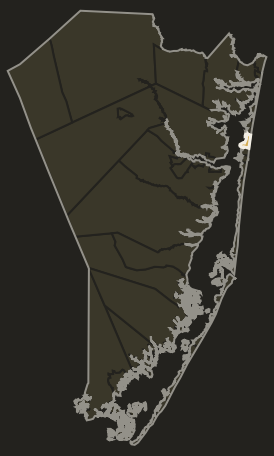
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AN IN DEPTH TOWN GUIDE

Living in Lavallette, NJ

A short history, the sections of town, homes and taxes, where to shop and eat, things to do, and a moving checklist for your new home.



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This guide goes deeper than our website: the history, the sections of town, a moving checklist and worksheets for your visits. Keep it, mark it up, and call either of us with questions.

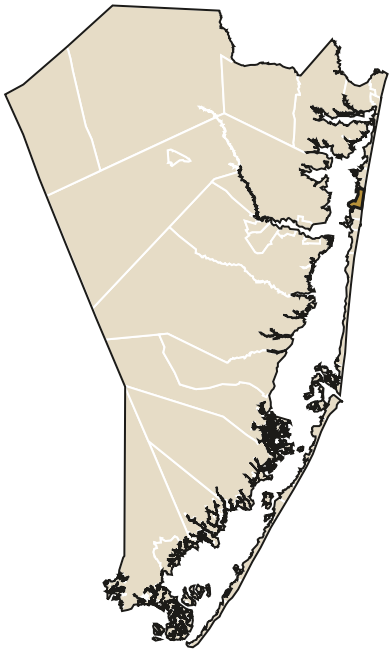
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AT A GLANCE

Lavallette at a glance

County	Ocean
Population	About 1,800 (2020 census)
Size	About 1 square mile, including water
Setting	Oceanfront and bayfront on the Barnegat Peninsula
Main roads	Route 35 (Grand Central Avenue northbound, Anna O. Hawkins Boulevard southbound); Route 37 and Parkway Exit 82 via Toms River



Lavallette in gold, in Ocean County

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A SHORT HISTORY

The story of Lavallette

For centuries this narrow strip between Barnegat Bay and the ocean was used by the Lenape for fishing and shellfish, and later by baymen and hunters from the mainland. In 1878 the Barnegat Land Improvement Company filed a plan for a resort it called Lavallette City by the Sea, named for Rear Admiral Elie A. F. La Vallette, one of the Navy's first rear admirals, whose son Albert was a founder.

Lavallette was incorporated as a borough on December 21, 1887, from part of Dover Township, now Toms River Township. It grew as a summer colony of cottages within walking distance of both the ocean and the bay. Today it is still under a square mile, with a boardwalk along the beach and a bayfront gazebo that anchors summer life in town.

KEY DATES

Timeline

1862	Elie A. F. La Vallette, the town's namesake, becomes one of the Navy's first rear admirals.
1878	The Barnegat Land Improvement Company files a plan for Lavallette City by the Sea.
1887	Lavallette is incorporated as a borough on December 21 from part of Dover Township.
1946	A fire destroys the rail bridge across the bay, ending train service along the peninsula.

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SECTIONS OF TOWN

Ocean to bay in a few blocks

The oceanfront blocks. Streets east of Route 35 running up to the dunes and the boardwalk. Mostly single family shore homes, from older cottages to newer raised houses.

The Route 35 corridor. Blocks on either side of Grand Central Avenue and Hawkins Boulevard, the two one way halves of Route 35, with the borough hall and the small business district.

The bayfront. Homes west of Route 35 toward Bay Boulevard and Barnegat Bay, near the gazebo, the bay beaches and the bayfront parking lots.

West Point Island. A small island in Barnegat Bay that is part of Lavallette, reached by its own short causeway. Nearly every home sits on the water, many with docks.

> Lavallette sits on the Barnegat Peninsula, the narrow strip of land that separates Barnegat Bay from the ocean. Its only neighbor is Toms River Township, whose barrier island sections wrap around it: Ortley Beach to the south and the Dover Beaches North sections, including Ocean Beach, to the north.

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HOMES AND TAXES

What you will find

Shore homes year round and seasonal homes on small barrier island lots, from older cottages to newer homes built higher.

Oceanfront homes homes near or facing the beach, behind the dunes.

Bayfront homes homes on Barnegat Bay with water views to the west.

Worth knowing: Lavallette sits only a few feet above sea level, so flood risk comes first. An Army Corps of Engineers beach and dune project was built along this stretch of the peninsula in 2017. The flood zone, the elevation certificate and the flood history drive insurance cost and what you may build or renovate, so ask for all three.

Property taxes

0.619%	$9,179

2025 effective tax rate, as a share of market value	2025 average residential tax bill

A home worth $1,500,000 on today's market would pay roughly $9,285 a year at Lavallette's 2025 effective rate. Your actual bill depends on your assessment, so we pull the real tax record for any home you are considering.

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GROCERIES, DINING AND SHOPPING

Where Lavallette shops and eats

There is no supermarket in Lavallette. The nearest is just south in Ortley Beach, and the rest are across the bay on the mainland by way of Route 37, or north in Point Pleasant.

Grocery stores

SOUTH	**Acme** 5 Ortley Plaza, Toms River (Seaside Heights mailing address)
WEST	**ShopRite** 860 Fischer Boulevard, Toms River
WEST	**Stop & Shop** 353 Route 37 East, Toms River
NORTH	**Stop & Shop** 3208 Bridge Avenue, Point Pleasant

Checked October 2026. Stores open, close and move, so call ahead before a first trip.

Dining

Grand Central Avenue and Route 35. Lavallette's small business district along the highway, with casual places to eat, ice cream and shops, busiest in summer.

Seaside Heights boardwalk. A few minutes south on Route 35, a large boardwalk with food stands, restaurants and amusements.

Route 37 in Toms River. Over the bay bridges on the mainland, the main corridor for everyday restaurants and shopping.

Point Pleasant Beach: North on Route 35 through Mantoloking and Bay Head, a boardwalk about a mile long with food from sausage sandwiches to sushi.

Shopping

Bigger errands mean crossing the bay on Route 37 to Toms River, where Route 37 has shopping centers and the Ocean County Mall, the only enclosed mall in Ocean County, is on Hooper Avenue.

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GETTING AROUND

Roads and commuting

Route 35 is the main road, running north and south through town as a pair of one way streets: Grand Central Avenue northbound and Anna O. Hawkins Boulevard southbound. To reach the mainland, take Route 35 south through Ortley Beach to Route 37, which crosses Barnegat Bay on the Mathis and Tunney bridges into Toms River and meets the Garden State Parkway at Exits 82A and 82B. Heading north, Route 35 continues through Brick's beach section, Mantoloking and Bay Head toward Point Pleasant Beach. The nearest train is NJ Transit's North Jersey Coast Line, which ends at Bay Head. Ocean Ride's Toms River Connection bus serves the borough. Most daily shopping is on the mainland along Route 37 in Toms River.

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THINGS TO DO

Things to do in and around Lavallette

Lavallette ocean beaches. Nine protected ocean beaches for swimming, some with areas for surfing and surf fishing. Beach badges are required in season.

Lavallette boardwalk. A quiet walkway of about a mile along the beach, without amusement rides, popular for morning walks.

Bay beaches. Two swimming beaches on Barnegat Bay with calmer water, plus fishing, crabbing and sailing on the bay side.

Summer concerts at the gazebo. Free Sunday night concerts at 7 at the Centennial Gazebo on Bay Boulevard through Labor Day, with fireworks for the Fourth of July and Friday singer songwriter nights.

Movies on the Bay. Free outdoor movies on the bayfront on summer evenings. Bring a chair.

Founders Day. A free family festival each September at Bay Boulevard and Philadelphia Avenue, with rides, music and entertainment.

Ocean County Library, Upper Shores Branch. The library branch for the northern barrier island towns, in Lavallette at 112 Jersey City Avenue.

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MOVING CHECKLIST

Setting up your home in Lavallette

Tick each one off as you go. Most of these take one phone call or a few minutes online.

- [ ] **Borough hall.** Lavallette Municipal Building, 1306 Grand Central Avenue, Lavallette, NJ 08735.https://www.lavallette.org

- [ ] **Property taxes.** Tax office phone 732-793-7477. The tax office is in the municipal building at 1306 Grand Central Avenue. New Jersey property taxes are paid quarterly, due February 1, May 1, August 1 and November 1, with a 10 day grace period before interest is charged back to the due date. Not receiving a bill does not change the due date, so new owners should confirm with the tax office where bills will be sent.

- [ ] **Water and sewer.** Lavallette Borough Water and Sewer Utility (most of town). 732-793-7766. The borough runs its own water and sewer utility from the Public Works office at 120 Washington Avenue, billed quarterly. There are exceptions: West Point Island has borough water but Toms River sewer, and Westmont, Haddonfield and Bryn Mawr Avenues and Bay Beach Way get water from New Jersey American Water and sewer from Toms River. Call the utility to arrange a final reading before closing.

- [ ] **Electric.** Jersey Central Power and Light (JCP&L), a FirstEnergy company. Outage line 1-888-544-4877.

- [ ] **Gas.** New Jersey Natural Gas. 1-800-221-0051 (customer service); 1-800-427-5325 (gas leaks, 24 hours).

- [ ] **Trash and recycling.** Garbage and single stream recycling are picked up together by zone: East Zone (east of Route 35) on Mondays and West Zone on Tuesdays, with second pickups on Thursday and Friday in summer. The schedule and bulk pickup dates are on the Public Works page of the borough website.

- [ ] **Driver's license and voting.** New Jersey law (N.J.S.A. 39:3-36) requires drivers to report a new address to the Motor Vehicle Commission within one week, and the MVC prefers that you do it online. To register to vote or update your address, use the state's online voter registration or send a paper form to the Ocean County Commissioner of Registration or Superintendent of Elections. Registration closes 21 days before an election. The Ocean County Clerk handles vote by mail ballots.

- [ ] **Flood zone.** Look up any address on the FEMA Flood Map Service Center at msc.fema.gov, and ask for the elevation certificate on any home here. New Jersey sellers must disclose a home's flood zone and flood history. Lavallette takes part in FEMA's Community Rating System, which can lower flood insurance premiums for policyholders in town; it entered in 2004 and was listed at Class 6 in the state's 2019 hazard mitigation plan. Ask the borough for the current class.

- [ ] **Library.** Ocean County Library, Upper Shores Branch, 112 Jersey City Avenue, Lavallette, NJ 08735.

Checked October 2026. Phone numbers and schedules change, so confirm with each office.

WHEN YOU SELL

The certificate every sale needs

New Jersey requires a Certificate of Smoke Alarm and Carbon Monoxide Alarm Compliance before a one or two family home is sold (N.J.A.C. 5:70-2.3). It is issued by the local fire official after an inspection, so apply well before closing. Since February 3, 2025 (P.L. 2025, c.19), a portable fire extinguisher is no longer part of this certificate for one and two family homes. Lavallette also requires its own inspection when a property changes hands: the zoning and code enforcement office issues a transfer certificate of occupancy through its Transfer of Title application. Call the office at 732-793-5105 for the current fee and schedule the inspection early.

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QUESTIONS PEOPLE ASK

Questions people ask us about Lavallette

Is Ortley Beach part of Lavallette?

No. Ortley Beach, just south of Lavallette, is part of Toms River Township. The sections just north, including Ocean Beach, are also in Toms River. Lavallette is its own borough with its own government and property tax rate.

Does Lavallette have a boardwalk?

Yes. Lavallette has a boardwalk of about 1.1 miles along the beach, rebuilt and reopened in May 2013.

Does Lavallette have bay beaches?

Yes. Along with its ocean beaches, Lavallette has two swimming beaches on Barnegat Bay. The bayfront is also home to the Centennial Gazebo, where the borough holds summer concerts and movies.

How do you get to Lavallette from the Parkway?

Take Garden State Parkway Exit 82 to Route 37 east in Toms River. Cross Barnegat Bay on the Mathis Bridge, then follow Route 35 north through Ortley Beach into Lavallette.

Where is the closest grocery store to Lavallette?

There is no supermarket in Lavallette itself. The closest is an Acme at Ortley Plaza in Ortley Beach, just south in Toms River Township. Across the bay on Route 37, there are a ShopRite on Fischer Boulevard and a Stop & Shop on Route 37 East in Toms River, and to the north there is a Stop & Shop on Bridge Avenue in Point Pleasant.

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TO FILL IN ON YOUR VISITS

Touring the sections of town

Drive or walk each part of town at different times of day. Note the streets you liked, the traffic, the water and anything to ask us about.

The oceanfront blocks	
The Route 35 corridor	
The bayfront	
West Point Island	

Is Lavallette right for you?

HOW WELL DOES THE TOWN FIT?	GREAT FIT	OKAY	NOT A FIT
Getting to work and family	☐	☐	☐
Groceries and everyday errands	☐	☐	☐
Restaurants and things to do	☐	☐	☐
Parks and time outdoors	☐	☐	☐
Being on or near the water	☐	☐	☐
Flood zone and insurance	☐	☐	☐
Property taxes	☐	☐	☐
The kinds of homes available	☐	☐	☐
Traffic and summer crowds	☐	☐	☐
How it feels on the streets you saw	☐	☐	☐

Streets or homes to look at again

Questions to ask us

TALK IT THROUGH

Call or text either of us

Thinking about moving to Lavallette, or selling a home there? Call or text either of us. We will tell you what we know about the town, honestly, and help you plan the next step.



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More guides and our town guides at **franasilk.com**

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