

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316

FEATURES - spaces available from 1,068sf to 5,592sf

- High image neighborhood shopping center
- Great for medical, retail, office requirements
- Ground floor suites available
- Elevator access for 2nd floor suites
- Recessed lighting
- Excellent signage and visibility on Ventura Boulevard
- Lots of natural light
- Abundant convenient parking in close proximity to the premises
- Truck delivery access
- Walk score (75) -very walkable

AREA AMENITIES

- Prime Encino Commons location on Ventura Boulevard
- Located in the Business Improvement District Corridor
- Heavy pedestrian and automobile traffic
- Located in front of a signalized intersection
- Located at the heart of Encino Commons on Ventura Boulevard
- Neighboring tenants include: Michael's PetSmart, Laemmle Theaters, Menchie's, Verizon, T-mobile, Chilis, Yogurtland, The Habit Burger, Sports Clips, Chase Bank, Wells Fargo, Jamba Juice, Starbucks, CVS, and Coffee Bean.
- Close proximity to the 101 FWY;

RENTAL RATE

- 17157 Ventura Blvd ±1,126SF \$2.95 PSF + \$0.68 PSF NNN
- 17163 Ventura Blvd ±1,112 SF \$2.75 PSF + \$0.68 PSF NNN
- 17167 Ventura Blvd ±5,591 SF \$2.95 PSF + \$0.68 PSF NNN
- 17253 Ventura Blvd ±2,700 SF \$2.75 PSF + \$0.68 PSF NNN



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

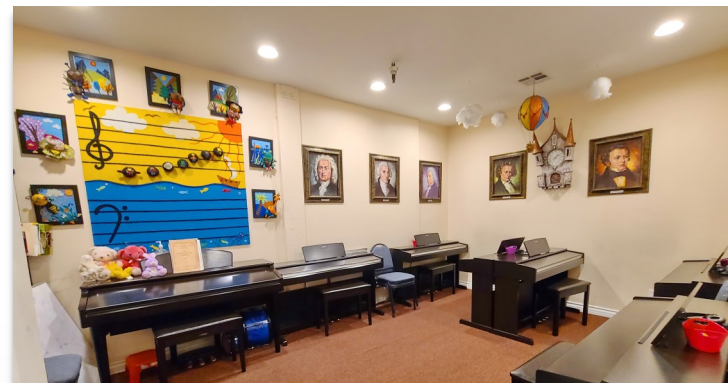
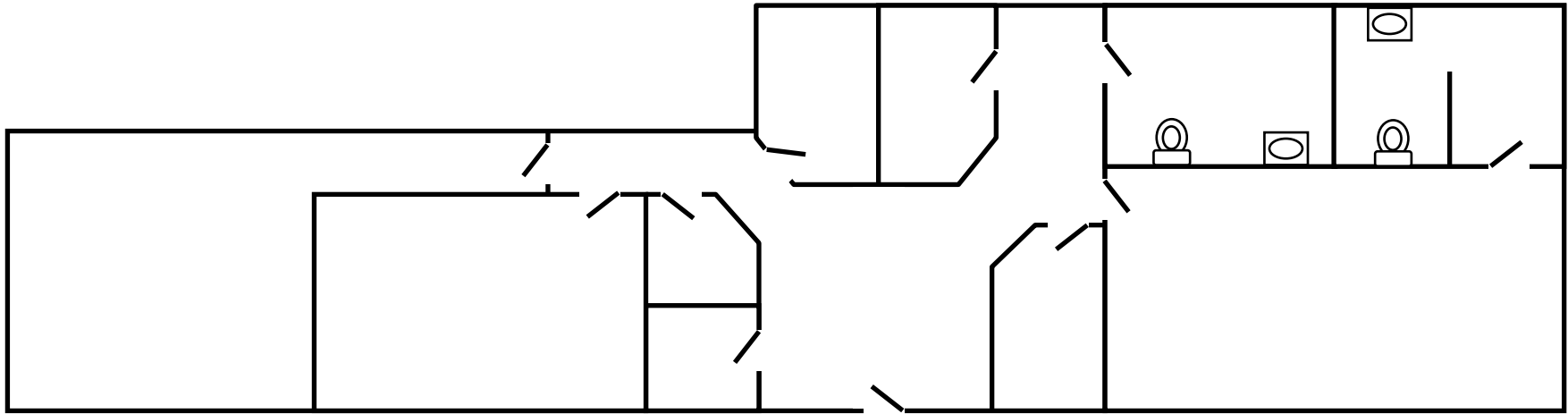
17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316

17157: Former music school. Great for retail, medical, and office



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

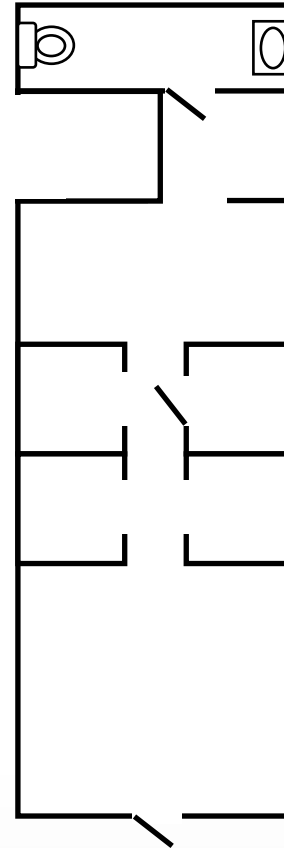
17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316

17163: $\pm$ 1,112 SF | \$2.75 PSF + .68 PSF NNN. Former tailor shop. Great for retail, medical, and office.



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

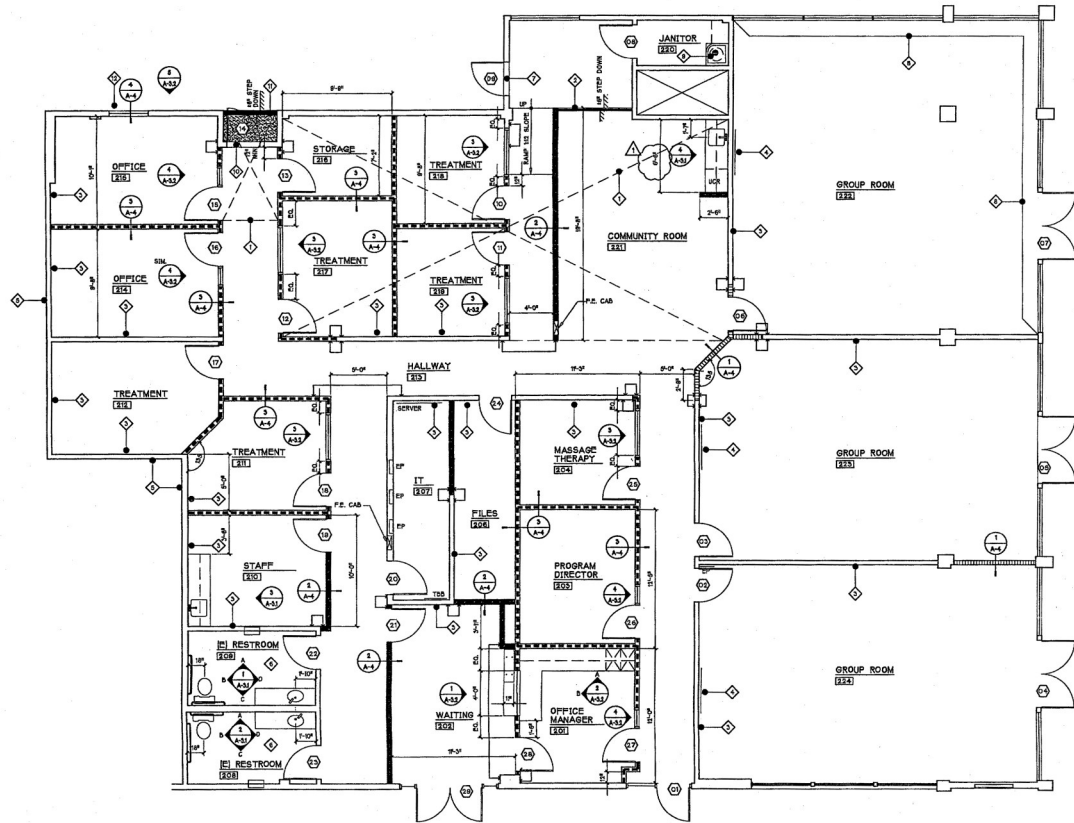
17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316

**17167: ±5,591 SF | SF \$2.95 PSF + .68 PSF NNN. Former therapy treatment office.
Great for medical, office, and retail.**



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

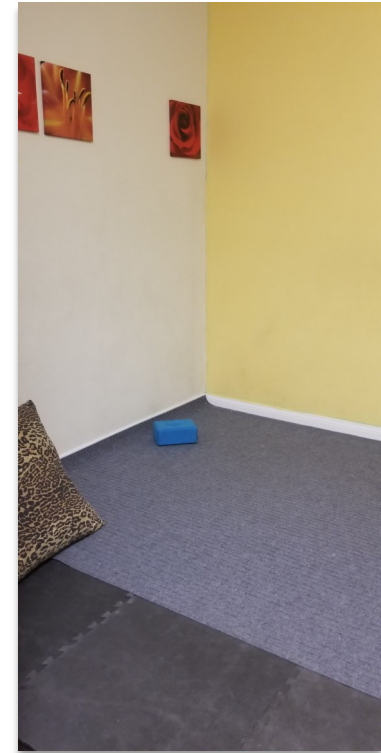
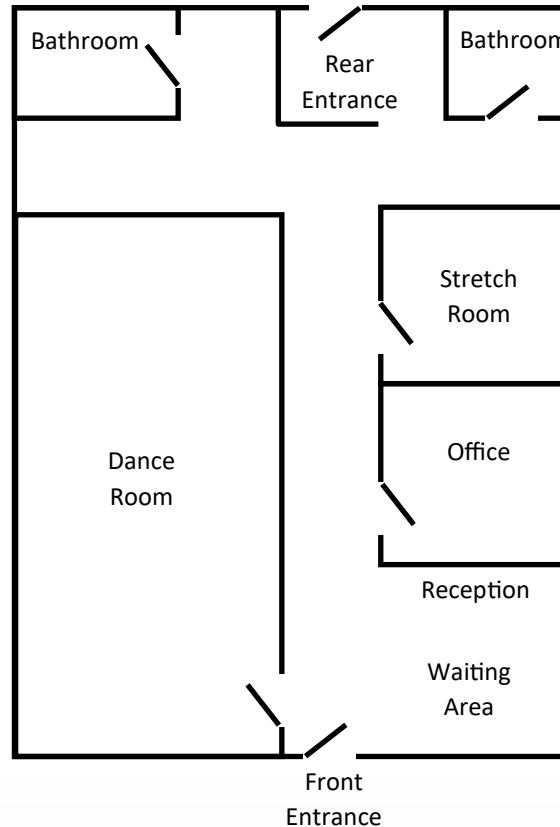
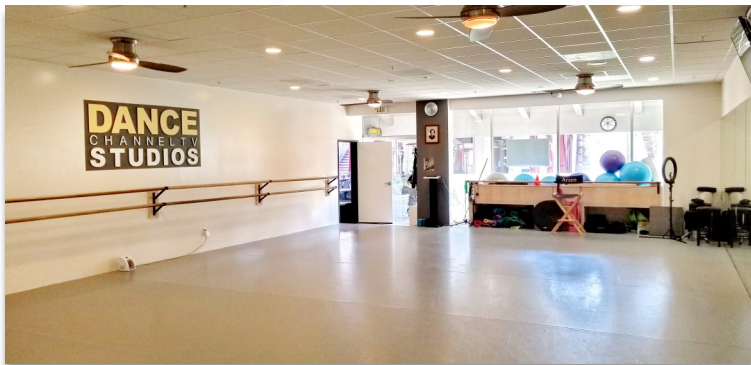
17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316

17227: $\pm 2,700$ SF | \$2.75 PSF + .68 PSF NNN - Great for medical, retail, and office.



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

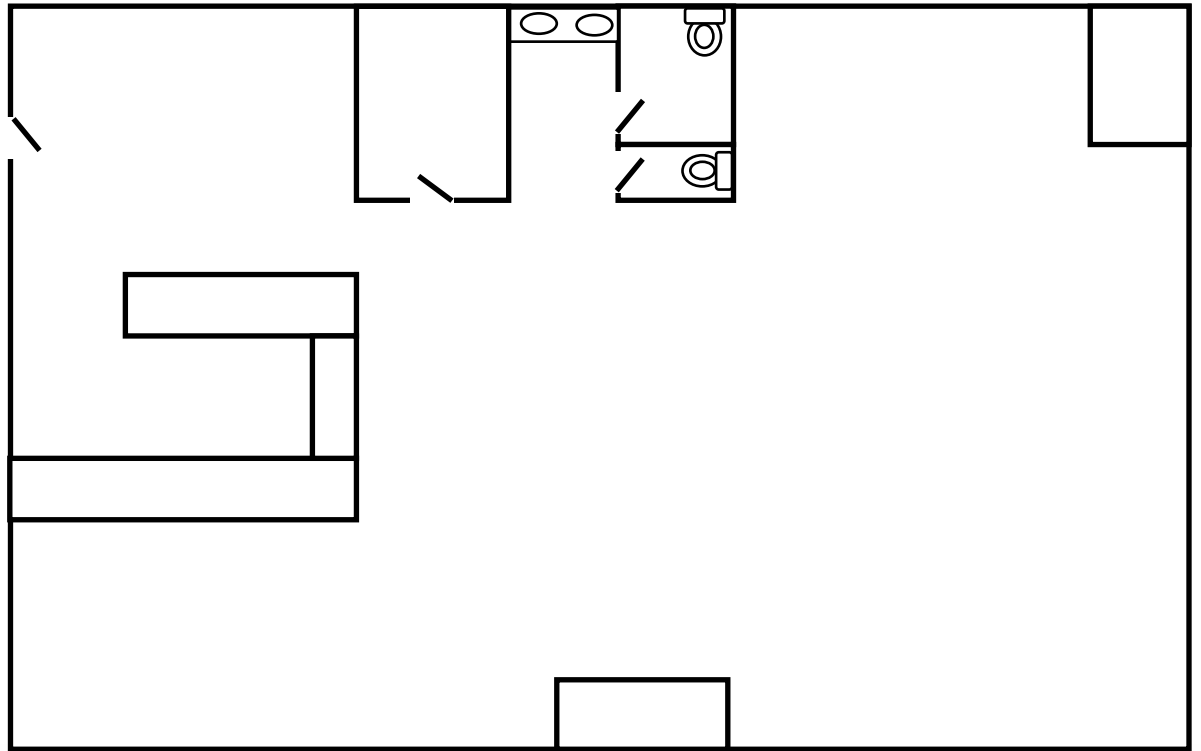
17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316

17253: ±2,700 SF | \$2.75 PSF + .67 PSF NNN. Former indoor playground.
Great for retail, office, and medical.



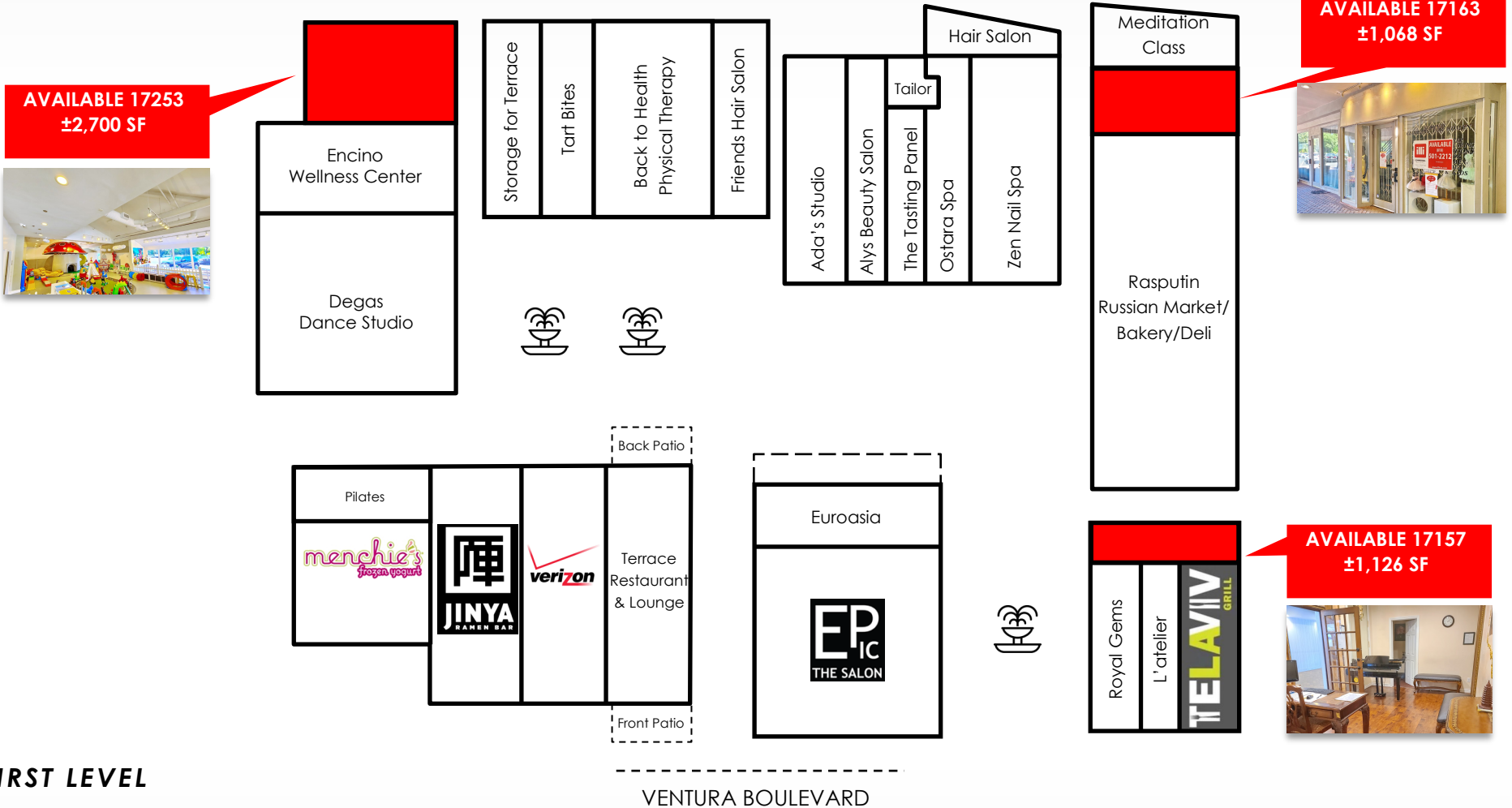
Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL, MEDICAL, AND OFFICE FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316



FIRST LEVEL



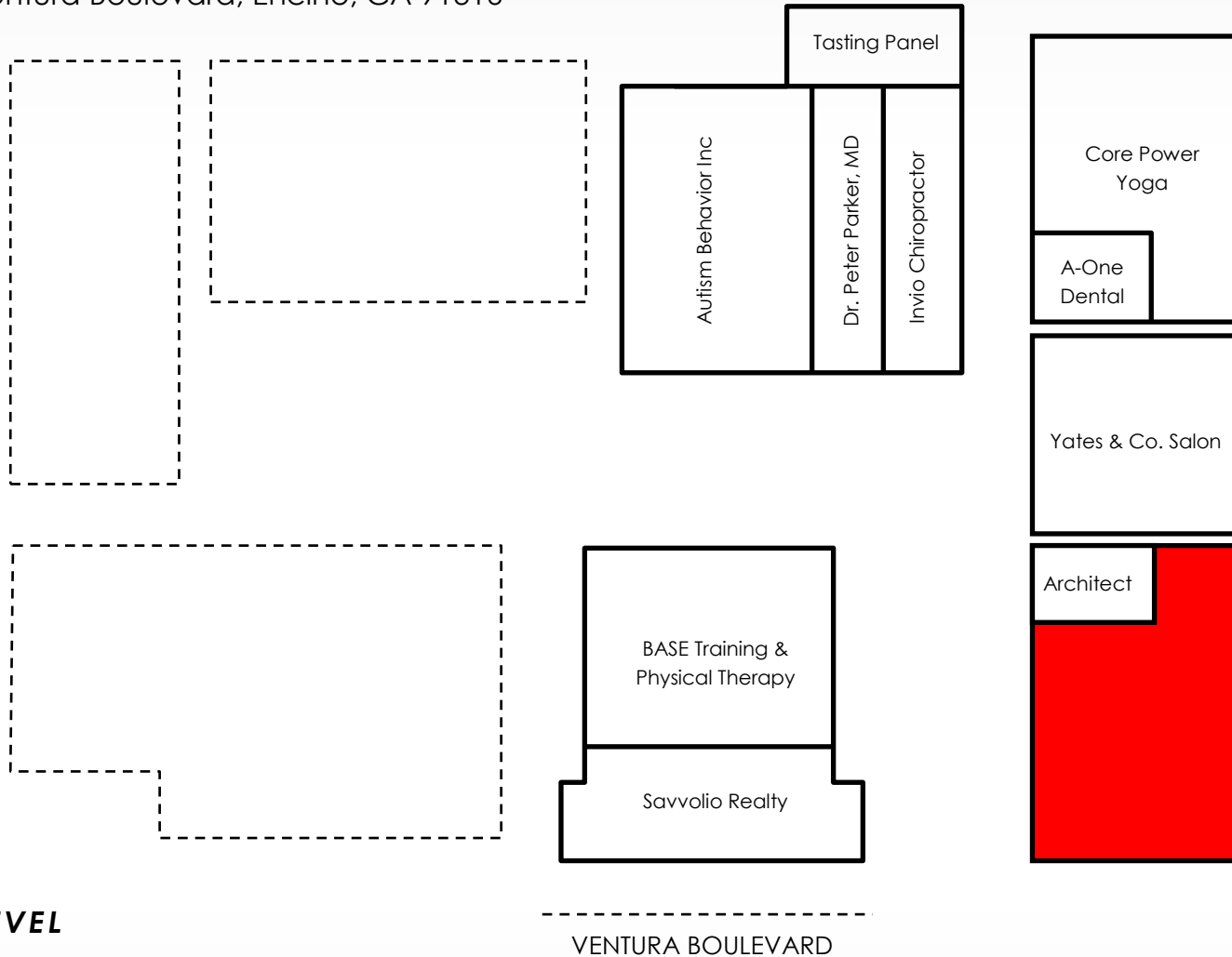
Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316



**AVAILABLE 17167
±5,591 SF**



SECOND LEVEL



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124

FOR LEASE

RETAIL FOR LEASE - PLAZA DE ORO

17151-253 Ventura Boulevard, Encino, CA 91316



Michael Haim Sharon
Senior Vice President
(818) 697-9385
msharon@illicre.com
DRE #01495419

17547 Ventura Blvd, Suite 304, Encino, CA 91316
o: (818)501-2212 f: (818)501-2202
www.illicre.com, BRE #01834124