

# 16501 VENTURA

16501 Ventura Blvd / Encino, CA



**Douglas  
Emmett**

# PROPERTY HIGHLIGHTS

---

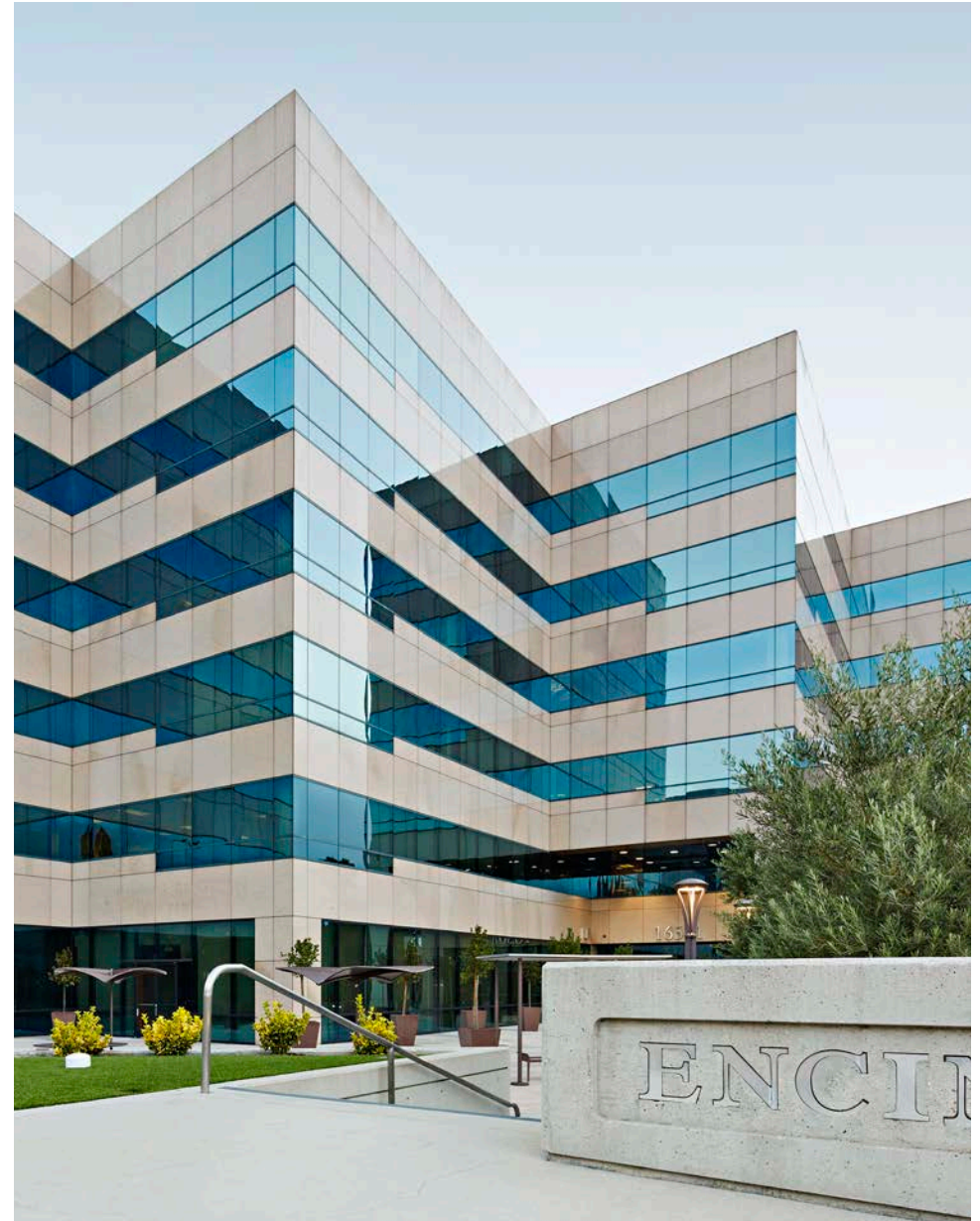
## THE HEART OF ENCINO

### 16501 VENTURA

On the corner of Ventura Boulevard and Hayvenhurst Avenue, with Gelson's on one corner and Ralph's/CVS shopping center on yet another, this property sits in the hub of Encino. It has a campus-like feel, with a lush landscaped exterior plaza and water feature, perfect for a lunch spot or just enjoying the sunshine. As a bonus, it has ample storage space to lease. Convenient to the 101 freeway and minutes from the 405 interchange, 16501 offers management and engineering services, is Energy Star Certified by the EPA, and has a fully integrated energy management system for optimal efficiency and comfort.

---

- Rentable Square Feet: 190,875
  - No. of Stories: 6
  - Parking Ratio: 3.04/1,000 s.f.
- 





# THE LOCATION

---

## ENCINO

### IDEAL LOCATION FOR YOUR NEXT OFFICE

Welcome to the community of Encino, the Valley's premiere business district and home to a number of shopping, gym and wellness amenities, restaurants and a weekly farmer's market; if that is not enough, you will find more at The Encino Commons, an additional destination for retail and entertainment. At 16501 Ventura, you are in the heart of the Ventura Boulevard corridor and the center of it all. You will be just south of the 101 freeway and a short drive away from access to the 405 freeway and from Douglas Emmett's Sherman Oaks Galleria featuring "Restaurant Row", ArcLight Cinema and 24 Hour Fitness. It is the ideal location for your next office so start making yourself at home.





**2** The Stand



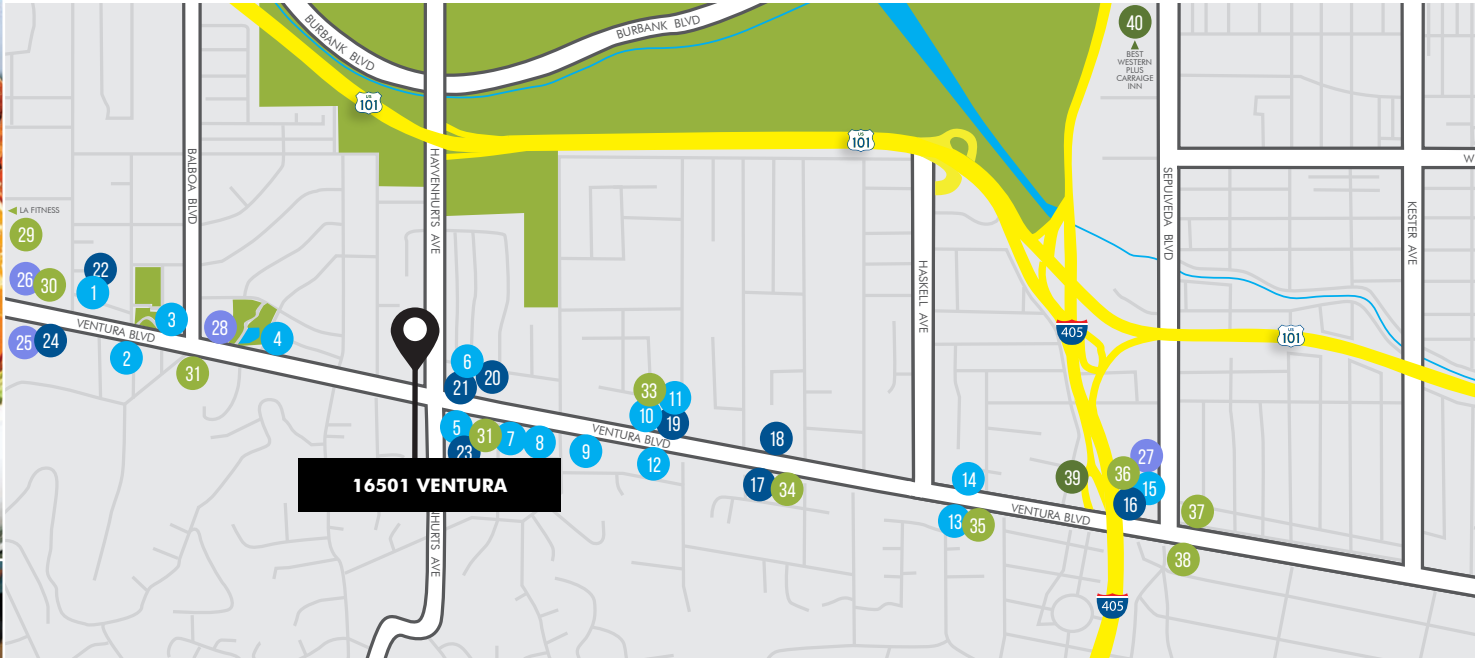
**31** Equinox



**15** The Cheesecake Factory

# AMENITIES MAP

## DINNING, SHOPPING & MORE



### CAFES/RESTAURANTS

- 1** Midori Sushi
- 2** The Stand
- 3** Fat Sal's
- 4** Lakeside Rest. & Lounge
- 5** Wolfgang Puck at Gelson's
- 6** Starbucks
- 7** Chipotle Mexican Grill
- 8** Delmonico's Steak & Lobster
- 9** Benihana
- 10** California Pizza Kitchen
- 11** Scratch Bar & Kitchen
- 12** Davenport's
- 13** Corner Bakery Cafe
- 14** California Chicken Cafe
- 15** The Cheesecake Factory

### SHOPPING

- 16** Sherman Oaks Galleria
- 17** Ah's The Ultimate Gift Store
- 18** Marshalls
- 19** Encino Place
- 20** Encino Marketplace
- 21** CVS
- 22** Big 5 Sporting Goods
- 23** Gelson's Market
- 24** Encino Town Center

### ARTS/ENTERTAINMENT/PARKS

- 25** Laemmle Town Center 5
- 26** The Terrace
- 27** ArcLight Cinemas
- 28** Los Encinos StatePark

### FITNESS

- 29** LA Fitness
- 30** CorePower Yoga
- 31** Equinox
- 32** Pilates Sports Center
- 33** Pilates Plus Encino
- 34** Novo Body
- 35** DToX Fitness
- 36** 24 Hour Fitness
- 37** Krav Maga Worldwide
- 38** Hot 8 Yoga

### HOTELS

- 39** Courtyard by Marriott
- 40** Best Western Plus Carriage Inn



# EXCELLENCE IN SERVICE

---

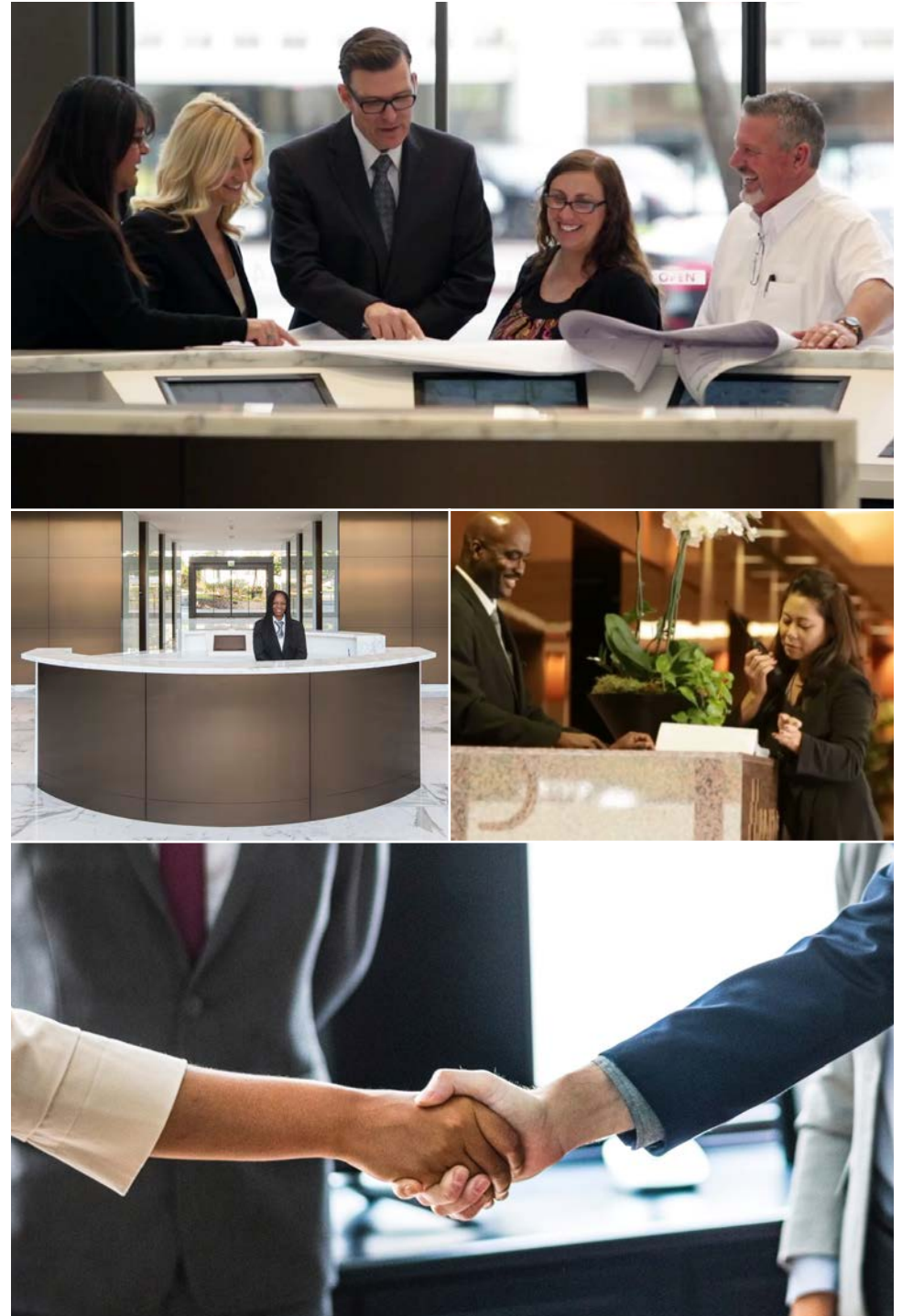
## UNSURPASSED CUSTOMER SERVICE FOR QUALITY TENANTS

### DID YOU KNOW?

Douglas Emmett prides itself on customer service. From our on-site security providing a welcoming smile to our helpful and friendly property management staff, we are ready to provide unsurpassed service to our quality customers.

---

- In-house leasing
- Proactive asset and property management
- Internal design and construction services
- On-site security and maintenance
- Online tenant services
- Move-in and annual customer satisfaction surveys











# Douglas Emmett

PROFESSIONALLY MANAGED BY:

**Douglas Emmett**

**Property Management Office:**

16000 Ventura Blvd., Suite 490

Encino, CA 91436

T: 818.783.3335 \ F:818.783.1351

**Douglas Emmett**

**Corporate Office:**

1299 Ocean Ave., Suite 1000

Santa Monica, CA 90401

T: 310.255.7700

[www.douglasemmett.com](http://www.douglasemmett.com)

FOR LEASING INFORMATION, PLEASE CONTACT

---

**SHANNON LEWIS**

818.905.5195

[slewis@douglasemmett.com](mailto:slewis@douglasemmett.com)

**STELLA CARTOZIAN**

818.905.6028

[scartozian@douglasemmett.com](mailto:scartozian@douglasemmett.com)

**CHAD HAGOBIAN**

818.905.3209

[chagobian@douglasemmett.com](mailto:chagobian@douglasemmett.com)