

AGOURA HILLS · CALIFORNIA

AGOURA
VILLAGE
— CENTER —

±6,551 SF of *warm shell* retail, whole or divisible, at the foot of the mountains.

29020 Agoura Road · Agoura Hills, California 91301

— THE CENTER

A neighborhood center at the foot of the *Santa Monica Mountains*.

Seven suites under gabled rooflines and brick, arranged around an open courtyard entry with parking at every door. One suite is available, and the other six are operating businesses that have been trading here for years.

GLA

19,680 SF

LAND AREA

1.86 Acres

YEAR BUILT

1991

PARKING

5 per 1,000

AGOURA VILLAGE CENTER





SUITE A-14 · 29020 AGOURA RD



— AVAILABLE

Suite A-14. *Warm shell, ready to finish.*

Restrooms, electrical, gas and water are already in. Open span under exposed timber, with the full frontage in glass.

- Whole or divisible
- New front patio
- Dedicated storefront entry
- Parking at the door

SIZE

±6,551

Sq Ft

RATE

\$2.25-2.75

PSF NNN

TERM

Negotiable

Whole at \$2.25, divisible at \$2.75. Contact the listing agents to schedule a tour.

SITE PLAN

Where A-14 sits.



SUITE ROSTER

A-14	Available	±6,551
A1-3	Occupied	4,276
A-4	Occupied	934
A-6	Occupied	924
A-8	Occupied	2,258
A-10	Occupied	2,200
A-12	Occupied	2,537

AVAILABLE OCCUPIED NEW PATIO

Diagrammatic and not to scale. Suite areas per rent roll dated August 2026 and are approximate.

TENANTS

RESTAURANT

Noi Due
TRATTORIA

DENTAL

GARFINKLE
FAMILY DENTAL
Treated like family. Cared for by friends.

SALON

L&R
Salon

SKINCARE

TRUE SIMPLICITY
TS
FACIAL AND SKIN CARE

FITNESS

TEAGUE
CLASSICAL PILATES

OFFICE

GREYSTAR™

— THE LOCATION

Everything is *already here.*

Whizin Market Square, Kanan Village, and Trader Joe's are all within a half mile.

Whizin Market Square

Saturday farmers market, next door

Trader Joe's

Grocery anchor

Kanan Village

Neighborhood retail

Agoura High School

Within walking distance





— WHAT'S COMING

A new development, *278 homes across the road.*

Bellamy Agoura is a ground-up Greystar apartment development at Cornell and Agoura Road, delivering mid-2027.

278

UNITS

Ground-up rental apartments. Every household arrives within a walk of the center's storefronts.

Adjacent

TO THE CENTER

Bellamy sits on the same intersection, putting the center among the closest retail to 278 new front doors.

Mid-2027

DELIVERY

A lease signed now opens ahead of move-ins, rather than competing for space once residents are here.

First stop

EVERYDAY TRIPS

Coffee, a meal, a workout, a quick errand. A-14 fronts the lot those households cross to make them.

THE NUMBERS

Demand at *every radius.*

Measured from 29020 Agoura Road.

	2 MILES	5 MILES	10 MILES
Population	18,752	69,322	412,839
Median Age	46.6	47.0	43.8
Avg Household Size	2.7	2.6	2.6
Consumer Spending	\$327.8M	\$1.2B	\$6.5B

AVERAGE HOUSEHOLD INCOME

Two-mile trade area

\$175,498

SUBMARKET VACANCY	UNDER CONSTRUCTION	AVG ASKING / SF	INVENTORY
4.6%	0 SF	\$3.57	3.3M SF

Source: CoStar estimates. Figures are approximate and provided for reference only.



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*29020 Agoura Road
Agoura Hills, California 91301*

EXCLUSIVE LEASING AGENTS

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