

Platt Village

NEC of Victory Boulevard and Platt Avenue

Drive-Thru, Restaurant, Shop & Junior Anchor Space
From 1,140 SF - 17,250 SF

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JLL

PROPERTY HIGHLIGHTS

Platt Village in West Hills, CA is a thriving neighborhood center that is ranked in the top 97th percentile of grocery/convenience anchored centers in California. Anchored by the highly successful Pavilions [ranked 2/26 in CA, (Placer.ai, 2026)], this center boasts multiple national credit operators and offers excellent convenience and service options for the dense residential population in the trade area. The newly remodeled center offers a food and beverage placemaking zone and redesigned shop and junior anchor space.





- Retail spaces and new to market 2,079 SF, freestanding drive-thru building opportunity available in West Hill's most prominent daily needs center
- Generous surface level parking lot with a parking ratio of approximately 4.7/1,000 SF
- Located at highly trafficked intersection of Victory Blvd and Platt Ave with exposure to more than 44,000 CPD
- Recent facade remodel completed in 2025
- Food Court remodel includes upgraded facade signage opportunities, extended patios, and shared outdoor seating

SIZE
131,762 SF

PARKING
630 Parking Stalls

AVAILABILITY
Now Available

CARS PER DAY
+44,000

IDEAL USE
Drive Thru
Quick Service Restaurant
Retail



SITE PLAN



Unit#	Tenant	SF
6534	Vons Pavilions	
6528	Club Pilates	
6524	Nothing Bundt Cakes	
6520	Available	1,634
6516	Starbucks Coffee	
6512	Sally Beauty	
6510	Leslie's Pool	
6490	Available	2,080
6454	Dollar Tree	
6450	Yozen Frogurt	
6448	H&R Block	
6446	Pacific Dental	
6444	Bagelicious	
6442	UPS Store	
6436-40	Exer Urgent Care	
6432-34	West Hills Animal Hospital	
6428	Available **(divisible - A/B)**	3,076
6424	Available	1,140
6422	Baskin Robbins	
6420	Available	1,525
6418	Optometrist	
6416	Great Clips	
6414	Lucky Nails	
6412	AT&T Cell Tower Control	
6410A	Lease Pending	
6410B	Available	8,625
6402	Available	2,079
6400	Chase Bank	
6430	El Pollo Loco	
6460	Wells Fargo	

QSR Focused

Retail/Service Focused

Rare Drive-Thru Pad Opportunity









- Freestanding existing drive-thru: a scarce asset in West Hills, and the San Fernando Valley as a whole.
- 2,079 SF building offers standalone visibility, signage, and identity within an established neighborhood center.
- The building is immediately visible to more than 44,000 CPD making it a highly desirable branding opportunity.

Facade Remodel & Improved Outdoor Patio Area



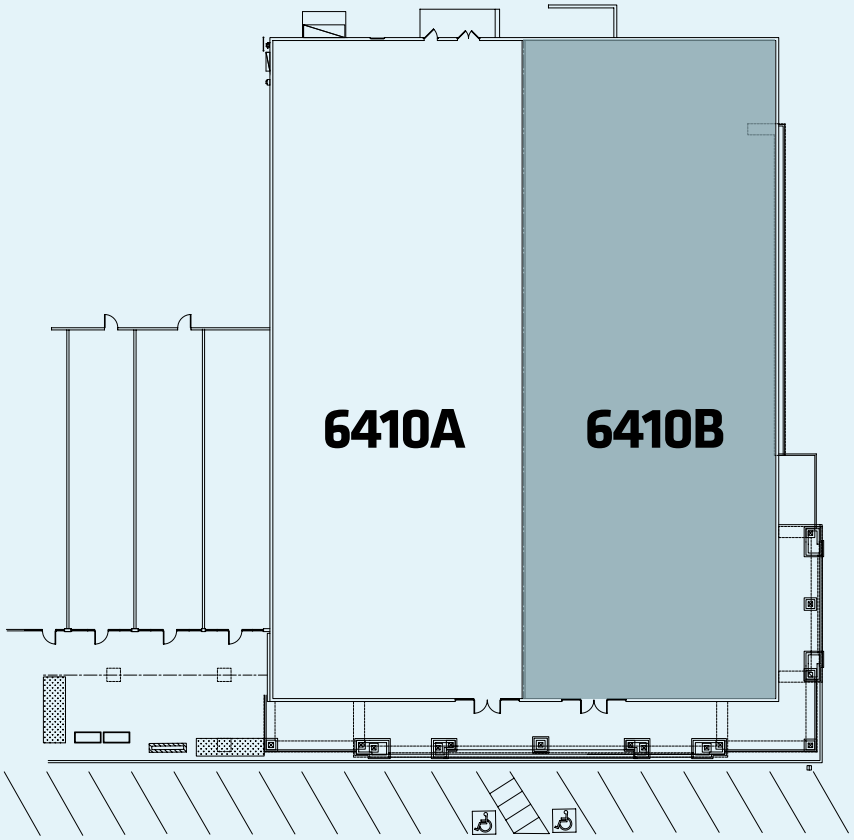






- Restaurant opportunities available in new place-making remodel
- Newly installed 2,500 gallon grease interceptor available for food users
- Improved facade signage

Demising Plan 6410A & 6410B







MARKET OVERVIEW

	1 MILE	3 MILES
POPULATION	16,779	132,527
MEDIAN AGE	44	41.5
AVERAGE HOUSEHOLD INCOME	$190,808	$164,119
AVERAGE HOUSEHOLD SIZE	2.8	2.5
MEDIAN HOME VALUE	$1.01 M	$1.07 M
TOTAL CONSUMER SPENDING	$767.81 M	$5.97 B

Soucre: Sites USA, 2026







AREA MAP


UCLA Health
West Valley Medical Center
1.1 M Visits
900+ Employees
Pomela Community Charter Elementary School
Chaminade Prep High School
Circle Blvd
Platt Village
PAVILIONS
exer URGENT CARE
DOLLAR TREE
NOTHING BUNDT CAKES
CLUB PILATES
SALLY BEAUTY
Pollo Loco
CHASE
1.5 mi Radius
Haynes Charter for Enriched Studies
Lockhurst Drive Charter Elementary School
St. Bernardine of Siena School
Hale Charter Academy
El Camino Real Charter HS
Platt Ave
Platt Ave 24,000 CPD
Victory Blvd 20,000 CPD
Fallbrook Center
TRADER JOE'S
Ralphs
Walmart
TJ maxx
TARGET
Welby Way Elementary School
Enaida Way Elementary School
Sherman Way
Pride Center
HomeGoods
FLOOR & DECOR
Woodlake Ave Elementary School
Burbank Blvd
Ralphs Center
Ralphs
ATHLETIC SOCIETY
Kadima Day School
West Valley Christian School
Fallbrook Ave
Del Toledo High School
Hamlin Charter Academy
Woodland Hills Private School
Topanga Mountain School
Ivy Academia Entrepreneurial School
REI
STAPLES
JOEY RESTAURANTS
CAVA
COSTCO WHOLESALE
Total Wine & More
Shoup Ave
Canoga Ave
De Soto Ave
Mason Ave
Canon Park Elementary School
Sherman Way
Canoga Park High School
Westfield Topanga
HERMES PARIS
GUCCI
ROLEX
Dior
TIFFANY & Co.
Cartier
Victory Blvd
Nordstrom Rack Center
NORDSTROM RACK
Saks OFF 5TH
LA FITNESS
FISH GRILL
jamba
Burbank Blvd
101
27
N

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