

3180 WILLOW LANE

THOUSAND OAKS, CA 91361



Jones Lang LaSalle Brokerage, Inc. RE License #01856260



3180 WILLOW LANE

PROPERTY HIGHLIGHTS

- Recently remodeled, multi-tenant medical outpatient building
- Vibrant ecosystem of existing medical practices
- Convenient access from the 101 Freeway
- Ample (5+/1,000), free surface parking surrounding the building
- Professionally owned and managed by Anchor Health Properties

AVAILABILITIES

1st FLOOR

Suite 100	2,325 SF	Ground floor suite with prime corner location near building entry.
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Suite 112	859 SF	Efficient suite with 3 exam rooms.
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2nd FLOOR

Suite 200	3,178 SF	Large corner suite with lots of natural light and a functional existing clinic layout.
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Suite 204	1,182 SF*	Spec suite coming soon!
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Suite 206	861 SF*	Small suite that is ready for a new build-out.
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*Suites 204 & 206 can be combined for 2,043 SF.

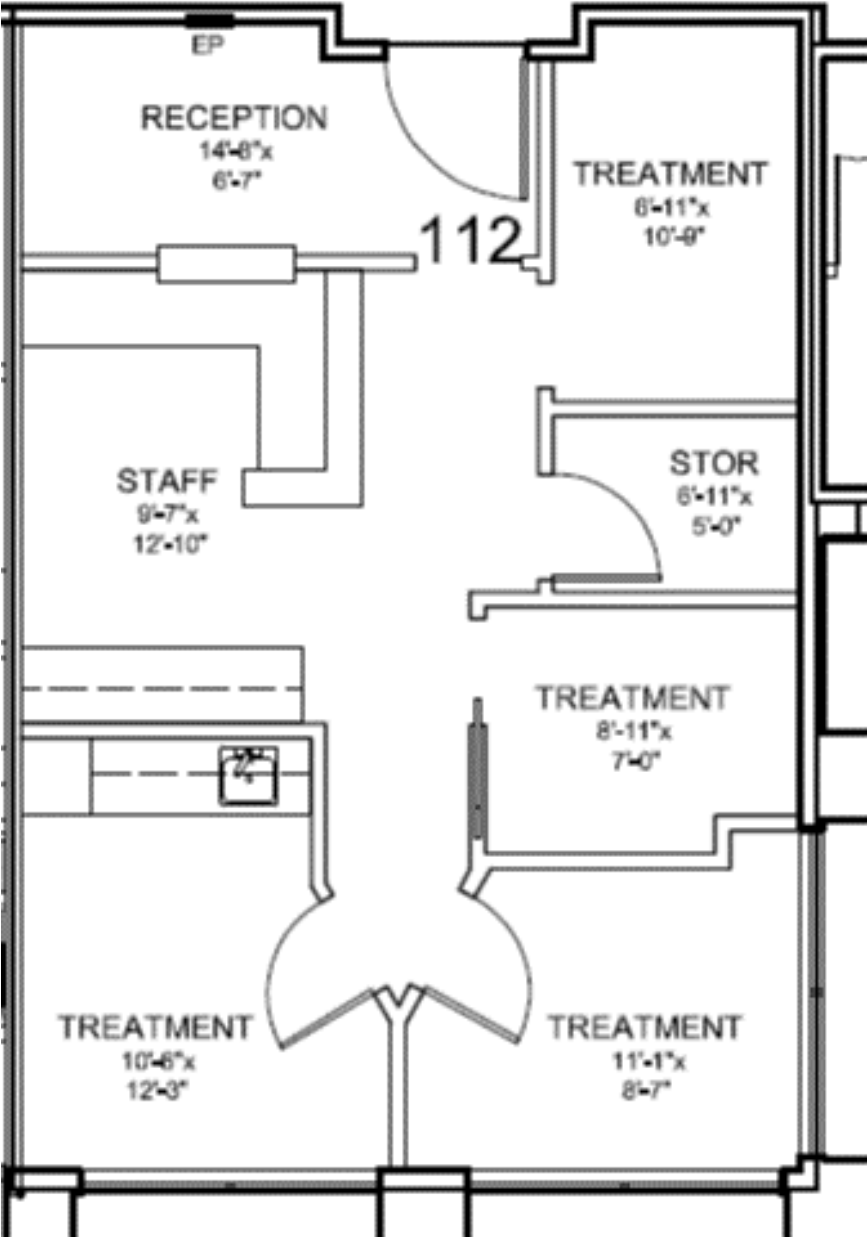
DEMOGRAPHICS



	1 Mile	3 Mile	5 Mile
Population	10,364	48,158	132,289
Percentage of Population with Insurance	79%	77%	79%
Median Population Age	45.8	46.7	45.0
Percentage of Population 65+	23%	23%	20%
Average Annual Healthcare Spend	\$9,089	\$10,107	\$10,089
Median Household Income	\$100,370	\$114,091	\$117,465

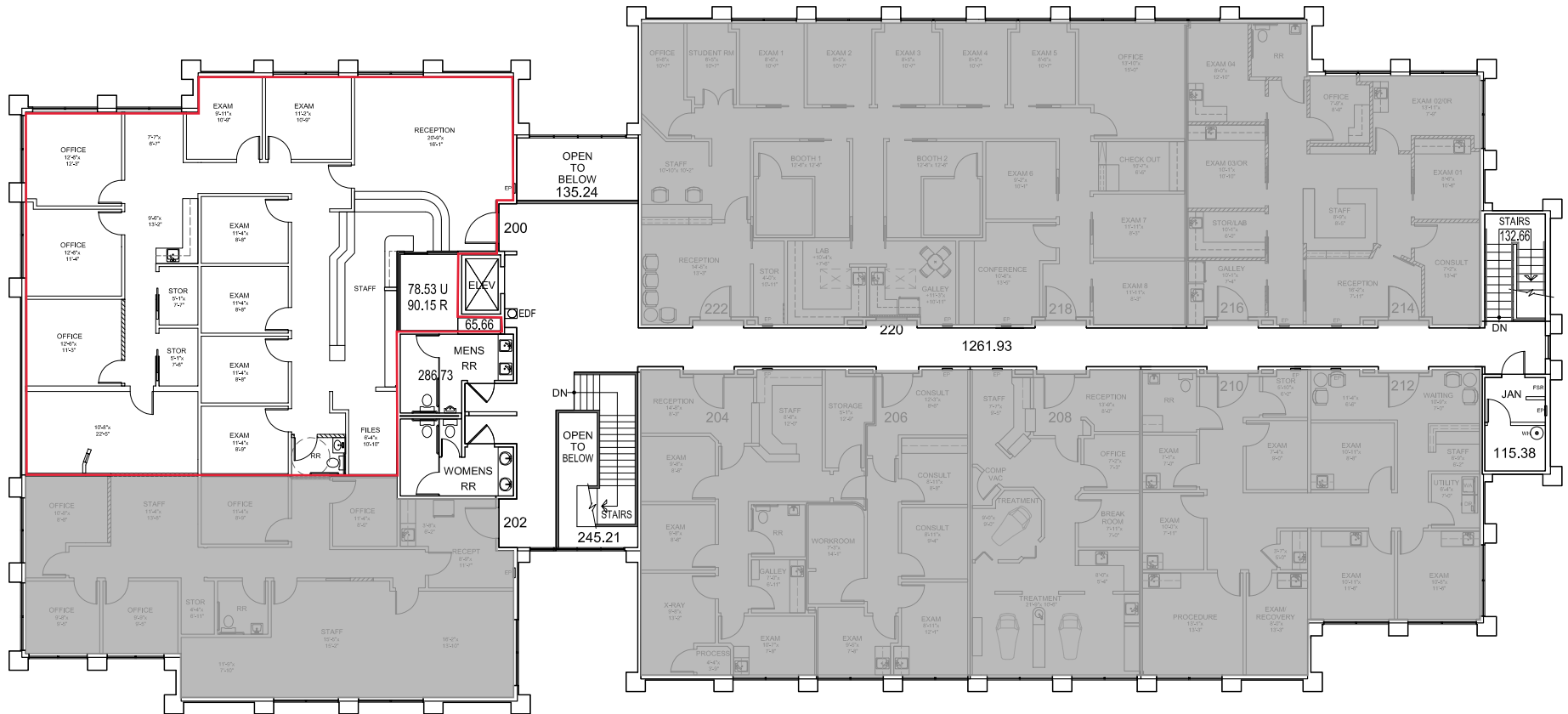
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FLOOR PLAN | SUITE 112



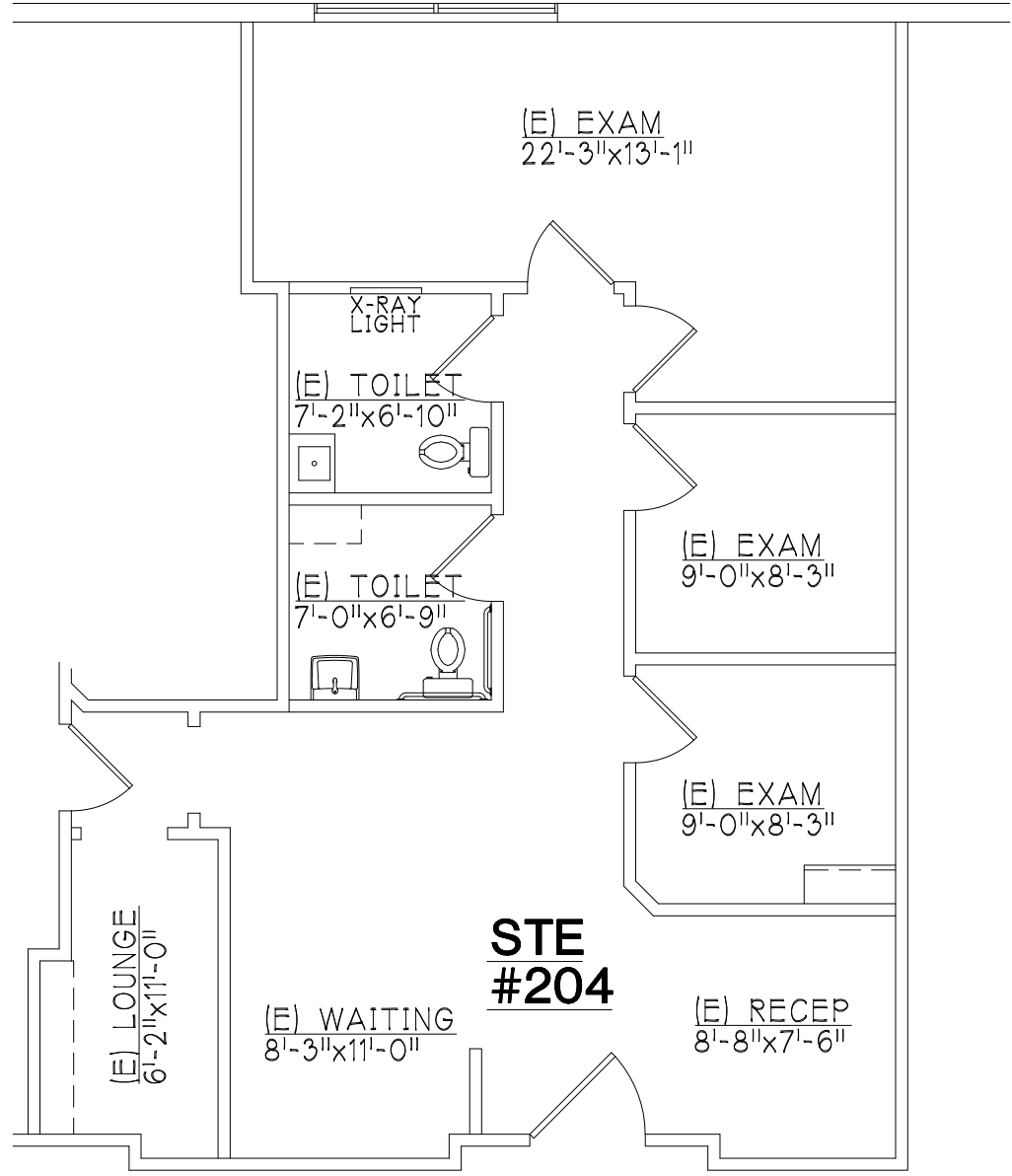
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FLOOR PLAN | SUITE 200



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FLOOR PLAN | SUITE 204



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