Agoura Oaks Town Square

29045 AGOURA ROAD AGOURA HILLS, CA

FEDER & ASSOCIATES
COMMERCIAL REAL ESTATE

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COMMERCIAL REAL ESTATE

RON FEDER Managing Director
818.222.0404 Direct
818.332.4015 Fax
rfeder@rjfeder.com
DRE# 00983855

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23975 Park Sorrento, Suite 110
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EXECUTIVE SUMMARY

29045 AGOURA ROAD

SUMMARY

ADDRESS	29045 Agoura Road
CITY	Agoura Hills, CA 91301
UNITS	10
ZONING	AH CRS-FC
APN	2061-006-044
YEAR BUILT	1990
GROSS BUILDING SF	52,593
LOT SIZE	6.43 AC (280,091 SF)

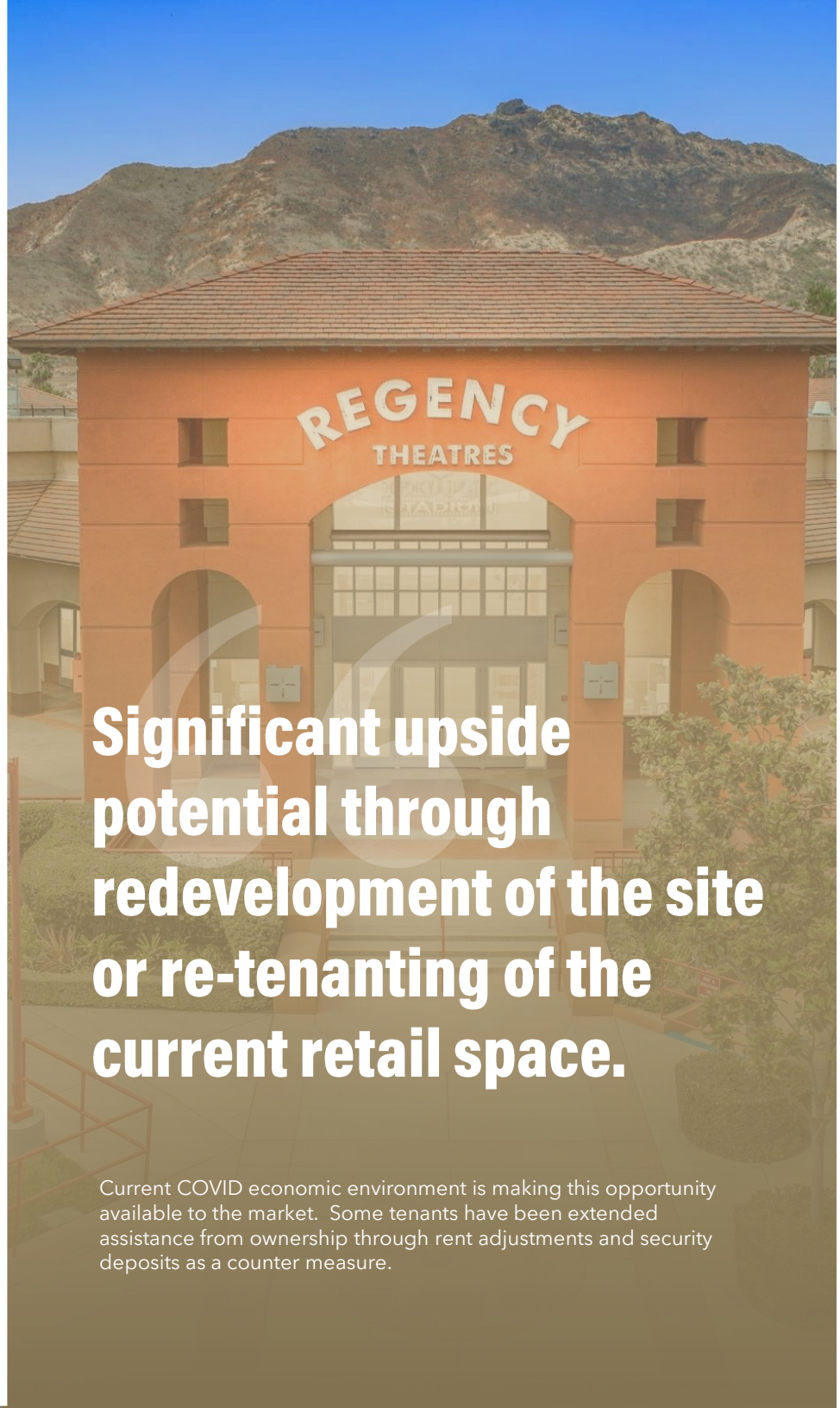
Opportunity Highlight

High accessibility and visibility in this one-of-a-kind investment opportunity in a coveted Agoura Hills Location

OPPORTUNITY

The Agoura Oaks Town Square represent an unprecedented chance to purchase a multi-tenant retail property in a centralized and highly accessible Agoura Hills location. The property benefits from synergy afforded by strong national retailers as well as dominant local shopping centers.

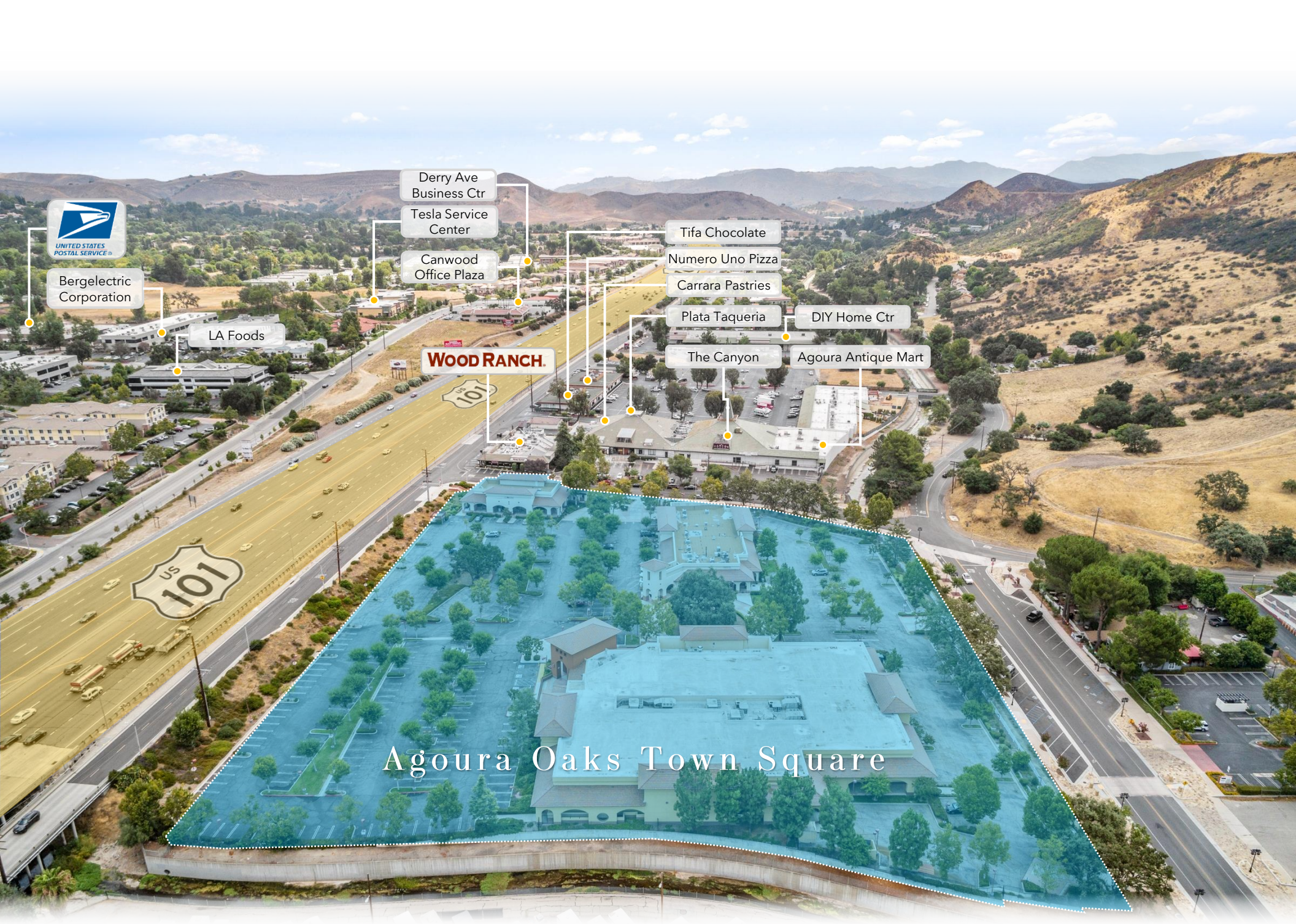
This investment opportunity is ideal for investors looking for significant upside potential through redevelopment of the site or re-tenanting of the current retail spaces. Alternatively, 1031 exchange investors can take advantage by trading into this highly visible property from the 101 Freeway, featuring excellent frontage along Agoura Road, and under market rents.



Significant upside potential through redevelopment of the site or re-tenanting of the current retail space.

Current COVID economic environment is making this opportunity available to the market. Some tenants have been extended assistance from ownership through rent adjustments and security deposits as a counter measure.

Kanan Plaza
Kanan Pls
Lal Mirch Indian
WILDFLOUR Bakery
PANDA EXPRESS CHINESE KITCHEN
McDonald's
the Habit BURGER GRILL
TRADER JOE'S
AVALON OAK CREEK Apartments
HOMEWOOD SUITES Hilton
Pacific Edge
Aptiv Engineering
LA Foods
UNITED STATES POSTAL SERVICE
Bergelectric Corporation
US 101
164,526 Vehicles per Day
WOOD RANCH.
Whizin Market Square
Conejo U-Store it
Agoura Oaks Town Square


Derry Ave Business Ctr
Tesla Service Center
Canwood Office Plaza
Bergelectric Corporation
LA Foods
WOOD RANCH
Tifa Chocolate
Numero Uno Pizza
Carrara Pastries
Plata Taqueria
DIY Home Ctr
The Canyon
Agoura Antique Mart
US 101
Agoura Oaks Town Square

REGENCY THEATER
MULTI-TENANT SHOPS
FedEx

STOP

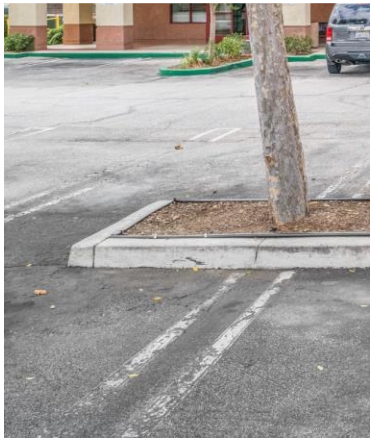
Salon
Dance
Boar Dough
Dance Center
Passion Cleaners
SPA LOURDES

REGENCY
THEATRES

FedEx Office

REGENCY

Dance
Boar Dough



Passion Cleaner
PA LOURDES

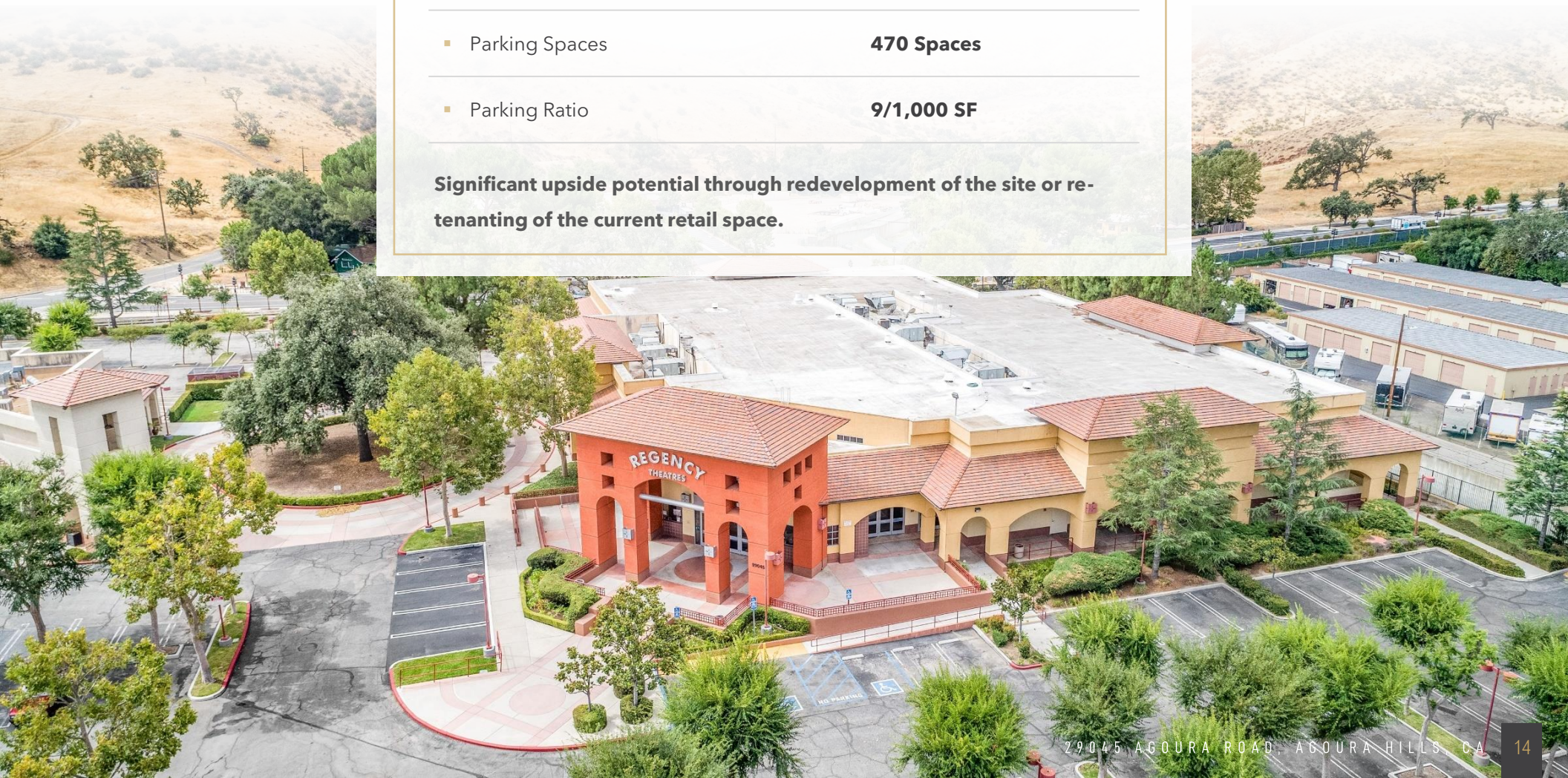
FINANCIAL OVERVIEW

29045 AGOURA ROAD

OFFERING SUMMARY

Offering Price	**$17,950,000**
Land Area	**280,091**
Price/SF Land	**$64.09**
Gross Building SF	**52,593**
Price / Building SF	**$341.30**
Parking Spaces	**470 Spaces**
Parking Ratio	**9/1,000 SF**

Significant upside potential through redevelopment of the site or re-tenanting of the current retail space.

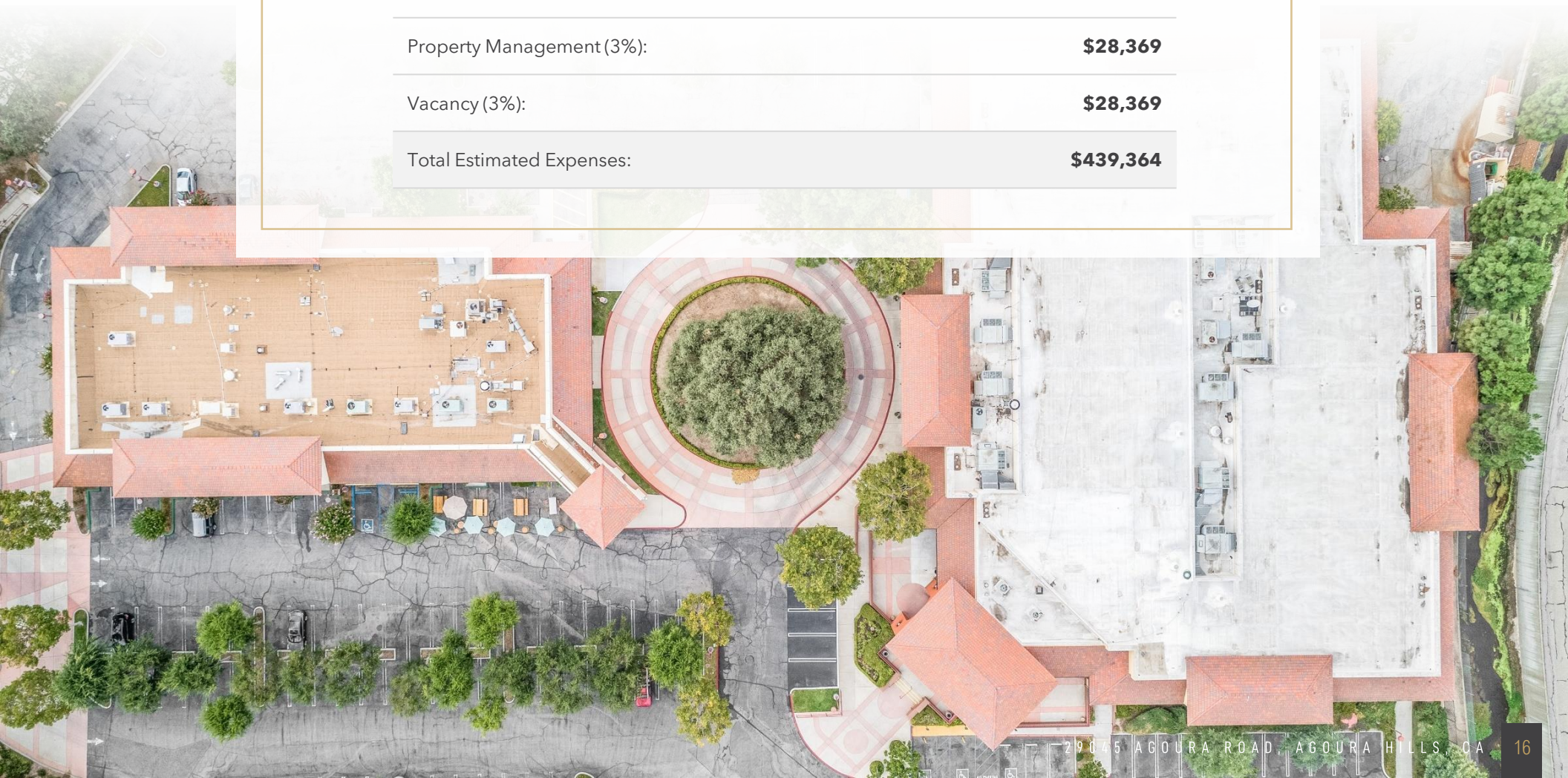


RENT ROLL

Unit(s)	Lease	Use Type	Area	Lease From	Lease To	Term	Tenancy Years	Options to Extend	Monthly Rent	Monthly Rent/SF	Annual Rent	Annual Rent/Area	Security Deposit
29041	**Exotic Thai - Agoura Inc. (z-001)**	**Commercial**	**1,788**	**4/11/2001**	**5/31/2022**	**254.00**	**19.33**	**N/A**	**$5,100.00**	**$2.85**	**$61,200.00**	**$34.23**	**$3,933.60**
	CAM				5/31/2022				$1,210.00	$0.68	$14,520.00	$8.12	
29045	**Regency Theatres Inc. (z-014)**	**Office**	**32,660**	**11/1/2008**	**10/31/2023**	**180.00**	**11.75**	**1-5 YR**	**$38,500.00**	**$1.18**	**$462,000.00**	**$14.15**	**$24,500.00**
5015A	**Forest L. Philbrick Roy (z-003)**	**Office**	**2,840**	**11/9/2003**			**16.75**	**N/A**	**$4,000.00**	**$1.41**	**$48,000.00**	**$16.90**	**$4,250.00**
	CAM								$1,750.00	$0.62	$21,000.00	$7.39	
5015C	**Anna Pularian (z-004)**	**Office**	**1,330**	**6/1/2003**	**6/30/2024**	**253.00**	**17.17**	**1-5 YR**	**$3,000.00**	**$2.26**	**$36,000.00**	**$27.07**	**$2,660.00**
	(Cleaners) CAM				6/30/2024				$750.00	$0.56	$9,000.00	$6.77	
5015E	**Nan Woodward, Patrice Weissenfluh & Yvette Cursoli (z-020)**	**Commercial**	**1,330**	**3/1/2018**	**4/30/2021**	**38.00**	**2.42**	**N/A**	**$2,060.00**	**$1.55**	**$24,720.00**	**$18.59**	**$4,492.50**
	CAM				4/30/2021				$995.00	$0.75	$11,940.00	$8.98	
5015G	**Charles A. Bruchez (z-018)**	**Office**	**1,414**	**9/1/2013**	**8/31/2023**	**120.00**	**6.92**	**N/A**	**$2,000.00**	**$1.41**	**$24,000.00**	**$16.97**	**$0.00**
	CAM				8/31/2023				$1,050.00	$0.74	$12,600.00	$8.91	
5015H	**Exotic Thai - Agoura Inc. (z-016)**	**Office**	**1,408**	**6/1/2012**	**5/31/2022**	**120.00**	**8.17**	**N/A**	**$3,900.00**	**$2.77**	**$46,800.00**	**$33.24**	**$5,000.00**
	CAM				5/31/2022				$1,020.00	$0.72	$12,240.00	$8.69	
5045	**FedEx Office & Print Services Inc- #4295 (z-010)**	**Office**	**4,257**	**1/1/1991**	**12/31/2025**	**420.00**	**29.58**	**N/A**	**$11,706.75**	**$2.75**	**$140,481.00**	**$33.00**	**$0.00**
	CAM				12/31/2025				$1,763.00	$0.41	$21,156.00	$4.97	
5015D	**VACANT**		**1,330**						$2,689.72	$2.02	**$32,276.69**	$24.27	
	CAM								$994.95	$0.75	$11,939.41	$8.98	
5015F	**VACANT**		**1,330**						$2,689.72	$2.02	**$32,276.69**	$24.27	
	CAM								$994.95	$0.75	$11,939.41	$8.98	
Total:			**49,687**						**$85,179.15**		**$945,657.00**	**$24.27**	**$44,836.10**
Cam Reimbursement:											**$102,456.00**		
											$1,048,113.00		

ESTIMATED OPERATING EXPENSES

Property Taxes (Est. Based on Sale Price)	**$224,375**
Insurance (Est.):	**$27,500**
Repairs & Maintenance (Est.):	**$60,000**
Utilities (Est.):	**$30,000**
Landscaping:	**$24,000**
Rubbish:	**$16,750**
Property Management (3%):	**$28,369**
Vacancy (3%):	**$28,369**
Total Estimated Expenses:	**$439,364**



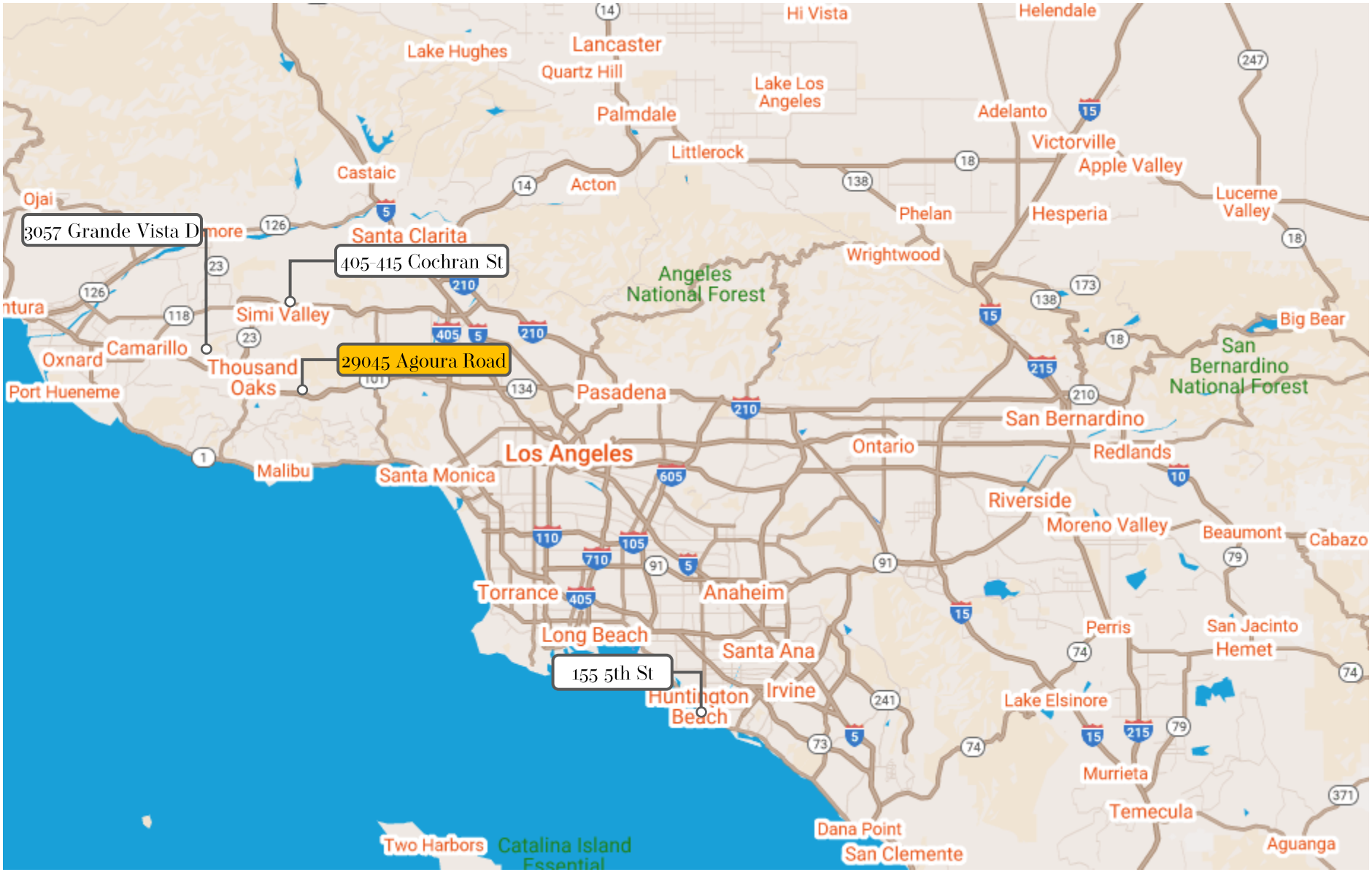
MARKET COMPARABLES

29045 AGOURA ROAD

SALES COMPARABLES

		ADDRESS	BUILT	GROSS SF	LOT SIZE	SALE DATE	PRICE	PRICE/BLDG SF	PRICE/LAND SF
	1	**5th & PCH** 155 5th St Huntington Beach, CA 92648	2008	96,208	124,582	10/25/2019	$65,000,000	$676	$521.74
	2	**Simi At The Plaza** 405-415 Cochran St Simi Valley, CA 93065	1998	21,787	85,630	12/31/2019	$8,150,000	$374	$95.18
	3	**The Village at Newbury Park** 3057 Grande Vista Dr Newbury Park, CA 91320	2018	36,900	195,432	8/29/2019	$14,550,000	$394	$74.45
		AVERAGES		**51,632**	**135,215**			**$481**	**$230.46**
	S	**Agoura Oaks Town Square** 29045 Agoura Road Agoura Hills, CA 91301	1990	52,593	289,761		$17,950,000	$341	$64.09

SALES COMPARABLES



LEASE COMPARABLES

		Address	Building SF	Lease SF	Floor	Rent	Type
1		**29145 Canwood St** Agoura Hills, CA 91301	7,325	1,437	1st	$3.50 /SF	NNN
2		**29281 Agoura Rd** Agoura Hills, CA 91301	4,360	4,360	1st	$3.75 /SF	NNN
3		**28914 Roadside Dr** Agoura Hills, CA 91301	69,450	4,603	1st	$3.00 /SF $5.00 /SF	NNN
4		**5001-5033 Kanan Rd** Agoura Hills, CA 91301	29,376	2,400	1st	$2.75 /SF	NNN
		AVERAGE				**$3.60 /SF**	

LEASE COMPARABLES

MARKET OVERVIEW

29045 AGOURA ROAD

Agoura Hills California

Nestled at the northern edge of the beautiful and serene Santa Monica Mountains and the southern edge of the rolling Simi Hills, the City of Agoura Hills is a very quiet, friendly and family-oriented community. Boasting some of the few paths through the breathtaking Santa Monica Mountains to the paradise beaches of Malibu, and a carefully planned layout to maintain a harmonious balance between residential and business development, Agoura Hills is the ideal location for both raising a family and starting or growing a business.

With the quiet neighborhoods and rich history, Agoura Hills is among the most coveted areas to live in the U.S. and hosts the popular Great Race of Agoura. It is listed as one of SafeWise 50 Safest Cities, and has earned that reputation over years. Located just a short drive from the booming commercial areas and nightlife of Los Angeles, the thriving business districts and attractions of Thousand Oaks, and the world-renowned beaches and wineries of Malibu, work and play are never far away.

CONEJO VALLEY. PRIMED FOR BUSINESS.

Exceptional municipal services, high quality of life, convenient access, responsible growth and a diversified economy make Conejo Valley a highly desirable location for domestic international investment.

LOCATION SNAPSHOT

The Conejo Valley is one of the most affluent areas in the country. It was ranked as one of the top 100 places to live in the country by Money Magazine. The Conejo Valley is a stunning area surrounded by rolling hills, majestic oak trees, and open space.

ACCESSIBILITY

The valley is located about an hours drive north from Downtown L.A., 45 minutes south of Santa Barbara, and about 30 minutes east of Malibu and the ocean. The Valley is an ideal location to live, work, and visit.

CITIES IN CONEJO VALLEY

The Conejo Valley is made up of five main towns/cities: Westlake Village, Thousand Oaks, Oak Park, Agoura Hills, and Newbury Park. Lake Sherwood, which is its own unincorporated community, is also part of the Conejo Valley as well as a portion of the city of Calabasas. Boasting some of the finest weather in the country, the area provides a sunny, mild climate with the perfectly-timed ocean breeze.

EMPLOYMENT OPPORTUNITIES

Many high-tech companies, particularly those in biotechnology, including Amgen, Baxter, General Dynamics Corporation, and Rockwell International are prevalent in the area. It also includes many other tech corporations, especially dot com companies and telecommunications like Verizon and Verizon Wireless. It also is home to many healthcare and other various companies like WellPoint, J.D. Power and Associates, Volkswagen, Audi, THQ, SAGE Publications, MacTech and JAFRA Cosmetics.

DEMOGRAPHIC SNAPSHOT	
AVERAGE HH INCOME	**$151,067**
POPULATION	**64,339**
OWNER-OCCUPIED	**17,711**
BACHELOR'S DEGREE	**33%**
MEDIAN AGE	**44**

Economic Overview

BUSINESS ENVIRONMENT

Many high-tech companies, particularly those in biotechnology, including Amgen, Baxter, General Dynamics Corporation, and Rockwell International are prevalent in the area. It also includes many other tech corporations, especially dot com companies and telecommunications like Verizon and Verizon Wireless. It also is home to many healthcare and other various companies like WellPoint, J.D. Power and Associates, Volkswagen, Audi, THQ, SAGE Publications, MacTech and JAFRA Cosmetics.

Top Employers

1	Bank of America	873
2	Las Virgenes Unified School District	543
3	Teradyne	220
4	TouchCommerce	210
5	IBM Corporation	206
6	Farmers Financial Solutions	151
7	Zebra Technologies	147
8	Nationwide Medical	110
9	Wood Ranch	100
10	Sheraton Agoura Hills	82

DEMOGRAPHICS

	15 Miles		25 Miles		50 Miles		30 Min. Drive	
2020 Households by HH Income	**324,073**		**1,219,096**		**3,523,410**		**225,318**	
<$25,000	38,380	11.84%	178,358	14.63%	615,328	17.46%	29,069	12.90%
$25,000 - $50,000	44,041	13.59%	187,707	15.40%	638,424	18.12%	32,351	14.36%
$50,000 - $75,000	42,788	13.20%	172,519	14.15%	545,959	15.50%	31,758	14.09%
$75,000 - $100,000	41,226	12.72%	155,762	12.78%	455,826	12.94%	27,849	12.36%
$100,000 - $125,000	36,508	11.27%	129,208	10.60%	357,255	10.14%	25,728	11.42%
$125,000 - $150,000	26,286	8.11%	89,968	7.38%	235,208	6.68%	17,309	7.68%
$150,000 - $200,000	37,016	11.42%	117,092	9.60%	289,617	8.22%	24,153	10.72%
$200,000+	57,828	17.84%	188,484	15.46%	385,792	10.95%	37,102	16.47%
2020 Avg Household Income	**$125,272**		**$114,579**		**$99,086**		**$119,990**	
2020 Med Household Income	**$97,332**		**$86,390**		**$73,247**		**$92,488**	

	15 Miles		25 Miles		50 Miles		30 Min. Drive	
Total Consumer Spending	**$11B**		**$37.3B**		**$101.7B**		**$7.5B**	
Total Apparel	**$605.6M**	**5.53%**	**$2.1B**	**5.73%**	**$6.2B**	**6.06%**	**$415.1M**	**5.50%**
Women's Apparel	$250.9M	2.29%	$872.5M	2.34%	$2.5B	2.42%	$171.9M	2.28%
Men's Apparel	$135.6M	1.24%	$475.4M	1.28%	$1.3B	1.32%	$93M	1.23%
Girl's Apparel	$43.4M	0.40%	$155.8M	0.42%	$466.5M	0.46%	$29.7M	0.39%
Boy's Apparel	$28.7M	0.26%	$103.8M	0.28%	$313.8M	0.31%	$19.8M	0.26%
Infant Apparel	$23.5M	0.21%	$89.5M	0.24%	$266.5M	0.26%	$16.2M	0.22%
Footwear	$123.4M	1.13%	$439.9M	1.18%	$1.3B	1.29%	$84.4M	1.12%

Total Entertainment & Hobbies	**$1.6B**	**14.83%**	**$5.5B**	**14.71%**	**$14.4B**	**14.20%**	**$1.1B**	**14.87%**
Entertainment	$197.8M	1.80%	$642.1M	1.72%	$1.8B	1.79%	$134.7M	1.79%
Audio & Visual Equipment/Service	$341.7M	3.12%	$1.2B	3.24%	$3.3B	3.21%	$234.7M	3.11%
Reading Materials	$47.7M	0.44%	$162.3M	0.44%	$399.9M	0.39%	$33.1M	0.44%
Pets, Toys, & Hobbies	$251.7M	2.30%	$830.5M	2.23%	$2.1B	2.08%	$173M	2.29%
Personal Items	$786.9M	7.18%	$2.6B	7.08%	$6.8B	6.73%	$546.5M	7.24%

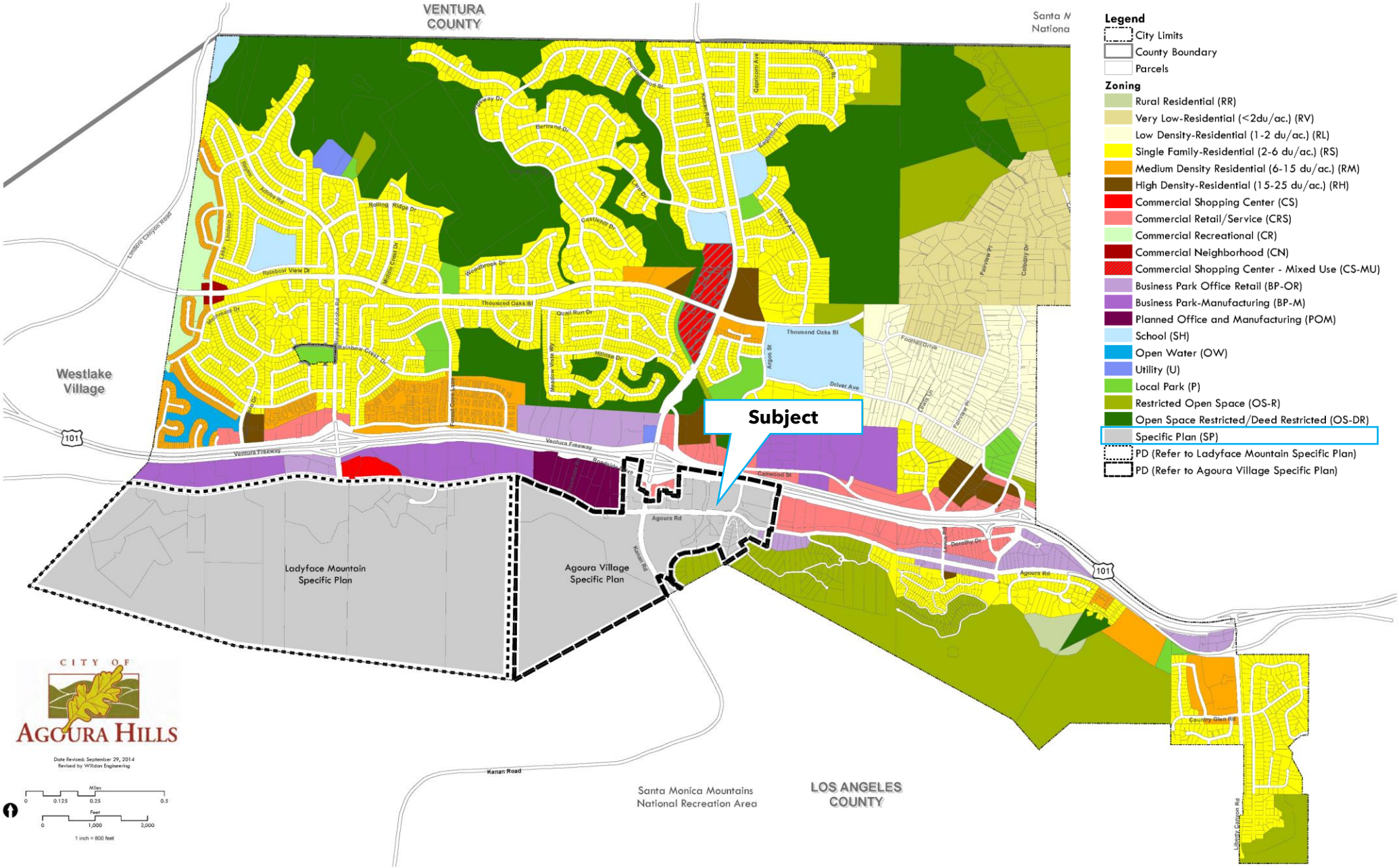
DEMOGRAPHICS

Total Food and Alcohol	**$2.8B**	**25.78%**	**$10B**	**26.94%**	**$28.2B**	**27.70%**	**$1.9B**	**25.83%**
Food At Home	$1.5B	13.80%	$5.4B	14.39%	$15.7B	15.40%	$1B	13.78%
Food Away From Home	$1.1B	10.20%	$4B	10.67%	$10.7B	10.52%	$774.1M	10.26%
Alcoholic Beverages	$194.8M	1.78%	$700.5M	1.88%	$1.8B	1.78%	$134.4M	1.78%
Total Household	**$1.8B**	**16.04%**	**$5.7B**	**15.36%**	**$14.9B**	**14.66%**	**$1.2B**	**16.07%**
House Maintenance & Repair	$285.3M	2.60%	$827.4M	2.22%	$2.2B	2.18%	$193M	2.56%
Household Equip & Furnishings	$651.3M	5.94%	$2.2B	5.91%	$5.8B	5.70%	$449.4M	5.96%
Household Operations	$583.7M	5.33%	$1.9B	5.17%	$5B	4.93%	$403.5M	5.35%
Housing Costs	$237.4M	2.17%	$769.3M	2.06%	$1.9B	1.85%	$166.2M	2.20%
	15 Miles		**25 Miles**		**50 Miles**		**30 Min. Drive**	
Total Transportation/Maint.	**$2.7B**	**24.72%**	**$9.1B**	**24.40%**	**$25.5B**	**25.02%**	**$1.9B**	**24.56%**
Vehicle Purchases	$1.1B	10.22%	$3.6B	9.62%	$10.2B	10.02%	$756.8M	10.03%
Gasoline	$821M	7.49%	$2.9B	7.73%	$8.3B	8.16%	$561.8M	7.45%
Vehicle Expenses	$116.6M	1.06%	$374.1M	1.00%	$930.4M	0.91%	$81M	1.07%
Transportation	$299.2M	2.73%	$1B	2.77%	$2.7B	2.65%	$210M	2.78%
Automotive Repair & Maintenance	$352.7M	3.22%	$1.2B	3.28%	$3.3B	3.28%	$242.7M	3.22%
Total Health Care	**$565.8M**	**5.16%**	**$1.9B**	**5.00%**	**$5B**	**4.96%**	**$389.4M**	**5.16%**
Medical Services	$337.8M	3.08%	$1.1B	3.01%	$3B	2.94%	$234M	3.10%
Prescription Drugs	$174.4M	1.59%	$561.9M	1.51%	$1.5B	1.52%	$118.8M	1.58%
Medical Supplies	$53.6M	0.49%	$182.7M	0.49%	$501.3M	0.49%	$36.6M	0.49%
Total Education/Day Care	**$871.3M**	**7.95%**	**$2.9B**	**7.85%**	**$7.5B**	**7.40%**	**$603.9M**	**8.01%**
Education	$532.9M	4.86%	$1.8B	4.87%	$4.7B	4.67%	$369.1M	4.89%
Fees & Admissions	$338.3M	3.09%	$1.1B	2.98%	$2.8B	2.73%	$234.8M	3.11%

ZONING OVERVIEW

29045 AGOURA ROAD

ZONING MAP


CITY OF AGOURA HILLS ZONING MAP
Legend
City Limits
County Boundary
Parcels
Zoning
Rural Residential (RR)
Very Low-Residential (<2du/ac.) (RV)
Low Density-Residential (1-2 du/ac.) (RL)
Single Family-Residential (2-6 du/ac.) (RS)
Medium Density Residential (6-15 du/ac.) (RM)
High Density-Residential (15-25 du/ac.) (RH)
Commercial Shopping Center (CS)
Commercial Retail/Service (CRS)
Commercial Recreational (CR)
Commercial Neighborhood (CN)
Commercial Shopping Center - Mixed Use (CS-MU)
Business Park Office Retail (BP-OR)
Business Park-Manufacturing (BP-M)
Planned Office and Manufacturing (POM)
School (SH)
Open Water (OW)
Utility (U)
Local Park (P)
Restricted Open Space (OS-R)
Open Space Restricted/Deed Restricted (OS-DR)
Specific Plan (SP)
PD (Refer to Ladyface Mountain Specific Plan)
PD (Refer to Agoura Village Specific Plan)
VENTURA COUNTY
Westlake Village
Subject
Ladyface Mountain Specific Plan
Agoura Village Specific Plan
Santa Monica Mountains National Recreation Area
LOS ANGELES COUNTY
Kanan Road
Agoura Road
Ventura Freeway
101
CITY OF AGOURA HILLS
Date Revised: September 29, 2014
Revised by Willdan Engineering
Miles
0 0.125 0.25 0.5
Feet
0 1,000 2,000
1 inch = 800 feet

AGOURA VILLAGE SPECIFIC PLAN

Introduction

The Agoura Village Specific Plan (the Plan) is the result of a long range planning effort launched by the City of Agoura Hills that will lead to the revitalization, the appropriate use, and the beautification of the Agoura Village (the Village) area. The Specific Plan area is located about half way between Westlake Village and Calabasas just off of Highway 101 within the City of Agoura Hills. The Specific Plan area runs along both sides of Agoura Road, one block west of Kanan Road to approximately two blocks east of Cornell Road.

Roadside Drive and Highway 101 border much of the area to the north and open space borders the south (Refer to Figure 1.1 - Context Map.) The Agoura Village area is presently characterized by a mix of land uses and parcels of various shapes and sizes–some viable, some marginal–but with little sense of place and cohesion

Purpose

The Agoura Village Specific Plan is a comprehensive document that clearly identifies the vision for the planning area, articulates economic goals, provides regulations and guidelines for new development and redevelopment, traffic, regulatory, and physical issues. It establishes a framework for development within the area, with a logical system of circulation and parking, improvements to the streetscape, and a cohesive set of public improvements that will lead to the creation of a true pedestrian-friendly sense of place in the Village.

This Plan allows for more flexibility than what is presently allowed by City zoning regulations and requires more unique developments than those anticipated under existing rules and procedures. It establishes appropriate land uses, urban design concepts, architectural design guidelines, and sets into place regulations to implement the "vision."

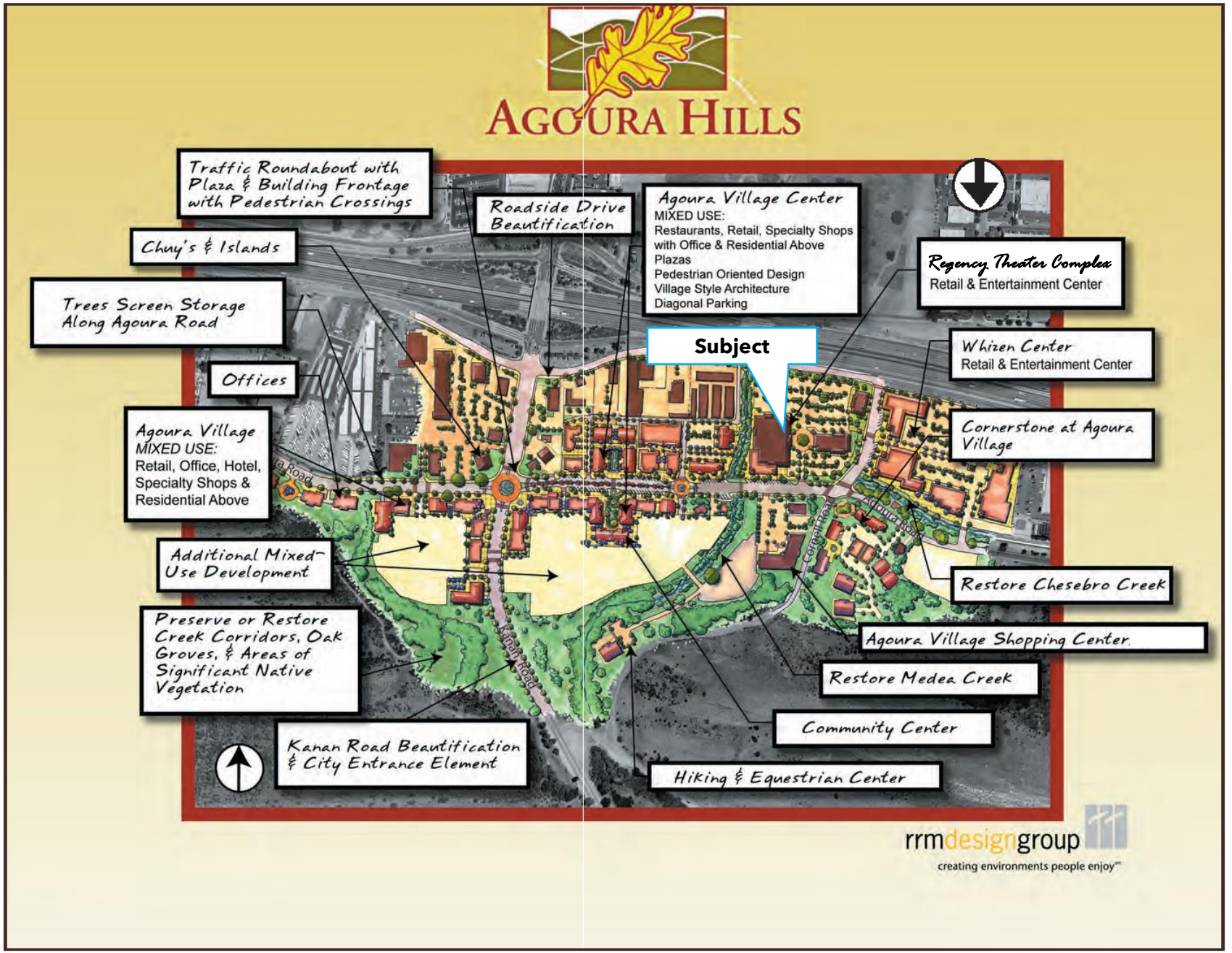
An Environmental Impact Report (EIR) has been prepared to evaluate environmental impacts of future development in the Specific Plan area and to mitigate the impacts of development.

Planning Principles

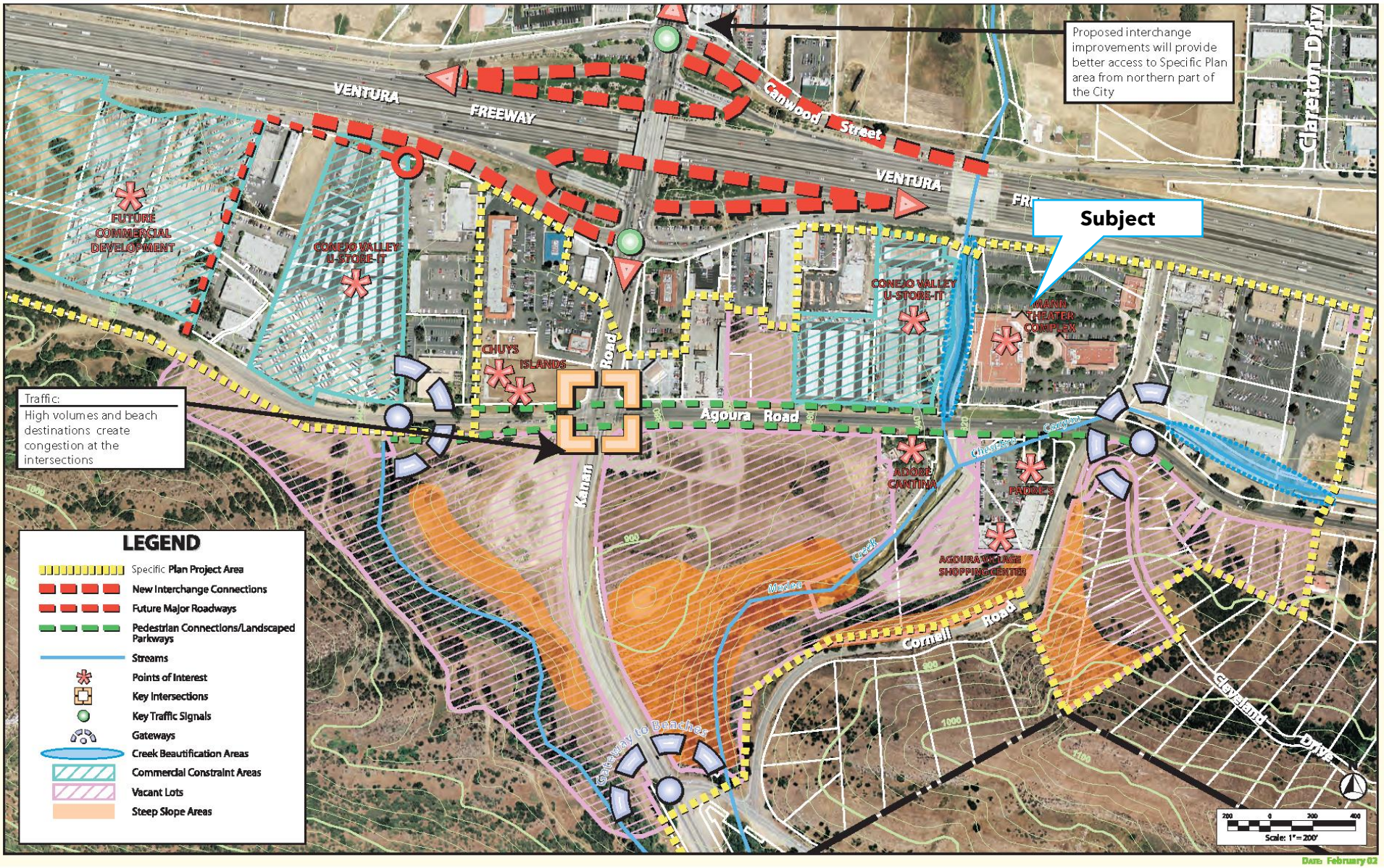
As part of the visioning process a number of planning principles and design concepts were considered and implemented. They include mixed-use development, urban and environmental design, pedestrian orientation, circulation and parking, and natural resource protection. Mixed-use Development A cornerstone of the Agoura Village Specific Plan is achieving diversity and character through a mixed-use Village environment. Mixed land uses are critical to achieving great places in which people can live, work, and play. A mixing of uses helps to add variety and vitality to commercial centers, neighborhoods, and streets. It also makes a place more attractive and interesting, contributing to a balance of different types of activities and creates a place that does not become deserted after work hours.

CLICK TO VIEW FULL REPORT

AGOURA VILLAGE VISION



OPPORTUNITIES & CONSTRAINTS



EXISTING CONDITIONS

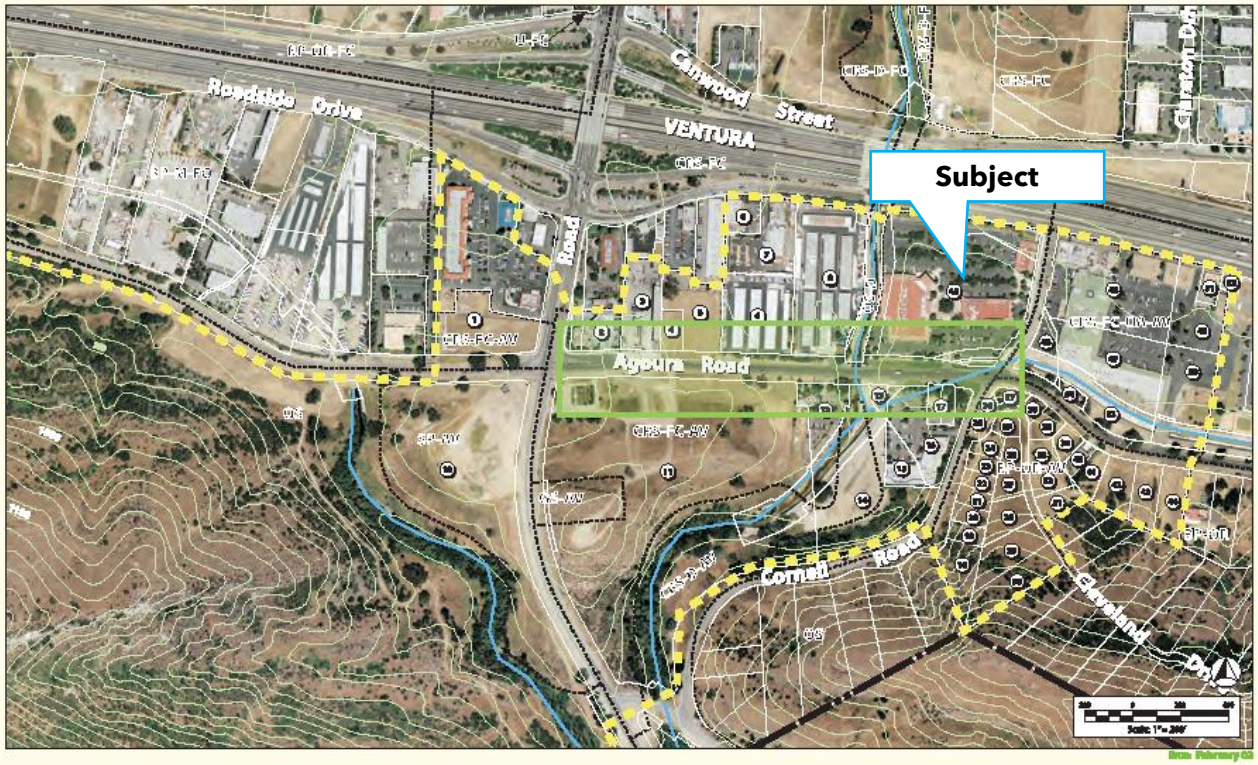
AGOURA VILLAGE

1 West View from Kanan Intersection

2 East View Right of way on north side of Agoura Rd

3 Southeast View existing landscaped buffer between Agoura Rd and storage units

4 Southeast view vacant property and oak trees at Terrace Creekside



- Master Plan Project Area
- Zoning Boundaries
- Streams

1. Agoura Point (Patricia Kanan)
2. USA Gas Station (Patricia Kanan)
3. Agoura Building Materials (Packard Family Ltd)
4. Vacant Land (LA County Consolidated Fi Re Pro Dis)
5. Vacant Land (Artinian Avedis A & Family Trust)
6. Conejo Valley U-Store-It
7. ACE Roadside Lumber (Michael Tuchman)
8. Old City Library
9. Conejo Valley U-Store-It
10. Vacant Land (Terrace Creekside)
11. Vacant Land (Shuman Associates)
12. Adobe Cantina Restaurant (Bruce Whizin)
13. LA County Flood Control Area
14. LA County Flood Control Area
15–16. Hamburger Hamlet Center (Alan Clammer)
17. Padri's Restaurant (Polevoi 1998 Trust)
18–39. Vacant Land (Cornell Road Fund Xx Amcal)
40. Single Family Residence (Elizabeth Edmondson)
41–44. Vacant Land (Cornell Road Fund Xx Amcal)
45. Regency Theater
46–48. Whizin's Center (Arthur N & Shirley Whizin 46)
47–50. Whizin Foundation
51. Shady Lane Antique Mall (A.T. & Josephine Saltzer)
52. Vacant Land
53. LA County Flood Control Area
54. Las Virgenes Municipal Water District Building

Agoura Road Photo Survey

8 Northeast View vacant property at north side of Agoura Rd between Conejo Valley U Store it and Agoura Bldg. materials

3 East View Regency Theater Center entry drive and intersection at Cornell Rd

5 North View Entry to boat storage at Conejo Valley U-Store-it

6 East View Agoura Building Materials entry drive

7 South view LA County Flood Control Area

8 South view Medea Creek on south side of Agoura Rd.

10 West View looking west on Agoura Rd on east side the bridge

4 Northwest View pedestrian path adjacent to Regency Theater and Agoura Rd.

11 South view Agoura Village Shopping Center

12 South View Cornell Rd/ Agoura Rd intersection

AGOURA VILLAGE SPECIFIC PLAN
Existing Conditions Analysis

Agoura Oaks Town Square

29045 AGOURA ROAD AGOURA HILLS, CA

FEDER & ASSOCIATES
COMMERCIAL REAL ESTATE