



# ENCINO *Village* *Coming Soon!*

Grocery | Restaurant | Retail | Beauty | Boutique Fitness | Medical



16650 VENTURA BOULEVARD | ENCINO, CALIFORNIA

# Highlights



SUBJECT PROPERTY RENDERINGS



- Country Market Style Project featuring  $\pm$  24,000 SF of tastefully curated flagship anchor and shop spaces, delivering 2025
- Located on 2+ AC at the prominent signalized corner of Ventura Blvd. & Petit Ave. in Encino - *perhaps the most affluent and yet under-serviced retail market in Los Angeles*
- Walking distance to over 4.8 Million SF of high-rise office & medical buildings with a daytime population of nearly 100,000+ people within 3 miles
- Excellent access & visibility with multiple points of ingress and egress
- Irreplaceable & massive pylon signage opportunities
- At grade parking ratio in excess of  $\pm$  6 : 1000 SF with roughly 140 parking spots
- AHHI nearly \$200,000 within 1 mile
- All spaces entitled for food use

# Proposed New Elevations

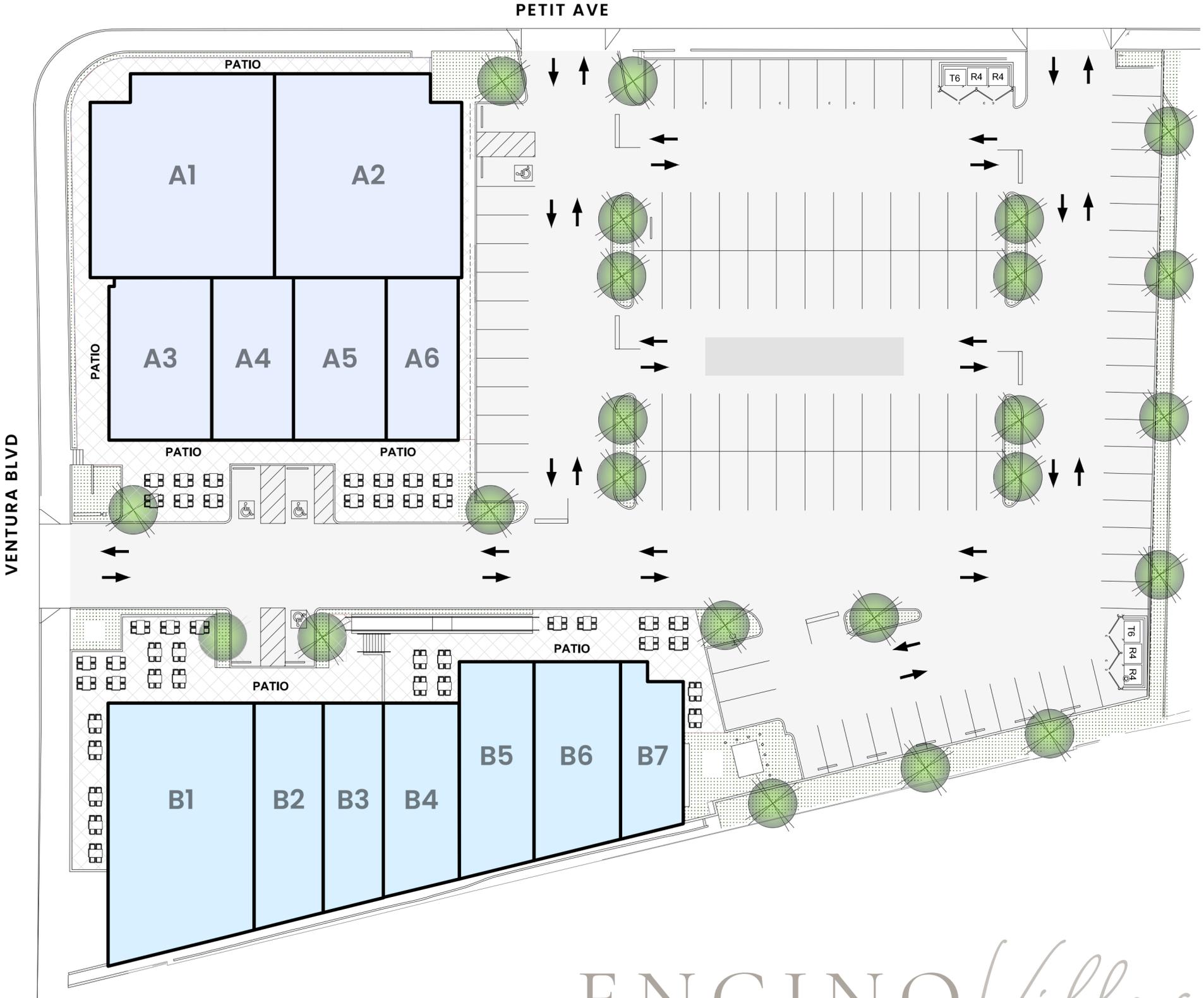
## As Built



**PROPOSED SITE PLAN | ENCINO VILLAGE**

\* FLOOR PLANS STILL FLEXIBLE

UNIT	SIZE
<b>A1</b>	± 3,480 SF
<b>A2</b>	± 3,480 SF
<b>A3</b>	± 1,400 SF
<b>A4</b>	± 1,300 SF
<b>A5</b>	± 1,400 SF
<b>A6</b>	± 1,100 SF
<b>B1</b>	± 3,000 SF
<b>B2</b>	± 1,350 SF
<b>B3</b>	± 1,250 SF
<b>B4</b>	± 1,225 SF
<b>B5</b>	± 1,350 SF
<b>B6</b>	± 1,300 SF
<b>B7</b>	± 900 SF



ENCINO Village

ENCINO PLACE



  
 California PIZZA KITCHEN  
 Scratch | Bar & Kitchen  
*Cabaret Tehran*



  
**Walgreens**  
 DAVENPORT'S  
RESTAURANT

  
**BENIHANA**  
*Lusya's Sadaf*

  
 AVALON  
 APARTMENTS | 131 UNITS  
 The UPS Store    
 THE MASSAGE PLACE 

ENCINO MARKETPLACE


  
 amazonfresh FedEx  
 CHASE  Planet Beauty  
 See's CANDIES  sweetgreen  Starbucks

 Encino Hospital Medical Center



*Gelson's*  
 OVER \$1,000/FOOT  
 IN ESTIMATED SALES



  
 COMING SOON




**SUPERCUTS**

ENCINO  
*Village*





*Maria's*  
NEIGHBORHOOD • ITALIAN • KITCHEN




**BANK OF AMERICA** 

VENTURA BLVD

PETIT AVE

± 50,000 VPD

  
 Mercedes-Benz

EQUINOX

ENCINO  
*Village*

LEGADO  
ENCINO APARTMENTS  
APARTMENTS | 125 UNITS

Smart & Final

Mercedes-Benz



SIGNAGE  
OPPORTUNITY

SIGNAGE  
OPPORTUNITY

SIGNAGE  
OPPORTUNITY

BANK OF AMERICA

VENTURA BLVD

PETIT AVE

± 50,000 VPD

6



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