



① Adult Community Location
Key Number



Adult Communities of Ocean County

Notes:
List contains only single-family and mobile homes; either attached or detached; apartments are not included.
Prepared by:
Ocean County Department of Planning, December 2018

Adult Communities Constructed in Ocean County

Municipality Key	Adult Community	*Current Units	Municipality Key	Adult Community	*Current Units
Barnegat Township			Lakewood Township (continued)		
1	Brighton at Barnegat Mobile Homes	275	48	Horizons at Lakewood Greens	2,445
2	Four Seasons at Mirage	1,200	49	Leisure Village	1,410
3	Heritage Bay	300	50	Leisure Village East	280
4	Heritage Point	910	51	Lionshead Woods	350
5	Horizons at Barnegat	165	52	Pine River Village	90 *
6	Pheasant Run at Barnegat	380			
7	Pinewood Estates Mobile Home Park	230			
Berkeley Township			Little Egg Harbor Township		
8	Holiday City at Berkeley I & II	2,235	53	Cranberry Creek	325
9	Holiday City Carefree	1,615	54	Four Seasons at Harbor Bay	385
10	Holiday City South	2,360	55	Four Seasons at Sea Oaks	375
11	Holiday City West	1,810	56	Mystic Shores Adult Community	525
12	Holiday Heights	1,410	57	Sunrise Bay	325
13	Silver Ridge Park (East)	605	Manchester Township		
14	Silver Ridge Park North	780	58	Cedar Glen Homes Inc.	550
15	Silver Ridge Park West	1,145	59	Cedar Glen Lakes	1,235
16	Silver Ridge Park Westerly Extension	660	60	Cedar Glen West	825
17	Sonata Bay	310	61	Country Walk of Lake Ridge	305
Brick Township			62	Crestwood Village (I-VI)	5,380
18	Cedar Village	215	63	Leisure Knoll at Manchester	1,625
19	Greenbriar I	1,430	64	Leisure Ridge	185
20	Greenbriar II	600	65	Leisure Village West	2,690
21	Laurelton Gardens	220	66	Lennar at Lake Ridge	230
22	Laurelton Mobile Home Park	40	67	Meadows at Lake Ridge	225
23	Lions Head North	360	68	Pine Ridge at Crestwood	1,035
24	Lions Head South	615	69	Pine Ridge South Mobile Homes	385
25	The Pavilion	190	70	Renaissance at Manchester	1,900
26	Pinewood Mobile Home Park	75	71	River Pointe	505
27	Princeton Commons	390	72	Whiting Station at Crestwood	330
28	Seaview Village	350	73	Whiting Village at Crestwood VII	1,050
29	Wedgewood Place	145	Ocean Township		
30	Winding River Village Association	255	74	Greenbriar Oceanaire	1,400
Eagleswood Township			Plumsted Township		
31	Eagleswood Village	55	75	Jensen's Deep Run	245
Jackson Township			Stafford Township		
32	Fountainhead Mobile Home Park	175	76	Atlantic Hills	255
33	Four Seasons at Metedeconk Lakes	780	77	Fawn Lakes Condominium Association	345
34	Four Seasons at South Knolls	885	78	Paramount Homes' Escapes Ocean Breeze	690
35	Greenbriar at Winding Ways	555	79	Perry's Lake	470
36	Jackson Acres	225	80	West Bay Village Mobile Homes	40
37	Maple Glen Mobile Homes	80	Toms River Township		
38	Meadowbrook Cooperative Inc.	115	81	Dover Walk	60
39	Oak Tree Mobile Park	250	82	Gardens of Pleasant Plains	455
40	Pleasant Gardens	50	83	Greenbriar Woodlands	1,250
41	Westlake Golf and Country Club	1,420	84	Holiday City Association Phase I	600
Lacey Township			85	Holiday City Organization Phase II	935
42	Pheasant Run	435	86	Homestead Run Mobile Home Park	460
43	Sea Breeze at Lacey	570	87	Lake Ridge	925
Lakewood Township			88	Raymore Mobile Home Park	45
44	A Country Place	375	89	Roberts Mobile Home Park	240
45	Enclave at the Fairways	1,020	90	Shenandoah Commons	60
46	Fairways at Lake Ridge	1,375	Tuckerton Borough		
47	Four Seasons At Lakewood	210	91	Bayview Park LTD	90
OCEAN COUNTY TOTAL			Total Adult Communities: 91; Total Lots/Units: 63,380		

Notes: Number of Units has been derived by phone verification with developments, rounded to the nearest 5, and may be subject to change.

* Pine River Village consists of 90 age-restricted units and 85 non-age-restricted units.

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Directory of Adult Communities in Ocean County

BARNEGAT

1. Brighton at Barnegat Mobile Homes (609) 698-4134
35 Brighton Road Fax (312) 205-1210
Route 72, Barnegat, NJ 08005
2. Four Seasons at Mirage (866) 488-5033 or (609) 607-1500
1 Esplanade Drive, Barnegat, NJ 08005 Fax (609) 607-0628
3. Heritage Bay Clubhouse (609) 660-1906
100 Sandpiper Road, Barnegat, NJ 08005
4. Heritage Point (609) 660-8409
1200 West Bay Avenue, Barnegat, NJ 08005 Fax (609) 660-2271
5. Horizons at Barnegat Clubhouse (609) 698-8044
77 Marsh field (Hills) Blvd. Barnegat, NJ 08005
6. Pheasant Run at Barnegat (609) 698-0663
219 Pine Oak Boulevard, Barnegat, NJ 08005 Fax (609) 698-0847
7. Pinewood Estates Mobile Home Park (609) 698-4123
200 Cedar Lane, Barnegat, NJ 08005 Fax (609) 698-8960

BERKELEY TOWNSHIP

8. Holiday City at Berkeley 1&11 (732) 341-5707
631 Jamaica Boulevard, Toms River, NJ 08757 Fax (732) 286-6557
9. Holiday City Carefree (732) 349-1050
98 Bananier Drive, Toms River, NJ 08757 Fax (732) 818-1215
10. Holiday City South (732) 341-8900
139 Santiago Drive, Toms River, NJ 08757 Fax (732) 341-8742
11. Holiday City West (732) 240-4422
45 Cabrillo Boulevard, Toms River, NJ 08757 Fax (732) 240-3615
12. Holiday Heights (732) 244-8686
96 Prince Charles Drive, Toms River, NJ 08757 Fax (732) 244-1447
13. Silver Ridge Park (East) Clubhouse (732) 505-1081
979 Edgebrook Drive North, Toms River, NJ 08757 Fax (732) 505-3223
14. Silver Ridge Park North (732) 286-4868
101 Westport Drive, Toms River, NJ 08757 Fax (732) 286-4833

BERKELEY TOWNSHIP CONTINUED

15. Silver Ridge Park West (732) 244-1484
145 Westbrook Drive, Toms River, NJ 08757 Fax (732) 244-1084
16. Silver Ridge Park Westerly Extension (732) 341-6153
39 Millbrook Drive, Toms River, NJ 08757 Fax (732) 914-9852
Sales: One Fort DeFrance Ave., Toms River, NJ 08757 (732) 349-3614
Fax (732) 349-5775
17. Sonata Bay (732) 269-8278
5 Wharfside Way, Bayville, NJ 08721 Fax (732) 269-1272

BRICK

18. Cedar Village Clubhouse (732) 714-8720
85 Cedar Village Boulevard, Brick, NJ 08724
19. Greenbriar I (732) 458-3700
One Darley Circle, Brick, NJ 08724 Fax (732) 458-0873
20. Greenbriar II (732) 458-3400
One Greenbriar Boulevard, Brick, NJ 08724 Fax (732) 458-9274
21. Laurelton Gardens (732) 458-5211
1010 State Highway 70, Brick, NJ 08724 Fax (732) 458-6117
22. Laurelton Mobile Home Park
48A 3rd Street, Brick, NJ 08724
23. Lions Head North (732) 920-9409
200 Courtshire Drive, Brick, NJ 08723 Fax (732) 920-9451
24. Lions Head South (732) 920-9099
250 Lionshead Boulevard South, Brick, NJ 08723 Fax (732) 920-2650
25. The Pavilion (732) 972-5496
1 Molly Lane, Brick, NJ 08724
26. Princeton Beach Estate (732) 840-0890
50 Princeton Avenue, Brick, NJ 08724
27. Princeton Commons (732) 295-9745
71 Brushy Neck Drive, Brick, NJ 08724 Fax (732) 295-2021
28. Seaview Village (732) 458-0553
A Street & Hooper Avenue, Brick, NJ 08724 Fax (732) 458-5856

BRICK CONTINUED

29. Wedgewood Place (732) 901-0800
70 Byron Road, Brick, NJ 08724 Fax (732)-901-0882
30. Winding River Village Association (732) 206-0066
100 Skyline Drive, Brick, NJ 08724 Fax (732) 785-0181

EAGLESWOOD TOWNSHIP

31. Eagleswood Village
Sales: 6737 Black Horse Pike, Egg Harbor Township, NJ 08234

JACKSON

32. Fountainhead Properties Inc. (732) 928-3100
1 Rose Drive, Jackson, NJ 08527 Fax (732) 928-3136
33. Four Seasons at Metedeconk Lakes (732) 833-4389
1 Nottingham Way, Jackson, NJ 08527 Fax (732) 928-4573
34. Four Seasons at South Knolls
Sales: 12 Stamford Drive, Jackson, NJ 08527
35. Greenbriar at Winding Ways Homeowners' Association (732) 928- 0300
Clubhouse: 81 North Baker Drive, Jackson, NJ 08527 Fax (732) 833-9628
36. Jackson Acres (732) 928-1700
2 Lisa Lane South, Jackson, NJ 08527 Fax (732) 928-3232
37. Maple Glen Mobile Homes
2 Maplewood Drive, Jackson, NJ 08527
38. Meadowbrook Cooperative Inc. (732) 928-3049
30 Dixie Lane, Jackson, NJ 08527 Fax (732) 928-2626
39. Oak Tree Mobile Park (732) 928-3200
565 Diamond Road, Jackson, NJ 08527 Fax (732) 928-3880
40. Pleasant Gardens
East Veterans Highway at South Hope Chapel Road, Jackson, NJ 08527
41. Westlake Golf and Country Club (732) 833-5011
One Pine Lakes Circle, Jackson, NJ 08527 Fax (732) 833-5024

LACEY

42. Pheasant Run (609) 971-7289
45 Canterbury Drive, Forked River, NJ 08731
43. Sea Breeze at Lacey (609) 242-1166
8 Ambermist Way, Forked River, NJ 08731

LAKWOOD

44. A Country Place (732) 364-5924
1400 South Lake Drive, Lakewood, NJ 08701 Fax (732) 364-9070
45. Enclave at the Fairways (732) 942-8204
One Fairways Boulevard, Lakewood, NJ 08701 Fax (732) 901-5196
46. Fairways at Lake Ridge (732) 942-3213
One Fairways Boulevard, Lakewood, NJ 08701 Fax (732) 942-9222
47. Four Seasons at Lakewood (732) 477-0588
1560 Spring Meadow Drive, Lakewood, NJ 08701 Fax (732) 477-4856
48. Horizons at Woodlake Greens (732) 961-3077
2 Forsgate Way, Lakewood, NJ 08721
49. Leisure Village (732) 364-1820
19 Buckingham Drive, Lakewood, NJ 08701 Fax (732) 905-2473
50. Leisure Village East (732) 477-7900
One Dumbarton Drive, Lakewood, NJ 08701 Fax (732) 477-7921
51. Lionshead Woods (732) 477-3851
100 Lionshead Woods Boulevard, Lakewood, NJ 08701 Fax (732) 477-3451
52. Pine River Village
500 Pine Street, Lakewood, NJ 08701

LITTLE EGG HARBOR TOWNSHIP

53. Cranberry Creek
11 Crestview Court, Little Egg Harbor, NJ 08087
54. Four Seasons at Harbor Bay
7 Charleston Court, Little Egg Harbor, NJ 08087
55. Four Seasons at Sea Oaks (609)294-5890
95 Golf View Drive, Little Egg Harbor, NJ 08087

LITTLE EGG HARBOR TOWNSHIP CONTINUED

56. Mystic Shores Adult Community (609) 296-1840
204 Shenandoah Drive, P.O. Box 653 Fax (609) 296-9464
Little Egg Harbor, NJ 08087

57. Sunrise Bay (609) 812-9595
2 Windstar Drive, Little Egg Harbor, NJ 08087 Fax (609) 879-5290

MANCHESTER

58. Cedar Glen Homes Inc. (732) 349-3108
1848 Ridgeway Road, RD #2, Toms River, NJ 08757 Fax (732) 349-2205

59. Cedar Glen Lakes (732) 350-2223
100 Michigan Avenue, Whiting, NJ 08759 Fax (732) 350-7067

60. Cedar Glen West (732) 657-5525
P.O. Box 66, Lakehurst, NJ 08733 Fax (732) 657-0210

61. Country Walk of Lake Ridge (732) 849-4100
2 Toren Road, Whiting, NJ 08759 Fax (732) 849-9389

62. Crestwood Village (I-VI)

62a. Crestwood Village One (732) 350-1818
Friendship Hall, 92 Fairway Lane, Whiting, NJ 08759 Fax (732) 350-1605

62b. Crestwood Village Two (732) 350-5858
Harmony Hall, 470 Rt. 530, Whiting, NJ 08759 Fax (732) 716-0721

62c. Crestwood Village Three (732) 350-5676
Unity Hall, 250 Schoolhouse Road, Whiting, NJ 08759 Fax (732) 350-6547

62d. Crestwood Village Four (732) 350-0230
Independence Hall, 15E Moccasin Drive, Whiting, NJ 08759 Fax (732) 350-6930

62e. Crestwood Village Five (732) 350-0700
325 Schoolhouse Road, Whiting, NJ 08759 Fax (732) 350-2691

62f. Crestwood Village Six Community Association (732) 350-2656
Six Congasia Road, Whiting, NJ 08759 Fax (732) 350-2838

63. Leisure Knoll at Manchester (732) 657-6661
One Buckingham Drive North, Manchester, NJ 08759 Fax (732) 657-7433

64. Leisure Ridge (732) 657-1433
410 Kingridge Road, Manchester, NJ 08759

MANCHESTER CONTINUED

65. Leisure Village West (732) 657-9595
959 Buckingham Drive, Manchester, NJ 08759 Fax (732) 350-3223
66. Lennar at Lake Ridge (732) 350-5600
707 Holly Brook Lane, Whiting, NJ 08759 Fax (732) 350-3223
67. Meadows at Lake Ridge (732) 716-1495
2 Clear Lake Road, Whiting, NJ 08759 Fax (732) 716-1493
68. Pine Ridge at Crestwood (732) 350-9000
2 Fox Street, Whiting, NJ 08759 Fax (732) 849-5458
69. Pine Ridge South Mobile Homes (732) 849-4600
38 Pine ridge Blvd., Whiting, NJ 08759 Fax (732) 849-4608
70. Renaissance at Manchester (732) 657-2700
1 Renaissance Blvd., Manchester, NJ 08759 Fax (732) 657-2900
71. River Pointe (732) 657-3030
2517 Ridgeway Blvd, Manchester, NJ 08759
72. Whiting Station at Crestwood (732) 350-3556
323 Gardenia Drive, Whiting, NJ 08759 Fax (732) 350-3922
73. Whiting Village at Crestwood VII (732) 350-2882
1 Falmouth Avenue, Whiting, NJ 08759 Fax (732) 350-4680

OCEAN TOWNSHIP

74. Greenbriar Oceanaire (609) 971-9060
1 Heritage Circle, Waretown, NJ 08758 Fax (609) 693-9072

PLUMSTED TOWNSHIP

75. Jensen's Deep Run (609) 758-7180
P.O. Box 205, Cream Ridge, NJ 08514 Fax (609) 758-7603

STAFFORD TOWNSHIP

76. Atlantic Hills (609) 698-8260
98 Atlantic Hills Blvd, Manahawkin, NJ 08050
77. Fawn Lakes Condominium Association Clubhouse (609) 698-4333
6 Sycamore Road, Manahawkin, NJ 08050

STAFFORD TOWNSHIP CONTINUED

78. Paramount Homes' Escapes Ocean Breeze (609) 698-5540
32 Honey Suckle Road, Manahawkin, NJ 08050 Fax (609) 698-5507
79. Perry's Lake (609) 597-7771
4 Princeton Drive, Manahawkin, NJ 08050 Fax (609) 597-6555
80. West Bay Village Mobile Homes
Office: 11 Pine Cone Lane, Manahawkin, NJ 08050
Mailing: P.O. Box 5301, Clinton, NJ 08809

TOMS RIVER TOWNSHIP

81. Dover Walk
Route 166, Toms River, NJ 08753
82. Gardens of Pleasant Plains (732) 473-9300
41 Columbine Circle, Toms River, NJ 08755 Fax (732) 473-1397
83. Greenbriar Woodlands (732) 286-6888
One Kensington Circle, Toms River, NJ 08755 Fax (732) 286-3239
84. Holiday City Association Phase I (732) 255-1006
2170 Yorktowne Boulevard, Toms River, NJ 08753 Fax (732) 255-2006
85. Holiday City Organization Phase II (732) 255-2221
1846 Yorktowne Boulevard, Toms River, NJ 08753 Fax (732) 255-0029
86. Homestead Run Mobile Home Park (732) 370-2300
100 Fireside Boulevard, Toms River, NJ 08755 Fax (732) 370-0694
87. Lake Ridge (732) 886-1246
2251 Lake Ridge Boulevard, Toms River, NJ 08755 Fax (732) 994-1071
88. Raymore Mobile Home Park
Mailing Address: 150 Route 70, Toms River, NJ 08755
89. Roberts Mobile Home Park (732) 364-1210
2250 US Highway 9, Toms River, NJ 08755 Fax (732) 364-2316
90. Shenandoah Commons (732) 506-7611
2405 Mt. Hood Lane, Toms River, NJ 08753

TUCKERTON BOROUGH

91. Bayview Park LTD (609) 296-9471
525 E. Main Street, Tuckerton, NJ 0857 Fax (609) 296-0736