

FIRST FINANCIAL PLAZA

16830 Ventura Blvd / Encino, CA



**Douglas
Emmett**

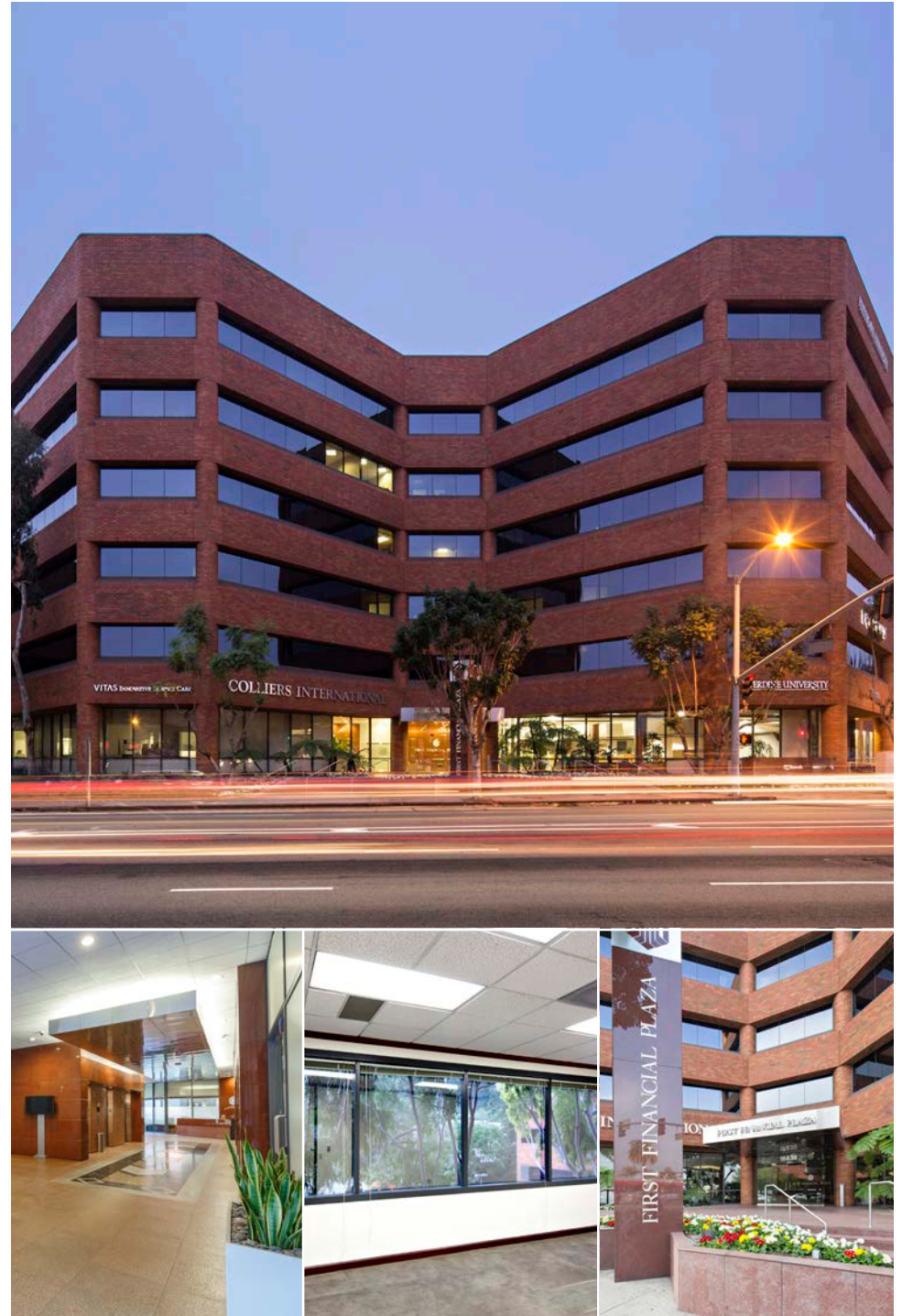
PROPERTY HIGHLIGHTS

UPSCALE IN ENCINO

FIRST FINANCIAL PLAZA

First Financial Plaza offers quick and easy access to the 101 freeway from its location at the corner of Ventura and Balboa Boulevards. Before entering the beautiful lobby, you pass by a dramatic waterfall and landscaped courtyard with tables and chairs. Most suites have expansive views of the mountains and valley. Join the prestigious Equinox Fitness Club and enjoy Earth Bar, the juice bar and snack place. The building offers management and engineering services on site and has a fully integrated energy management system for optimal efficiency and comfort. The property is the home of many prominent businesses and the Graduate Campus for Pepperdine University in Encino.

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|-------------------------|-----------------|
| ■ Rentable Square Feet: | 227,443 |
| ■ No. of Stories: | 6 |
| ■ Parking Ratio: | 3.01/1,000 s.f. |
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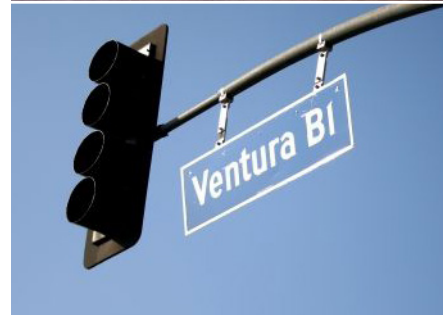


THE LOCATION

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 First Financial Plaza, 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



FIRST FINANCIAL PLAZA
16830 VENTURA BLVD

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

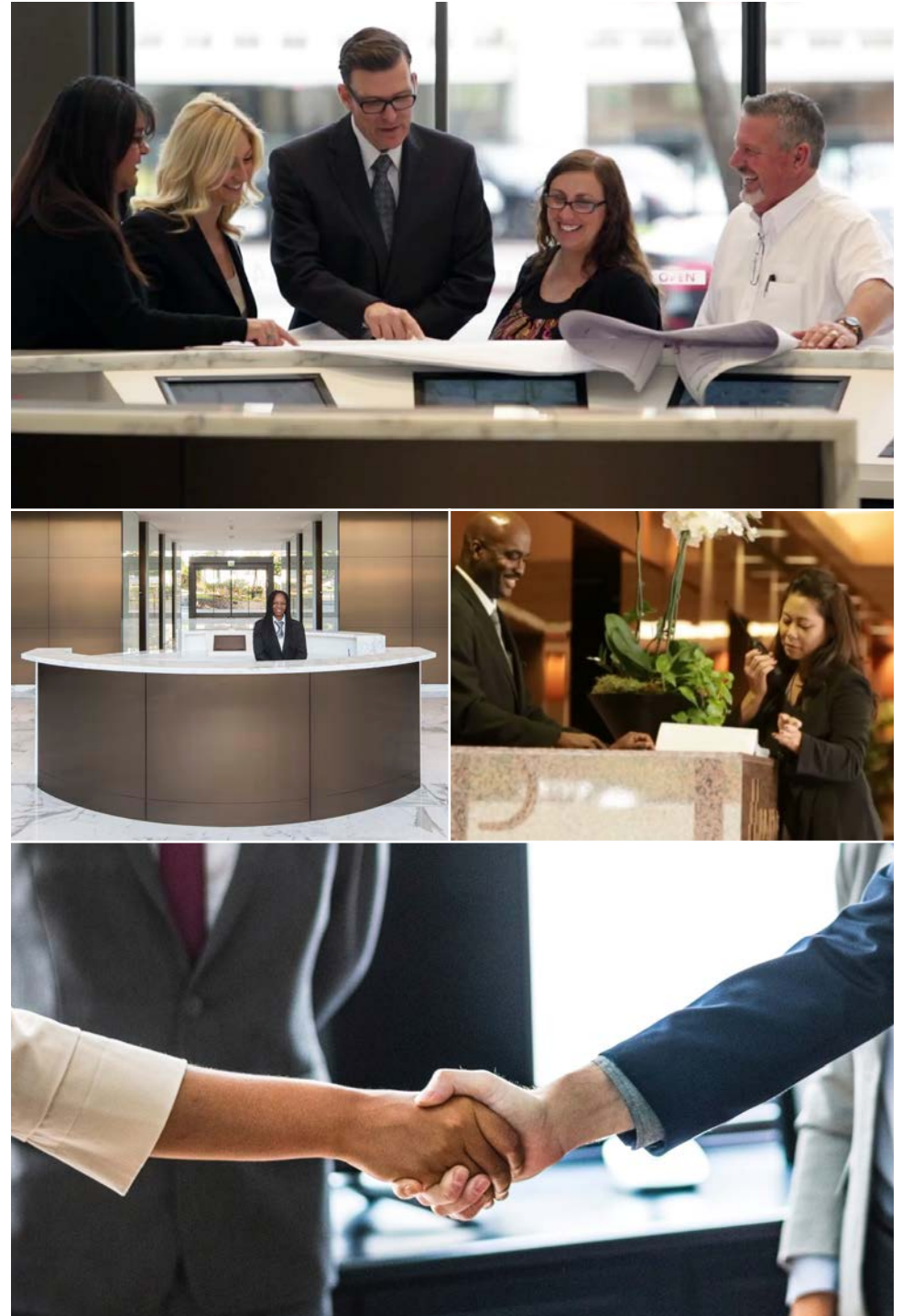
EXCELLENCE IN SERVICE

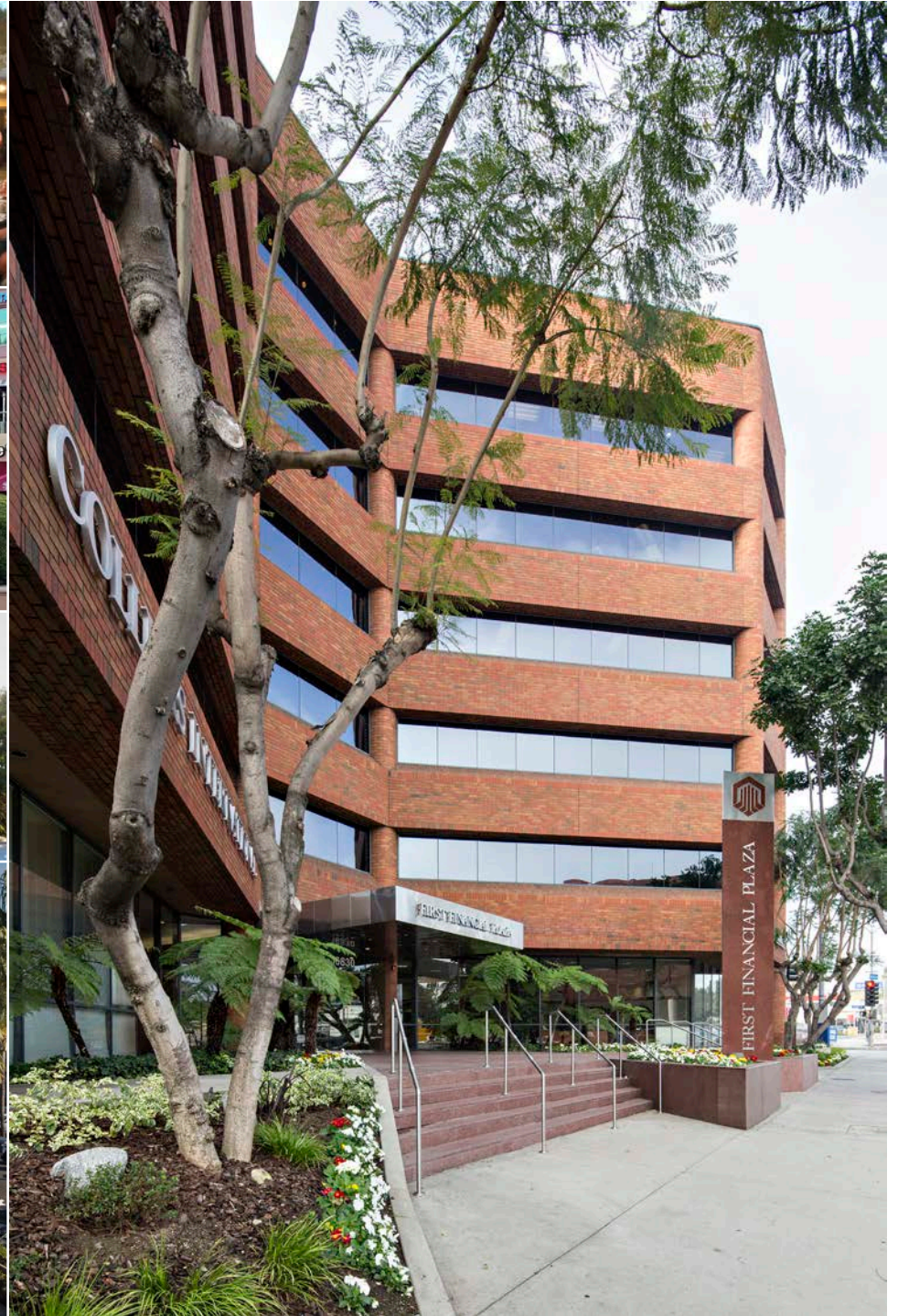
UNSURPASSED CUSTOMER SERVICE FOR QUALITY TENANTS

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:
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