



PROJECT FACTS

GLA: 184,000 SF

- ▶ Dominant community center, well located at the heavily traveled intersection of Victory Boulevard and Tampa Avenue
- ▶ Center features a high percentage of national and regional tenants
- ▶ Demographics show dense population with strong incomes

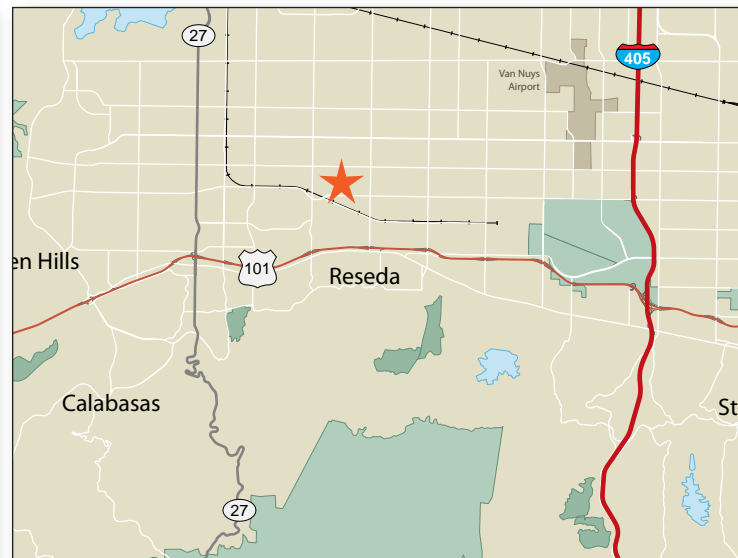
FEATURED TENANTS

Vons, Ross Dress for Less, CVS/pharmacy, Party City, Big 5, Starbucks, Dollar Tree, Chase Bank, Carl's Jr, Fab's Hot Dogs, New Star, Unleashed by Petco

2016 DEMOGRAPHICS

	Population	Avg HH Income	Households
1 mile	21,776	\$85,414	6,784
3 mile	251,192	\$86,341	87,056
5 mile	469,538	\$95,980	162,745

2016 ESRI



LOCATION

NW corner of Victory Boulevard & Tampa Avenue

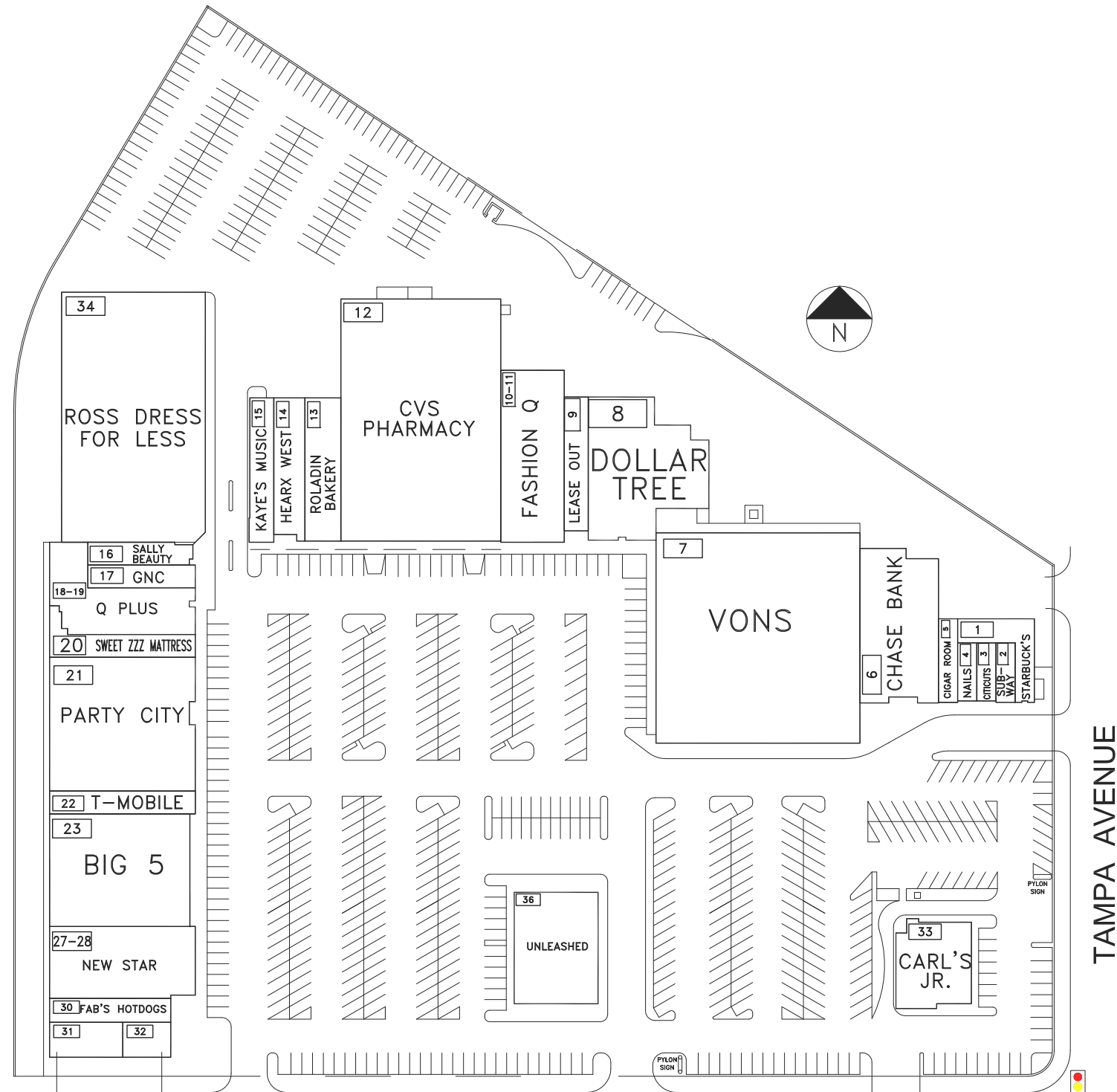
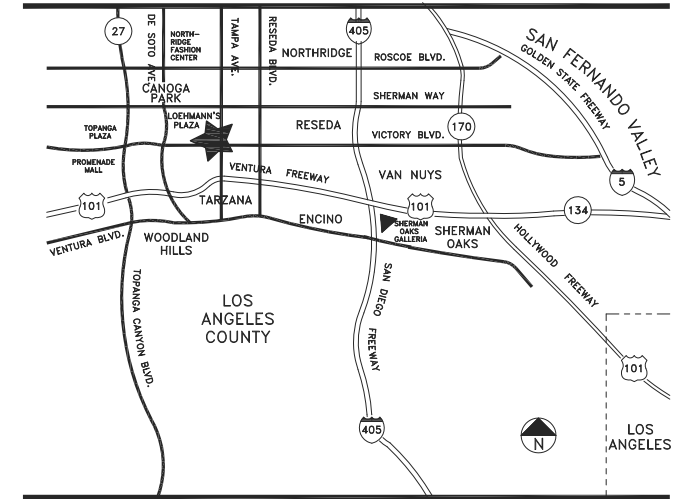
LEASING CONTACT

Grace Imamura | 310.228.2965 | GImamura@combined.biz
CA BRE ID 01171923



VICTORY + TAMPA

NWC TAMPA AVENUE & VICTORY BOULEVARD, RESEDA, CALIFORNIA



VICTORY BOULEVARD LEASING PLAN

THE SHOPPING CENTER LAYOUT SHOWN IS PRELIMINARY AND SUBJECT TO MODIFICATION AND REVISION. NO REPRESENTATION IS MADE AS TO OCCUPANCY. TYPES OF BUSINESS OR TENANT SHOWN ON SAME. THIS DRAWING IS ALSO SUBJECT TO CHANGE, REVIEW AND APPROVAL OF ALL GOVERNMENTAL AUTHORITIES. ADDITIONAL BUILDINGS OR STRUCTURES MAY BE BUILT OR ADDED AND EXISTING BUILDINGS OR STRUCTURES MAY BE REMOVED, SHELTERED OR OTHERWISE MODIFIED AND THE LANDSCAPING AND PARKING LAYOUT IS SUBJECT TO CHANGE.

50' 100'

APPROX. SCALE

TENANT ROSTER

1	STARBUCKS	1,726 SF	17	GNC	1,710 SF
2	SUBWAY	1,031 SF	18-19	Q PLUS	5,118 SF
3	CITICUTS	800 SF	20	SWEET ZZZ MATTRESS	2,603 SF
4	CARNATION NAILS	800 SF	21	PARTY CITY	13,200 SF
5	CIGAR ROOM	1,120 SF	22	T-MOBILE	2,185 SF
6	CHASE BANK	7,800 SF	23	BIG 5	10,826 SF
7	VONS	29,920 SF	27-28	NEW STAR	7,200 SF
8	DOLLAR TREE	9,840 SF	30	FAB'S HOTDOGS	2,000 SF
9	LEASE OUT	2,185 SF	31	DENTAL OFFICE	1,800 SF
10-11	FASHION Q	7,685 SF	32	PIZZA HUT	1,200 SF
12	CVS PHARMACY	26,945 SF	33	CARL'S JR.	4,100 SF
13	ROLADIN BAKERY	3,413 SF	34	ROSS DRESS FOR LESS	25,000 SF
14	HEARX WEST	3,154 SF	36	UNLEASHED	6,510 SF
15	KAYE'S MUSIC	2,280 SF			
16	SALLY BEAUTY	1,710 SF			

PARKING PROVIDED =	
PARKING REQUIRED =	
GLA AS PER RENT ROLL =	183,865 SF
ZONED =	C-2
REV. DATE =	03.28.17
PLOT DATE =	03.28.17

VICTORY + TAMPA

19305 TAMPA AVENUE
RESEDA, CALIFORNIA 91335



COMBINED PROPERTIES INCORPORATED

9320 Wilshire Boulevard
Suite 310
Beverly Hills, CA 90212
(310) 205-9616
FAX (310) 228-2160