

FOR LEASE | VENTURA SHOPPING CENTER (PAD)

1725 S Victoria Ave · Suite C | Ventura CA 93003

LISA SHIELDS

805.879.9639

lshields@radiusgroup.com

CA Lic. 01742786

ROB DEVERICKS

805.879.9641

rdevericks@radiusgroup.com

CA Lic. 01349816



Ventura Shopping Center is within the Ventura retail hub, surrounded by financial institutions, offices, retail centers and the Ventura County Government Center with over 3,500 daytime employees.

- Located on one of Ventura's major thoroughfares, Victoria Ave, which feeds the majority of the population in the city and has direct access from both US 101 Fwy & CA Hwy 126
- Shopping Center tenants include:



Available Space

SUITE C: ±1,550 SF · \$3.90/SF NNN (\$0.60)

No warranty or representation, expressed or implied, is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

1.29.24

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1500 PALMA DR STE 215
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Demographics

2023 Estimates

	1 Mile	3 Mile	5 Mile
Average Household Income	\$114,643	\$141,375	\$132,850
Population	18,662	98,321	209,212
Daytime Population	20,368	72,978	144,182

SitesUSA

Traffic Counts

Victoria Avenue

50,675 ADT

US 101 at Victoria Ave

173,481 ADT

SitesUSA



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