

NEW RENOVATED STRIP (HIGH TRAFFIC)

6026 - 6040 Reseda Boulevard, Tarzana, CA 91356



AREA AMENITIES

- Located in the Transit Neighborhood Plan at the Reseda/Oxnard Orange Line Station.
- Adjacent to the industrial creative office redevelopment ELE-VAR
- Walking distance to Columbia College Hollywood Campus
- New Renovated Mixed-Use area
- 101 Freeway Adjacent
- Access point to the freeway for neighborhoods including Tarzana, Reseda, Winnetka, and Northridge

PROPERTY DESCRIPTION

- ±11,842 SF of Retail in a newly renovated center
- Located on the SEC of a high traffic corridor
- 100 feet from the Orange Line Station
- Two building property (± 3,197 SF & ±8,645 SF)
- Property is well suited for national, regional, and local tenants for high traffic volume uses

DEMOS	1 mile	3 mile	5 mile
Population	35,178	199,234	509,061
Avg. HH Income	\$86,237	\$103,180	\$101,274
Daytime Pop	13,828	63,454	239,786
Traffic Count	±67,326 CPD		



EXCLUSIVE AGENTS

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Asher Pergament (818) 626-5770

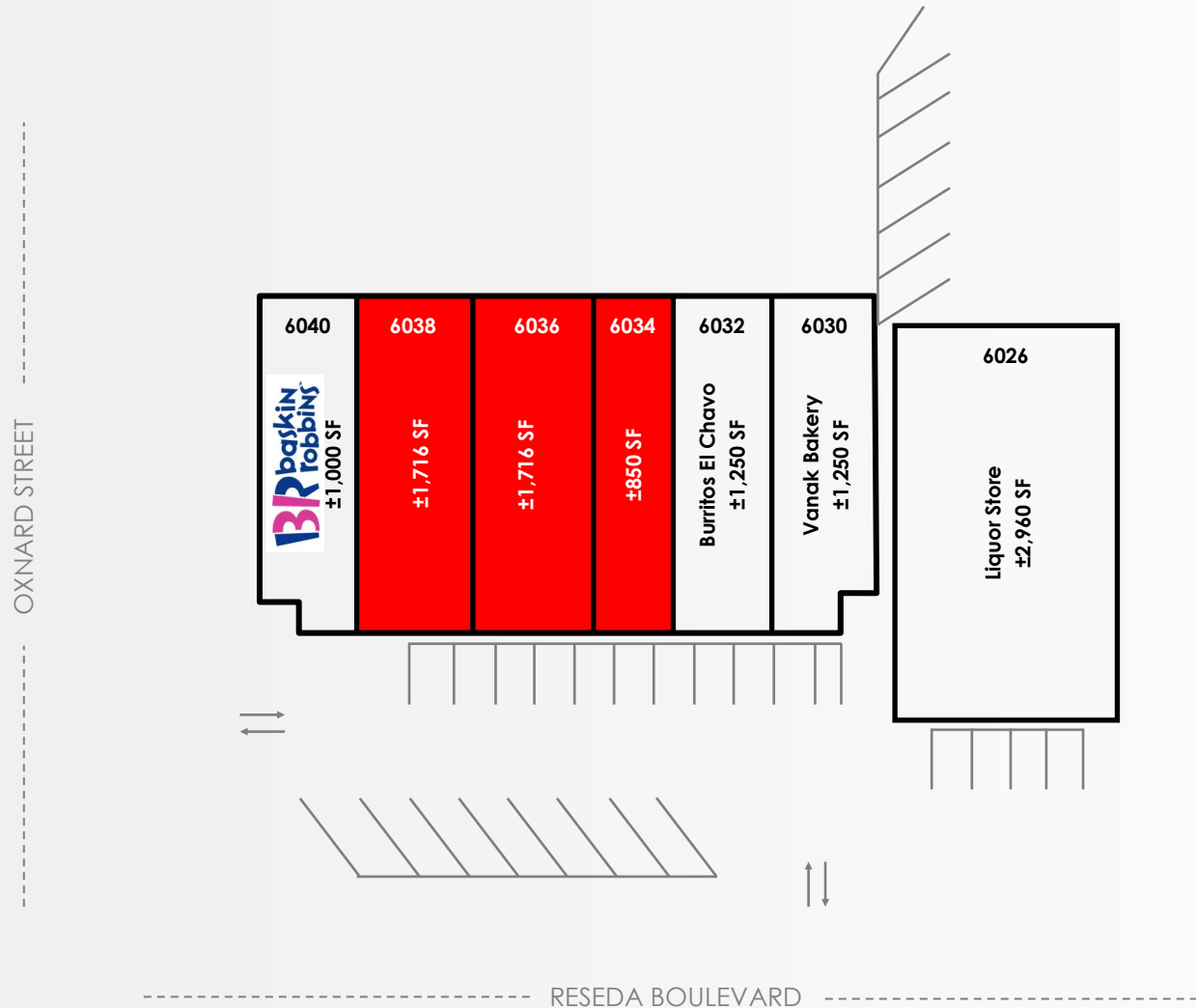
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