

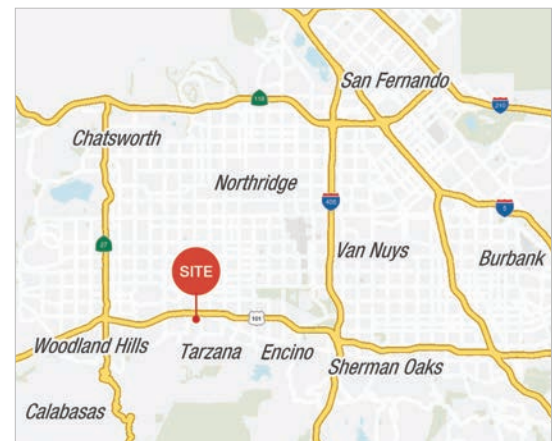


19201-19225 Ventura Blvd.

Tarzana, CA

Property Highlights:

- Prime Ventura Blvd. Location Along Ventura (101) Freeway with Over 272,000 CPD
- Available Space:
 - 1,320 SF & 2,300 SF
- Generous At Grade Parking (3.2/1000) - Plus Potential for Additional Parking Credits Under Ventura Blvd. Specific Plan Which May Allow For Food, Gym, And/Or Medical Uses
- Pylon Signage Available
- Adjacent (101) Freeway On-Ramp



Demographics	1 Mile	2 Mile	3 Mile
Total Population	17,604	90,510	198,151
Average HH Income	\$115,659	\$112,572	\$108,359
No. of Employees	13,256	36,745	88,084

Traffic Count	
Ventura Blvd.	52,767 CPD
Tampa Ave.	27,218 CPD
Total	79,985 CPD

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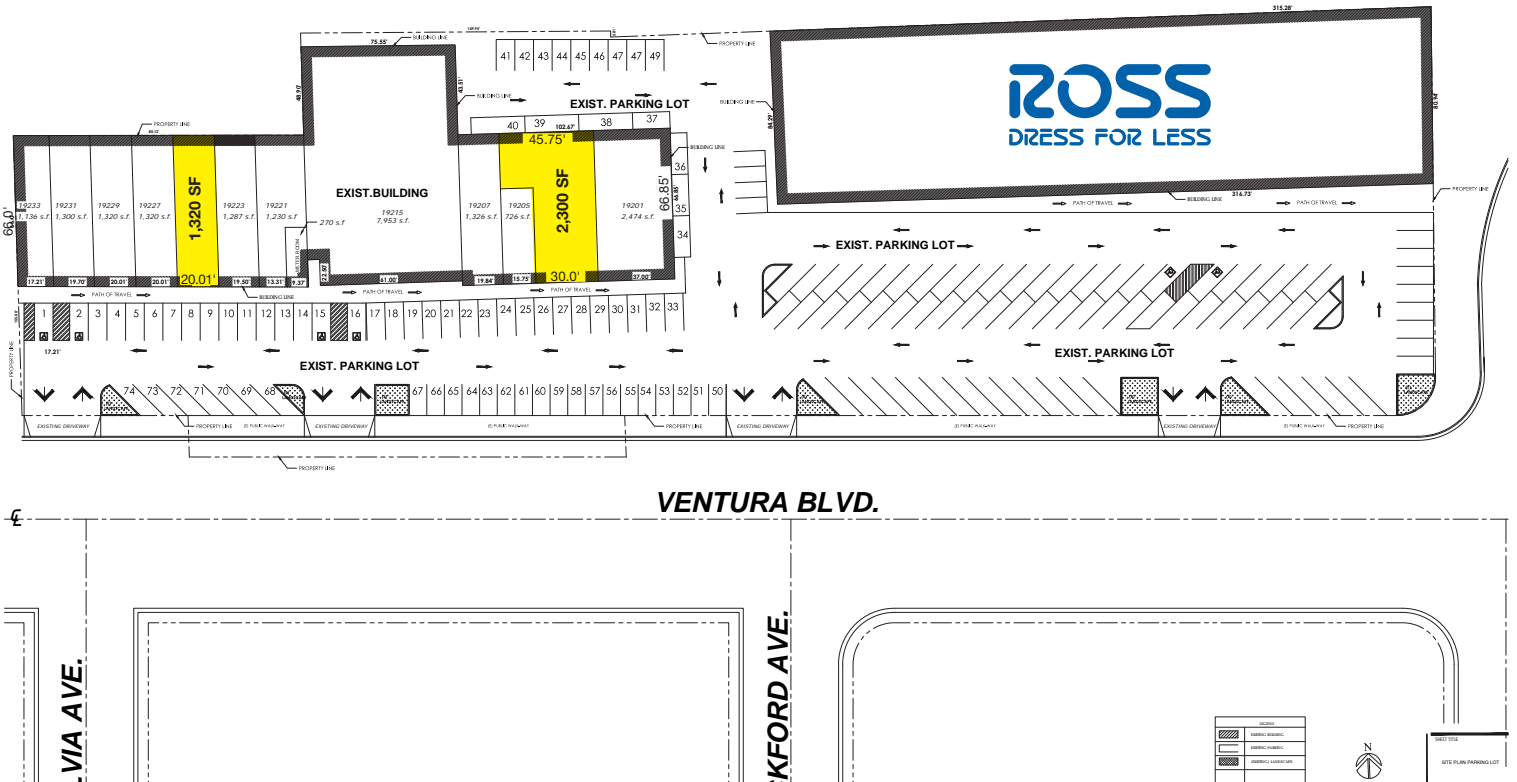
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AVAILABLE FOR LEASE
Prominent Ross
Anchored Shopping Center
 Tarzana, California

Site Plan



101 FREEWAY (VENTURA FWY)



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