

**JUST LEASED!**

UNITED  
DEFENSE  
TACTICAL

JustFood  
ForDogs

*Purr  
landia*  
CAT LOUNGE & SPA

ONLY 3 UNITS LEFT



**COMMERCIAL  
REAL ESTATE**

the sign of a profitable property



\* CONCEPT RENDERINGS ONLY, ACTUAL REMODEL MAY CHANGE

# RETAIL SPACES FOR LEASE ADJACENT TO WHOLE FOODS MARKET

650-728 N Moorpark Road, Thousand Oaks, CA 91360



**GREG OFFSAY**  
(818) 697-9387 | greg@illicre.com  
DRE#01837719

**TODD NATHANSON**  
(818) 514-2204 | todd@illicre.com  
DRE#00923779

**AUSTIN HARRELL**  
(818) 514-0547 | austin@illicre.com  
DRE#02051633

**JAMES HEERDEGEN**  
(818) 697-9379 | james@illicre.com  
DRE#02197482



5990 SEPULVEDA BOULEVARD, STE. 600 - SHERMAN OAKS, CA 91411 - 818.501.2212/PHONE - www.illicre.com - DRE #01834124



RETAIL SPACES  
THOUSAND OAKS, CA

## EXCLUSIVELY LISTED BY

### GREG OFFSAY

EXECUTIVE VICE PRESIDENT

(818) 697-9387 | greg@illicre.com  
DRE#01837719

### TODD NATHANSON

PRESIDENT

(818) 514-2204 | todd@illicre.com  
DRE#00923779

### AUSTIN HARRELL

SENIOR ASSOCIATE

(818) 514-0547 | austin@illicre.com  
DRE#02051633

### JAMES HEERDEGEN

ASSOCIATE

(818) 697-9379 | james@illicre.com  
DRE#02197482



CONCEPT RENDERINGS ONLY. ACTUAL REMODEL MAY CHANGE

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square foot-age are approximate. References to neighboring retailers are subject to change, and may not be adjacent to the vacancy being marketed either prior to, during, or after leases are signed. Lessee must verify the information and bears all risk for any inaccuracies.

5990 SEPULVEDA BOULEVARD, STE. 600 - SHERMAN OAKS, CA 91411 - 818.501.2212/PHONE - [www.illicre.com](http://www.illicre.com) - DRE #01834124



# PROPERTY FEATURES

650-728 N Moorpark Road, Thousand Oaks, CA 91360

**UNDER NEW OWNERSHIP!**



\* CONCEPT RENDERINGS ONLY, ACTUAL REMODEL MAY CHANGE







## APPROX. 910 - 1,092 SF

RETAIL SPACES AVAILABLE FOR LEASE

- ✓ Retail shops adjacent Whole Foods Market
- ✓ End cap unit potentially available
- ✓ In-line units available
- ✓ Restaurant space potentially available
- ✓ Shopping center remodel underway, including facade, roof, and asphalt upgrade(s)
- ✓ Central Thousand Oaks location

## AREA AMENITIES

- ✓ Only Whole Foods in a 20-mile radius
- ✓ High income suburban location
- ✓ Directly across from Janss Marketplace, the #1 ranked lifestyle center in the Conejo Valley
- ✓ Convenient access to 101, 23, and 118 freeways
- ✓ Located in the Eastern part of Ventura County, businesses benefit from favorable tax structure, while also being proximate to Los Angeles
- ✓ Close proximity to Amgen: area's largest employer

	1 MILE	2 MILE	3 MILE
 Population	12,953	78,504	135,195
 Avg. HH Income	\$107,920	\$130,677	\$149,105
 Daytime Pop	12,126	43,334	87,110
 Traffic Count	± 30,020 CPD ON MOORPARK ROAD		



# EXTERIOR PHOTOS

650-728 N Moorpark Road, Thousand Oaks, CA 91360





# INTERIOR PHOTOS

650-728 N Moorpark Road, Thousand Oaks, CA 91360





# SITE PLAN

650-728 N Moorpark Road, Thousand Oaks, CA 91360



Measurement are approximate only, and Broker does not guarantee their accuracy. Tenants are subject to change, and Broker makes no representation written or implied that the feature tenants will be occupying the space throughout the duration of the Lessee's tenancy. Lessee is to conduct their own due diligence before signing any formal agreements.



RETAIL SPACES  
THOUSAND OAKS, CA

# AERIAL VIEW

650-728 N Moorpark Road, Thousand Oaks, CA 91360



Measurement are approximate only, and Broker does not guarantee their accuracy. Tenants are subject to change, and Broker makes no representation written or implied that the feature tenants will be occupying the space throughout the duration of the Lessee's tenancy. Lessee is to conduct their own due diligence before signing any formal agreements.





AVAILABLE

the OAKS  
 JCPenney ★ macy's NORDSTROM  
 PAC SUN MICHAEL KORS EXPRESS ZARA zumiez  
 Apple AMC Olive Garden Cheesecake Factory

Sleep, Chipotle, SKY ZONE, COLD STONE, UPS, Ralphs, HomeGoods, Starbucks  
 citi, BEST BUY, Chick-fil&, JOANN, Marshalls, Jack in the box, WHOLE FOODS MARKET, the OAKS  
 CVS pharmacy, target, Peet's Coffee, VONS, AMGEN, McDonald's, 7 ELEVEN, JANS'S MARKETPLACE, Pollo Loco

# AERIAL MAP





**COMMERCIAL  
REAL ESTATE**

**GREG OFFSAY**  
EXECUTIVE VICE PRESIDENT  
(818) 697-9387 | [greg@illicre.com](mailto:greg@illicre.com)  
DRE#01837719

**TODD NATHANSON**  
PRESIDENT  
(818) 514-2204 | [todd@illicre.com](mailto:todd@illicre.com)  
DRE#00923779

**AUSTIN HARRELL**  
SENIOR ASSOCIATE  
(818) 514-0547 | [austin@illicre.com](mailto:austin@illicre.com)  
DRE#02051633

**JAMES HEERDEGEN**  
ASSOCIATE  
(818) 697-9379 | [james@illicre.com](mailto:james@illicre.com)  
DRE#02197482



5990 SEPULVEDA BLVD., STE. 600 | SHERMAN OAKS, CA 91411 | 818.501.2212/PHONE | [www.illicre.com](http://www.illicre.com) | DRE #01834124

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square foot-age are approximate. References to neighboring retailers are subject to change, and may not be adjacent to the vacancy being marketed either prior to, during, or after leases are signed. Lessee must verify the information and bears all risk for any inaccuracies.