



FOR LEASE

Inline Retail Opportunities

Newbury Village

935-1025 Broadbeck Drive, Thousand Oaks, CA 91320



INVESTEC
REAL ESTATE COMPANIES

WWW.INVESTECRE.COM | 200 E. CARRILLO STREET, SUITE 200 | SANTA BARBARA, CALIFORNIA 93101

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FOR LEASE

Suite 1025-D

- 1,100 Square Feet
- \$3.25 NNN (\$1.92)
- Electrical: 3 Phase, 200amp, 120/208v
- HVAC: 4 tons

Suite 1025-B

- 2,000 Square Feet
- \$3.25 NNN (\$2.00)
- 2nd Gen Restaurant Buildout

Suite 1015-G

- 2,825 Square Feet
- \$4.00 NNN (\$1.97)
- 2nd Gen Kitchen Buildout

SITE PLAN





01 – Former MOD Pizza



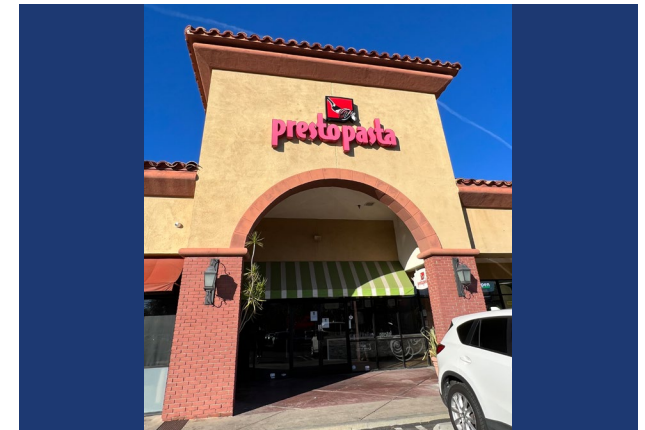
02 – Chipotle Sign Facing 101 Freeway



03 – 5,950 SF Islands Restaurant



04 – 1,800 SF Daphne's Greek Café & Outdoor Seating



05 – Former Presto Pasta Frontage

DEMOGRAPHIC INFORMATION



5.1 Million Visits
in the Last 12 Months



Ranked #1 of 52 Strip/Convenience
Centers within 15 Miles

Ranked Top 1% of Strip/Convenience
Centers Nationally in Annual Visits



Median Visitor Household Income
\$124,600



06 – Aerial view of Newbury Village.