



**COMMERCIAL
REAL ESTATE**
the sign of a profitable property

VENTURA BLVD 2ND GENERATION RESTAURANT

18608 1/2 Ventura Blvd., Tarzana, CA 91356



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5945 CANOGA AVENUE, WOODLAND HILLS, CA 91367 - 818.501.2212/PHONE - www.illicre.com - DRE #01834124

RESTAURANT AVAILABLE
TARZANA, CA

EXCLUSIVELY LISTED BY

RACHEL ADAMS, CCIM

SENIOR ASSOCIATE

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DRE#02052879

GREG OFFSAY, CCIM

EXECUTIVE VICE PRESIDENT

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TODD NATHANSON

PRESIDENT

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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.

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PROPERTY FEATURES

18608 1/2 Ventura Blvd., Tarzana, CA 91356







APPROX. 2,050 SF

FORMER RESTAURANT SPACE AVAILABLE

- ✓ Walk-in, 15 foot hood
- ✓ Clean kitchen and service areas
- ✓ 2 ADA bathrooms
- ✓ Reserved parking in rear lot
- ✓ Rooftop pylon sign

AREA AMENITIES

- ✓ Located at Tarzana's Village Walk along Ventura Blvd
- ✓ Dense shopping, restaurants and daily trips
- ✓ Nearby Tenants include Whole Foods, European Wax Center, LA Fitness, TJ Maxx, Walgreens, other beauty needs, medical offices, restaurants and boutiques.

— DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
 Population	32,468	164,994	464,515
 Avg. HH Income	\$97,144	\$109,989	\$105,847
 Daytime Pop	27,002	136,288	379,746
 Traffic Count	± 36,143 CPD ON VENTURA BLVD		

RESTAURANT AVAILABLE
TARZANA, CA

INTERIOR PHOTOS

18608 1/2 Ventura Blvd., Tarzana, CA 91356





RESEDA CHARTER
HIGH SCHOOL

AVAILABLE

Providence | Cedars Sinai
TARZANA MEDICAL CENTER

US
101

Sleep



Black Bear Diner



AT&T



SUBWAY

ROSS
DRESS FOR LESS



petco

TJ-MAXX

CVS
pharmacy



99c
only
STORES

VONS



los angeles
Pierce

college

AERIAL MAP



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