fixed	3.375	0.000	\$495	20%	3.419	15 yr fixed	Call for Rates					30 yr FHA	3.896	0.000	\$775	3.5%	3.937														
3/1 ARM	3.500	0.000	\$495	5%	3.025	10 yr fixed	Call for Rates					30 yr Jumbo Conforming	4.375	0.000	\$0	20%	4.376														
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The "Factory At Broadway," located at 804 Broadway in West Long Branch. COURTESY OF WEICHERT REALTORS

Weichert Commercial negotiates 8,000 sf lease at the 'Factory At Broadway' in West Long Branch

4,000 sf still available at 53,000 sf landmark building

WEST LONG BRANCH — John G. Udell, president of Weichert Commercial Brokerage, Inc., is pleased to announce that Senior Vice President Peter E. Ricker, Jr. recently completed the lease transaction of 8,000 square feet of office space at the "Factory At Broadway", located at 804 Broadway in West Long Branch, NJ. Ricker represented both the owner, Raymond Klose, and the tenant, Agile Communications, Inc. in the transaction.

The "Factory At Broadway" is a 53,000 square foot building that has been historically preserved and redesigned to serve as a creative office environment for innovative and artistic organizations. The multi-tenanted building features high vaulted ceilings with historic sky lights, hardwood floors,

custom designed conference rooms, executive offices, space with balconies and private entrances. There is currently 4,000 square feet still available for lease.

Agile Communications, Inc., an organization servicing the application of emerging commercial technologies to military needs, recently signed a 5-year lease for 8,000 square feet of office space. Agile Communications will join the building's prestigious tenant roster, which also includes Klose Associates, a multi-disciplinary design and production firm and Lanmark 360, a full service advertising, marketing and communications agency in the healthcare industry. Klose Associates currently occupies 13,000 square feet of the building and Lanmark 360 occupies 14,042 square feet.

"We are extremely

pleased to market and secure tenants at such a unique and creative office building," stated Ricker. "This historic building is the perfect option for professional office users looking for a convenient location within close proximity of major highways in the heart of Monmouth County.

The "Factory At Broadway" offers easy access to the Garden State Parkway and Routes 18, 35 & 36. The building is situated on beautifully landscaped grounds with highly visible signage.

For more information on the 4,000 square feet of available space, please contact Peter E. Ricker Jr. at (732) 494-0778.

Weichert Commercial Brokerage, Inc. is a leading commercial brokerage company with offices throughout New Jersey and Pennsylvania. Weichert Commercial consis-

tently delivers the highest quality real estate services through its office, industrial, retail, investment, tenant representation and commercial land brokerage divisions. Weichert Commercial is a proud member of the CORE network, a national network of select commercial real estate companies providing a full line of commercial real estate services to its member clients. During the past nine years NJ Biz Magazine has ranked Weichert Commercial in the top commercial real estate companies in NJ and New Jersey CoStar Group, Inc. has ranked it in the Top Ten Power Brokers since 2002. For more information about Weichert Commercial Brokerage, call 973-267-7778 or visit the company's website at www.weichertcommercial.com.

SBACNJ recognizes that associate members make it happen

Over the years, Associate members have dedicated themselves to supporting and strengthening the home-building industry. In recognition of their dedicated Associate members, Shore Builders Association of Central NJ has devoted their September General Membership Meeting to celebrating the contributions Associate members make every day. On Wednesday, September 14th SBACNJ recognizes the ways that Associate Members Make It Happen at the Jumping Brook County Club in Neptune from 6:00PM to 9:00PM with their annual Associate Appreciation Night. Builder members will be welcoming attendees in a show of appreciation for the continued participation and dedication that the Associate members demonstrate. According to Dwight Pittenger, President of SBACNJ, "Designating our September meeting as Associate Appreciation Night is just one way of providing the much-deserved visibility and recognition to our invaluable Associate members. As Builders, we want our Associates to know that we are grateful for their perseverance during a tough economic time for the building industry and look forward to continuing our business relationships with our Associate members as conditions continue to improve and work begins to flow again." All members are encouraged to attend this yearly event, as many Associate members will be on hand with information and giveaways, in a mini-trade show environment. Tables for Associate members are available at a lower price this year, \$200.00 which includes a complimentary dinner registration, company name sign for tabletop and name recognition on all promotional materials for the night. Tabletops are limited, so any Associate member who is interested in highlighting their company should act fast before the event is sold out. Part of the Associate Appreciation Night theme is to encourage members to do business with Associate members. Gina Woolley, Executive Director of SBACNJ comments, "Our motto is that it is good business to do business with Associate members. However, taking that statement to the next level, it's good business for Associates to do business with Associate members and Builder and Associate member employees should always do business with a member. As an Association, we should be focusing on all the ways we can support each other as we continue to feel the recovery of our industry." SBACNJ's membership has varied disciplines including insurance, banking, construction, remodeling, building, building supplies, landscaping, flooring, cleaning, printing, photography, property management, architecture, heating and air conditioning, fencing, realtor services, interior design, engineering, environmental, news media, sales and marketing; all of which members and their employees retain services every day. It makes sense for members to do business with other Associate members!

Members are encouraged to attend this exciting fun event by purchasing tickets through the SBACNJ office for \$70.00 each prior to 9/9/10. Tickets purchased after September 10th are \$80.00. Non-members of the NJBA are invited to attend for \$95.00 each. Contact the SBACNJ at 732-364-2828 or visit their website at www.shorebuilders.org for more information on tickets, securing a table and details.

ZARRILLI

Continued from Page F1

"This makes it easy for the buyers to visualize their new home and make changes early in the process to ensure customer satisfaction," added Zarrilli.

With the increasing popularity of Modular homes for teardown-rebuild projects along the Jersey Shore, Zarrilli modular homes are particularly attractive to homeowners because they

are distinctly custom designs while still offering the benefits of high-quality modular construction.

"We're probably as custom a modular builder as you get in the business," notes Zarrilli. "Each of our homes is extremely complex in its design. We set ourselves worlds apart from our competition using innovation that allows for wide open floor plans not often seen in modular construction. We also offer custom kitchens,

three story designs, elevators, and some forward-thinking 'green' features such as geothermal heating systems, solar panels and Energy Star ratings. We give the customer an alternative to the basic 'out of the book' designs that anyone can build, and provide more options, room for changes and attention to details."

As an added advantage this summer, Zarrilli Homes is offering a custom kitchen bonus. For homes ordered now through Labor Day, cus-

tomers can choose either a Kitchen Appliance Package including stainless steel range, dishwasher, refrigerator and microwave or an Upgraded Kitchen Cabinet promotion, free of charge.

For more information about Zarrilli Homes, LLC, call (732) 262-4848, stop by one of their Design Studios located at 186 Mantoloking Road in Brick and 2677 Route 70 West in Wall or visit www.ZarrilliHomes.com.



Kokes Family Home Builders' homes-of-the-month feature additional incentives for active adults looking to purchase a new home with top-notch amenities. An Essex model at The Enclave at the Fairways is featured in September. COURTESY OF KOKES FAMILY HOME BUILDERS

FAIRWAYS

Continued from Page F1

luxurious 15,000 square foot clubhouse at the center of the 349-home community. A manned gatehouse provides homeowners with a high degree of security and privacy.

Kokes Family Home Builders is featuring a spectacular home each month at its communities. September's featured home at The Enclave is a two-bedroom, two-bath Essex model with a two car garage, and many upgrades at a featured price that is nearly \$67,000 off the original price. For more information about all the featured homes at Kokes communities, visit www.kokesfamilybuilders.com.

Whether residents are still in the workforce or have more free time, they enjoy the active adult lifestyle at The Enclave where they can play tennis and bocce, participate in water aerobics in the spacious pool or a work-out in the indoor pool and fitness center at the community clubhouse. Clubhouse rooms devoted to cards, crafts and billiards are available along with the grand ballroom for events ranging from yoga to special occasion parties and dinners.

The Enclave is just blocks from Eagle Ridge Golf Club, a 27-hole championship golf course with a challenging course for golfers of any caliber set in scenic acreage that is home to natural wildlife. All three Kokes communities are within 12 miles of each other and convenient to the Garden State Parkway and Routes 70 and 9.

The Enclave at the Fairways sales office is open weekdays, 9 a.m. to 5 p.m. and weekends 10 a.m. to 6 p.m.; Labor Day hours are 10 a.m. Call The Enclave for information and directions at (800) 215-5253. Visit all of the Kokes' active adult communities at www.kokesfamilybuilders.com

EQUESTRA

Continued from Page F1

"The model grand opening celebration will be a great opportunity to experience all of the things that make Equestra at Colts Neck Crossing such an amazing place to live — from tailored home designs with luxury features and exceptional lifestyle offerings to a convenient location minutes from the Jersey Shore," said Paul Schneider, president of PulteGroup's Northeast Corridor Division. "It's the ideal location for those looking to downsize and be maintenance free, enjoying life in a resort-like atmosphere."

An 18,400-square-foot enrichment center serves

as the community hub and has a wide range of activities including indoor and outdoor swimming pools, state-of-the-art exercise facility with classes and personal trainers, library, card rooms, and the Paddock Club & Lounge. A full-time lifestyle director is on staff to coordinate social events, excursions, life-enrichment seminars and clubs.

Situated on 334 acres, including 190 acres of preserved woodlands in desirable Monmouth County, the community's lifestyle offerings include serene walking paths, a series of estuaries with picturesque fountains, fire pits and barbecues, a pergola, grandkids' playground, tennis courts, bocce courts, shuffleboard courts and horse-

shoe pits.

Centrally located off of Route 33 and only minutes from the Jersey Shore and main roadways such as the Garden State Parkway, Route 195 and the New Jersey Turnpike, the community is also situated near two train stations and two New Jersey Transit bus stops for quick trips to Manhattan or Philadelphia.

The Equestra at Colts Neck Crossing sales center is located at 15 Chatsworth Lane, Howell, and is open daily from 10 a.m. to 6 p.m. For more information, call 877-215-5306 or visit www.centex.com/equestra.

PulteGroup, Inc. (NYSE:PHM) based in Bloomfield Hills, Mich., is America's premier home

building company with operations in 60 markets throughout 28 states. The company has an unmatched capacity to meet the needs of multiple buyer segments through its brand portfolio that includes Pulte Homes, Centex and Del Webb. As the most awarded homebuilder in customer satisfaction, the brands of PulteGroup have consistently ranked among the nation's top homebuilders as surveyed by third-party, independent national customer satisfaction studies.

For more information about PulteGroup, Inc. and PulteGroup brands, see www.pultegroupinc.com; www.pulte.com; www.centex.com; www.delwebb.com



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