

The Atrium For Lease

16530 Ventura Blvd
Encino, CA 91436



Integrated Advisory
Services Team



The Atrium is a contemporary ±163,170 RSF, six-story Class A garden office building with a lush, landscaped, skylit atrium. Its newly renovated lobby, common areas, and an on-site café create a blend of comfort and professionalism. Located in the heart of the Encino financial district, there is easy access to restaurants, shopping, banking and both the 101 and 405 freeways.

- Asking Rate: \$2.25/SF FSG
- Parking Ratio: 3.00/1,000
- Reserved – \$170/mo
- Unreserved – \$105/mo
- Skylit Atrium
- The Nibble Nook (On-site Café)
- Renovated Lobby and Common Areas
- Easy Access to the 101 and 405 Freeways
- Close proximity to prime shopping and dining, including Sherman Oaks Galleria, Mendocino Farms, Sweetgreen, Katsu-ya, California Chicken Cafe, Emilio's Trattoria, Jersey Mike's, Shake Shack, Mizlala



Features & Amenities

AVAILABILITIES

 Click Suite Number to View Floorplan

First Floor: **±20,470 RSF**

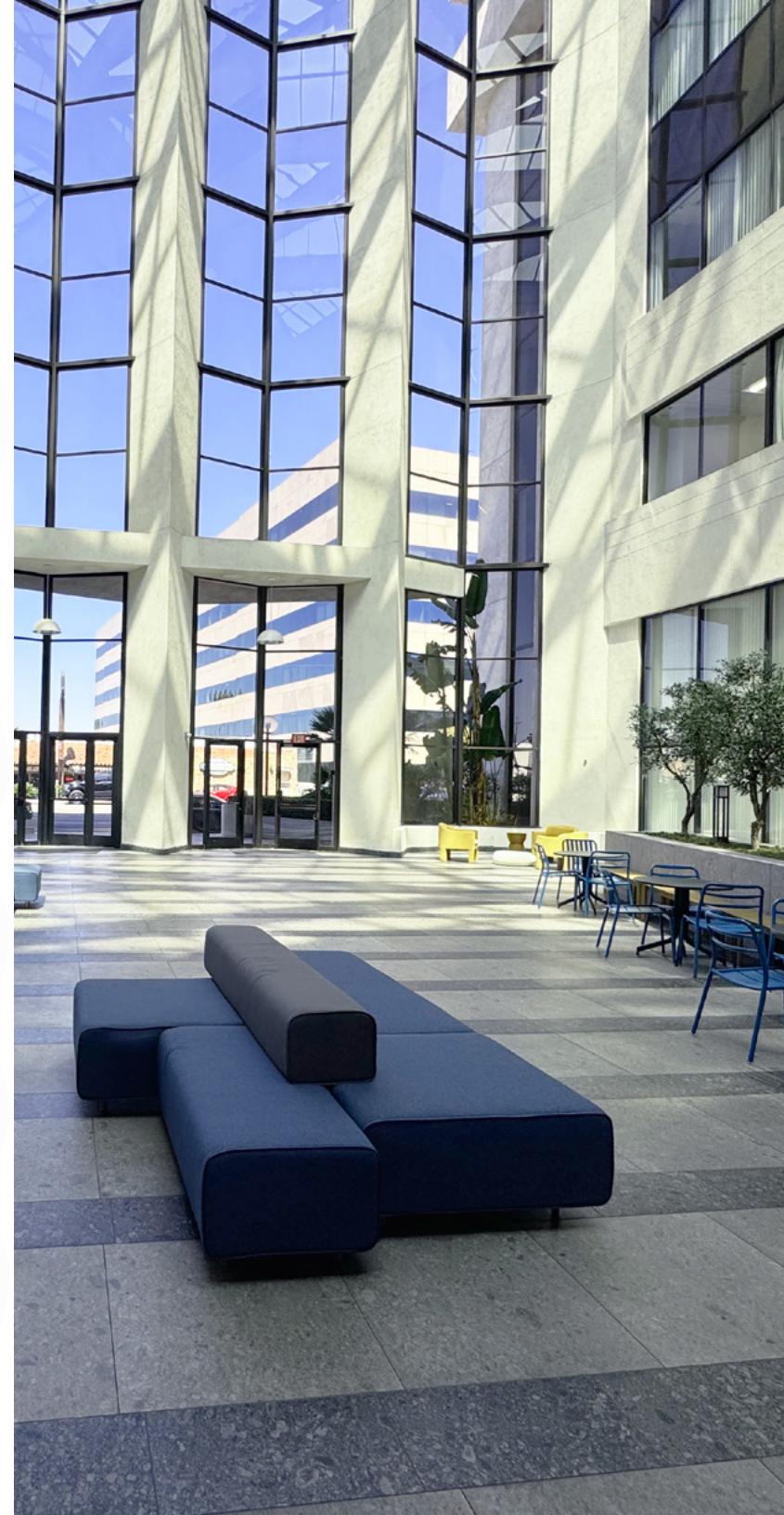
Second Floor: **±15,620 RSF**

Third Floor: **±24,197 RSF**

Fourth Floor: **±18,085 RSF**

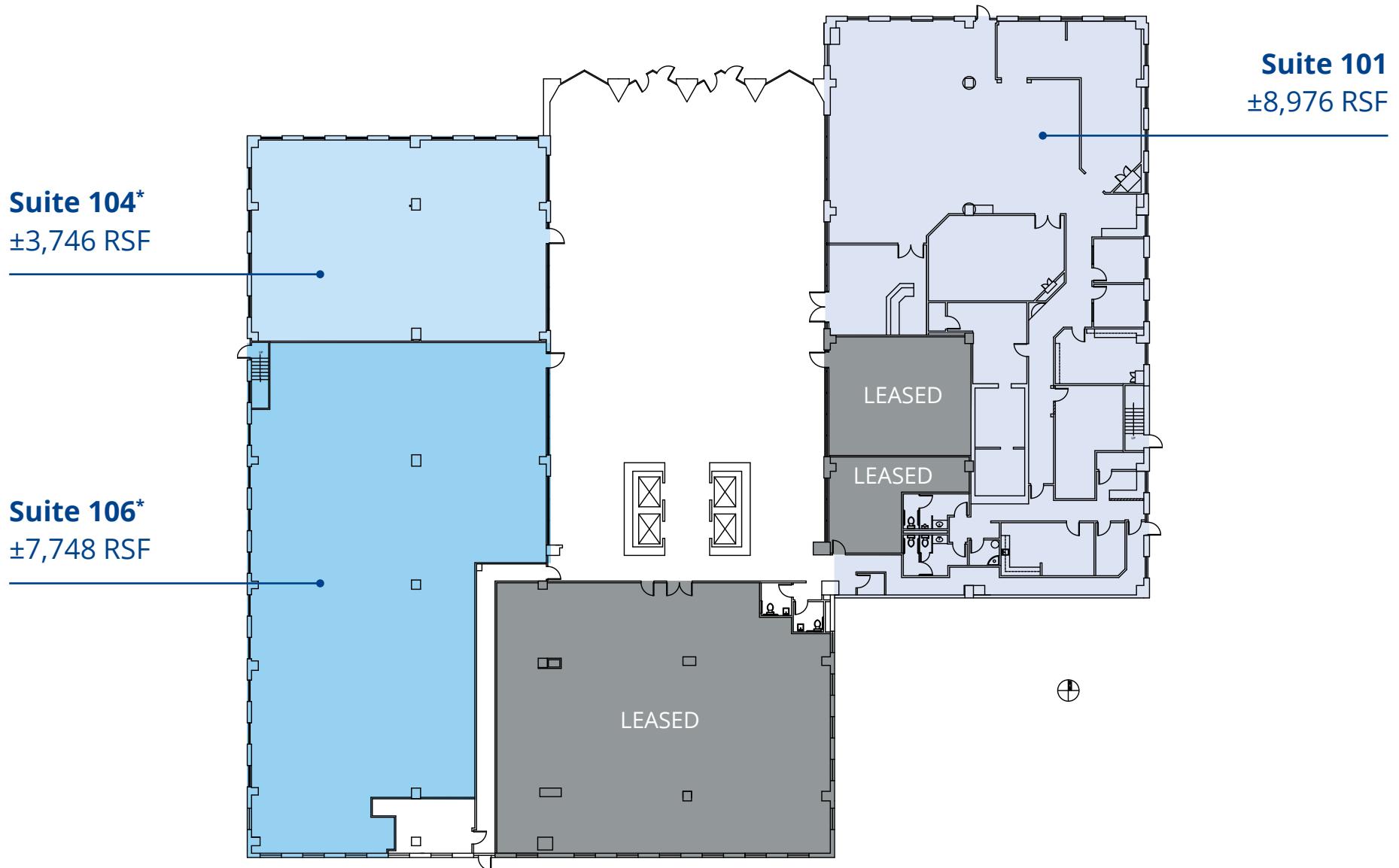
Fifth Floor: **±12,530 RSF**

Sixth Floor: **±13,891 RSF**



Availabilities

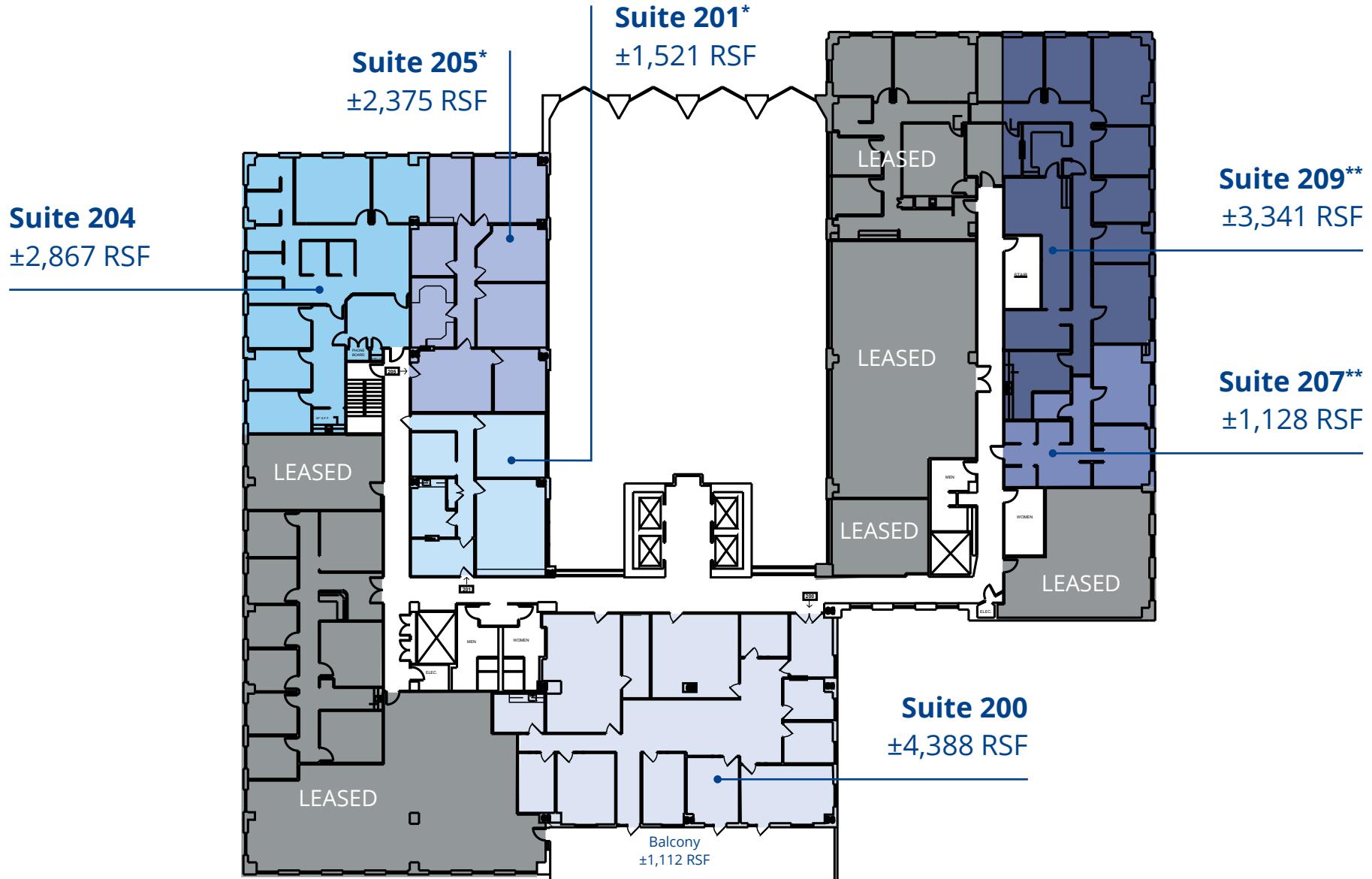
First Floor



*Suites 104 & 106 Contiguous to ±11,494 RSF

Availabilities

Second Floor

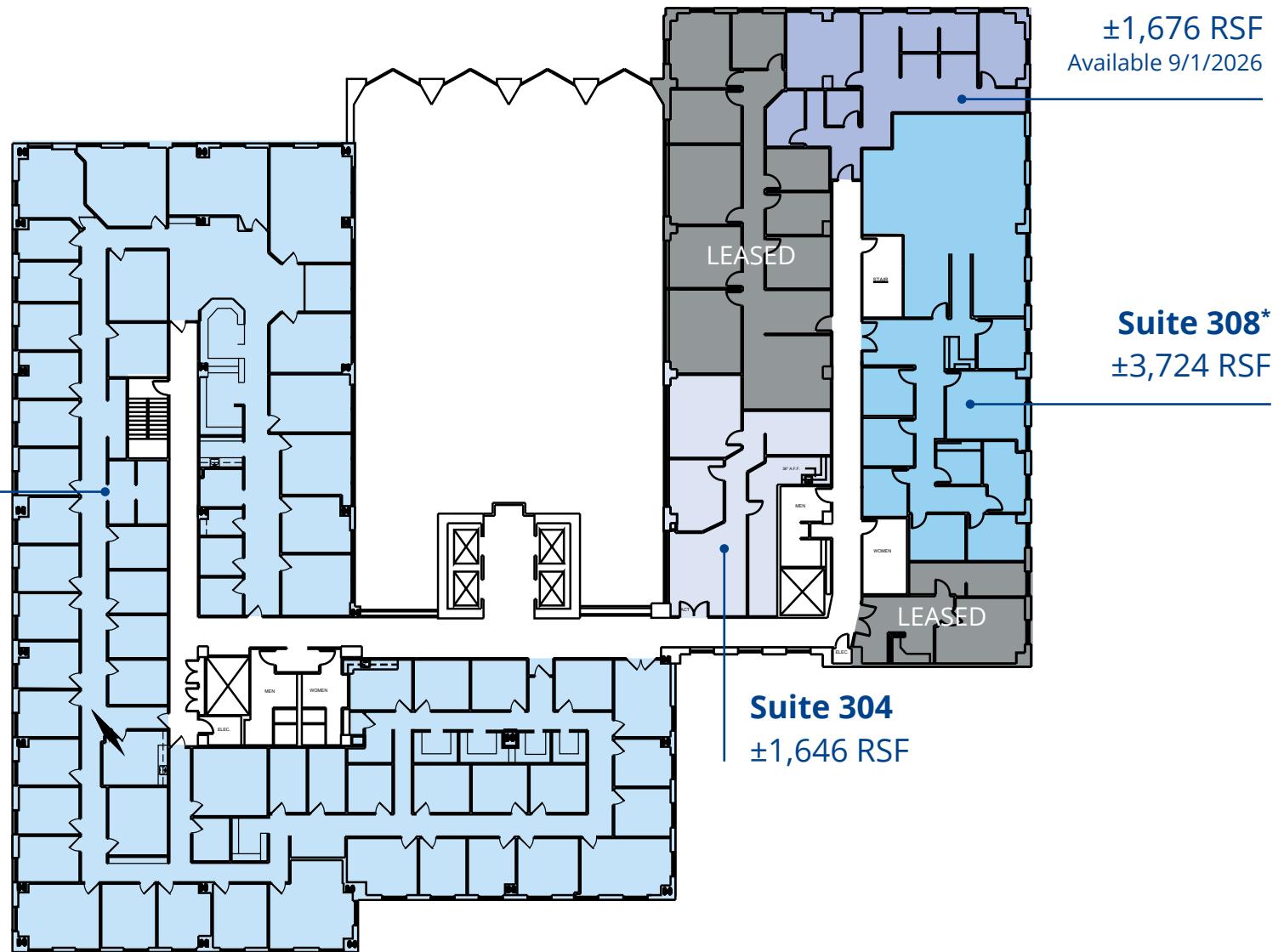


*Suites 201, 204 & 205 Contiguous to ±6,763 RSF

**Suites 207 & 209 Contiguous to ±4,469 RSF

Availabilities

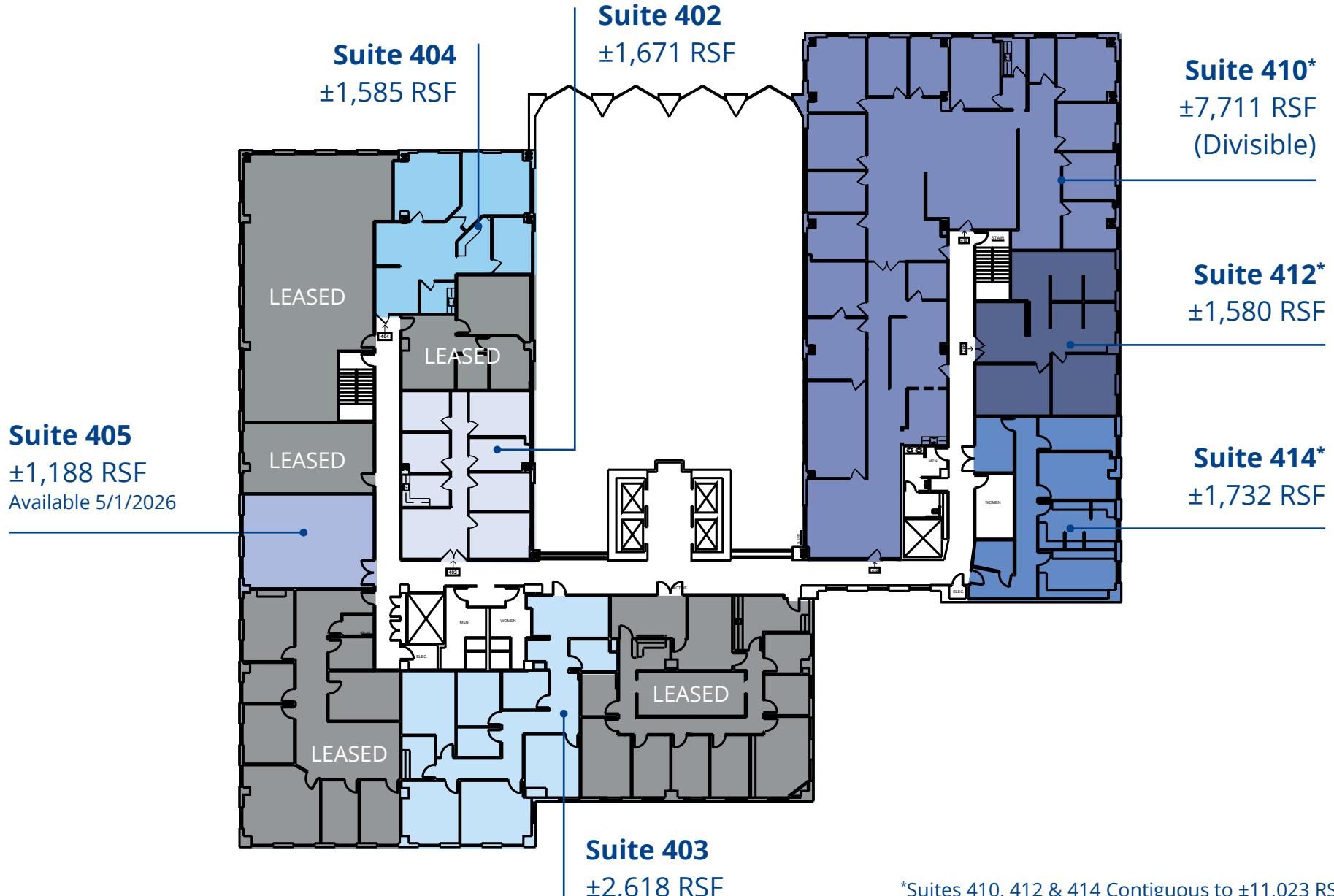
Third Floor



*Suites 308 & 312 Contiguous to ±5,400 RSF

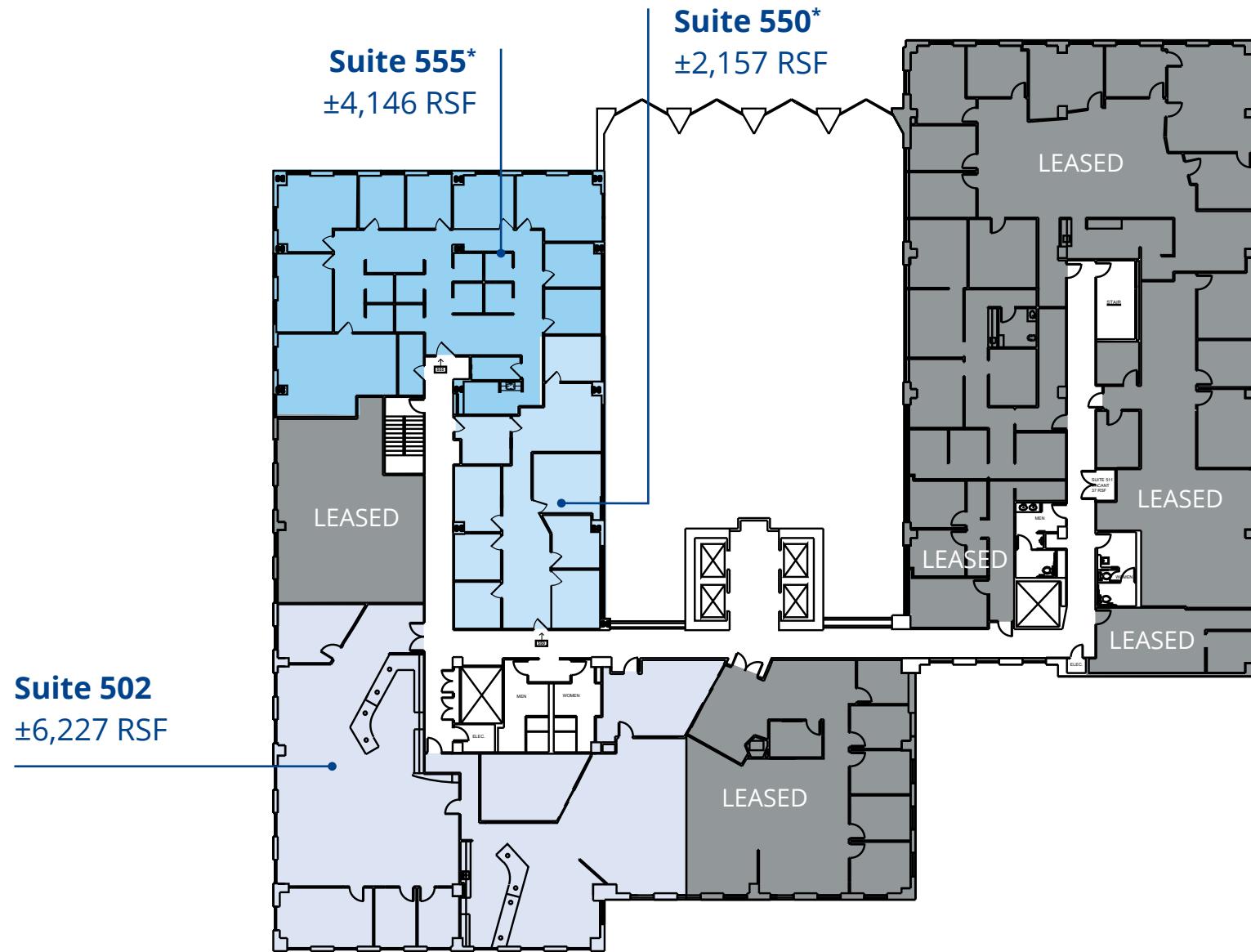
Availabilities

Fourth Floor



Availabilities

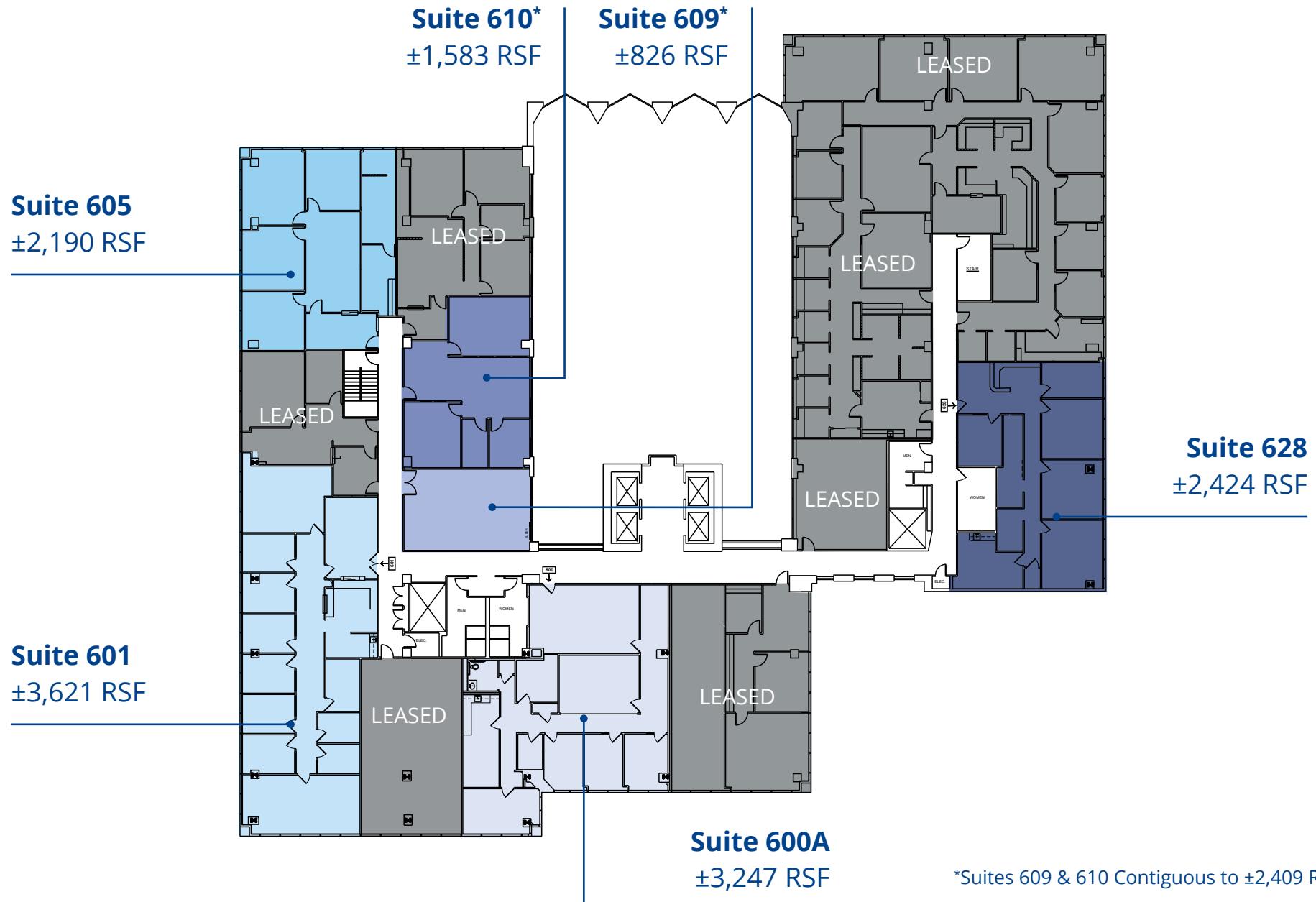
Fifth Floor



*Suites 550 & 555 Contiguous to $\pm 6,303$ RSF

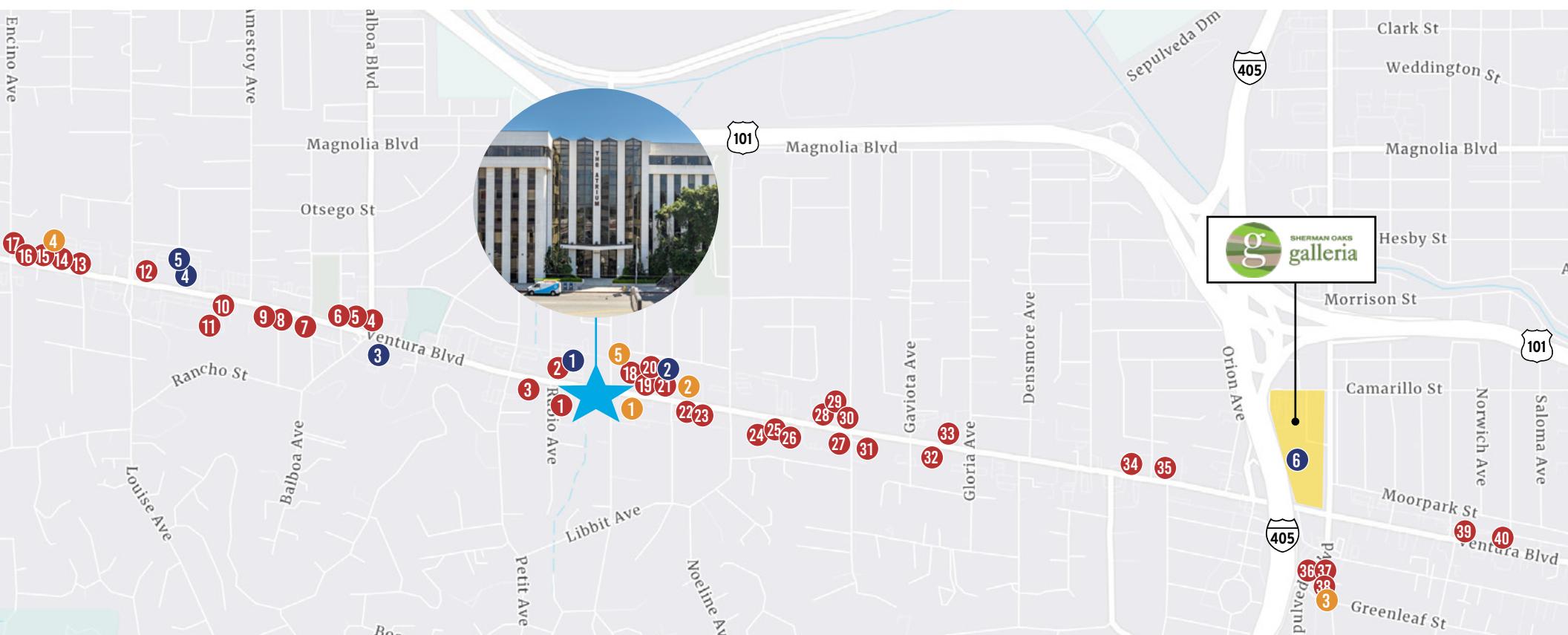
Availabilities

Sixth Floor



*Suites 609 & 610 Contiguous to ±2,409 RSF

Amenities Map



RESTAURANTS

1. Sushi Katsu-ya
2. Raising Cane's
3. Panera Bread
4. Fat Sal's Deli
5. Alfred Coffee
6. The Gate Lounge
7. The Stand
8. Laidrey Coffee Roaster
9. Mulberry Street Pizzaria
10. Paris Baguette
11. More Than Waffles
12. Subway
13. Blaze Pizza
14. Pressed Juicery
15. Shake Shack
16. Mora Italiano
17. Coral Tree Cafe
18. Starbucks
19. Sweetgreen
20. See's Candy
21. Sweet Lady Jane
22. Mendocino Farms
23. Jersey Mike's
24. Sadaf Restaurant
25. Emilio's Trattoria
26. Benihana
27. Davenport's Restaurant
28. Cabaret Tehran
29. Sushi by Scrath
30. The Coffee Bean & Tea Leaf
31. Fresh Brother's Pizza
32. Pialon
33. House of Galbi
34. California Chicken Cafe
35. Le Pain Quotidien
36. Mizlala
37. The Little Izaka-ya
38. Blue Dog Beer Tavern
39. Blu Jam Cafe
40. Tipsy Cow

GROCERY/CONVENIENCE

1. Gelson's
2. Amazon Fresh
3. Whole Foods
4. Target
5. CVS

FITNESS

1. Zoo Culture Gym
2. [solidcore]
3. Equinox
4. CorePower Yoga
5. Planet Fitness
6. 24 Hour Fitness



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