

RETAIL SPACE FOR LEASE | ±2,067 SF

# NEW GROCERY ANCHORED SHOPPING CENTER

Studio Village | 11265 Ventura Blvd | Studio City, CA



For leasing, please contact:

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## PROJECT HIGHLIGHTS

- 2,067 SF remaining retail space available now
- New redevelopment that will be anchored by Sprouts right along Ventura Blvd that sees about 45,000 cars per day
- The center's landscaping, exterior upgrades, and signage is expected to coincide with Sprouts expected opening in the Summer of 2024
- Pylon signage on Ventura Blvd available

### JOIN THESE TENANTS



## DEMOGRAPHICS



### POPULATION

**1 MILE** | 22,552  
**2 MILE** | 79,646  
**3 MILE** | 173,933



### DAYTIME POPULATION

**1 MILE** | 16,595  
**2 MILE** | 45,725  
**3 MILE** | 87,436



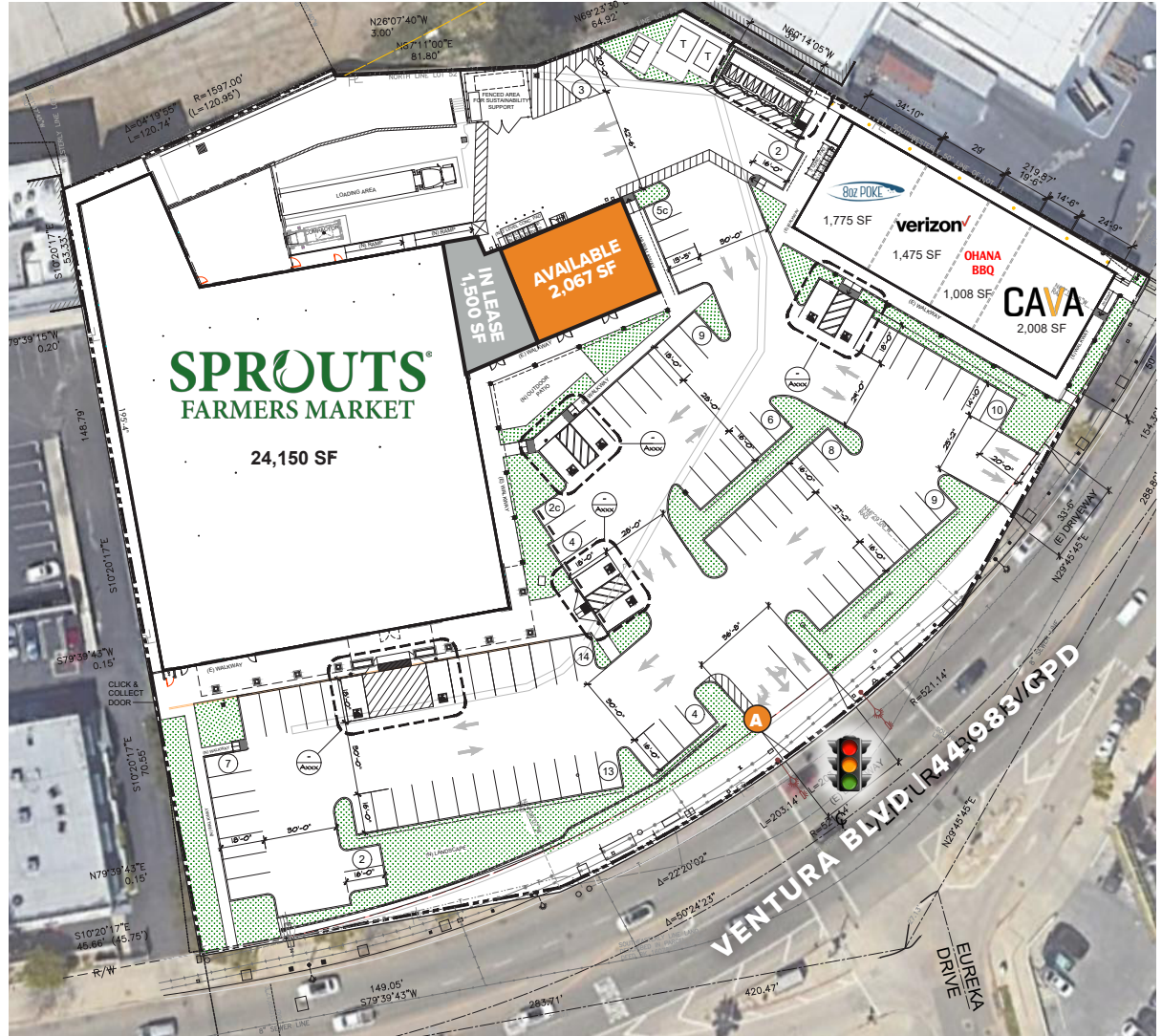
### AVG. HOUSEHOLD INCOME

**1 MILE** | \$181,629  
**2 MILE** | \$166,692  
**3 MILE** | \$161,753

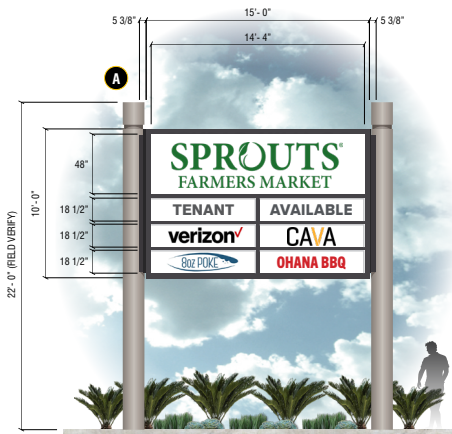
# SITE PLAN OVERVIEW

= AVAILABLE     = IN LEASE

#	Tenant	SF
1	Sprouts (Coming Soon)	24,150
2	In Lease	1,500
3	Immediately Available	2,067
4	8oz Poke	1,775
5	Verizon Wireless	1,475
6	Ohana BBQ	1,008
7	Cava (Coming Soon)	2,008



## PYLON SIGN A



# AREA OVERVIEW



Purposefully Progressive, **Always in Beta.**

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