

## PROPERTY OVERVIEW

Medical/dental office in Oak Park Village, inland from Malibu, west of Calabasas, east of Westlake Village. Nestled in an upscale, residential community, this is the only office building in Oak Park...you and your patients can walk to the office!

Corner office on the first floor. Courtyard and garden. 42 surface parking spaces. 24 hour access. Tenant controlled A/C. Landlord pays utilities. Private bathroom. Hands on manager. High visibility from Kanan Road, a major thoroughfare.

Oak park is a safe place to live, with 3 great school systems: Oak Park, Las Virgenes, Thousand Oaks. The air quality is good and the area is surrounded by the Santa Monica National Recreation area.

### Highlights

24 hour access

Corner office on 1st floor

Courtyard & garden

Ample surface parking

Tenant controlled AC

Hands on manager