

NEW OWNERSHIP

# AGOURA GATEWAY

28632 AGOURA ROAD | AGOURA HILLS | CALIFORNIA



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## PROPERTY HIGHLIGHTS

- 2-Story Class 'A' Building ±95,000 Square Feet
- On-Site Management - ZDI, Inc.
- Spectacular Window Lines and Agoura Hills Scenic Views
- Recent Full Renovations to All Lobbies and Common Area Hallways
- Close to Many Diverse Places to Eat and Bank
- Fiber Available
- Visible From and Great Access to the 101 Freeway
- Abundant Surface Parking Spread Out Around the Building (3.5/1000)

[CLICK TO PLAY SPEC SUITE VIDEO TOUR](#)

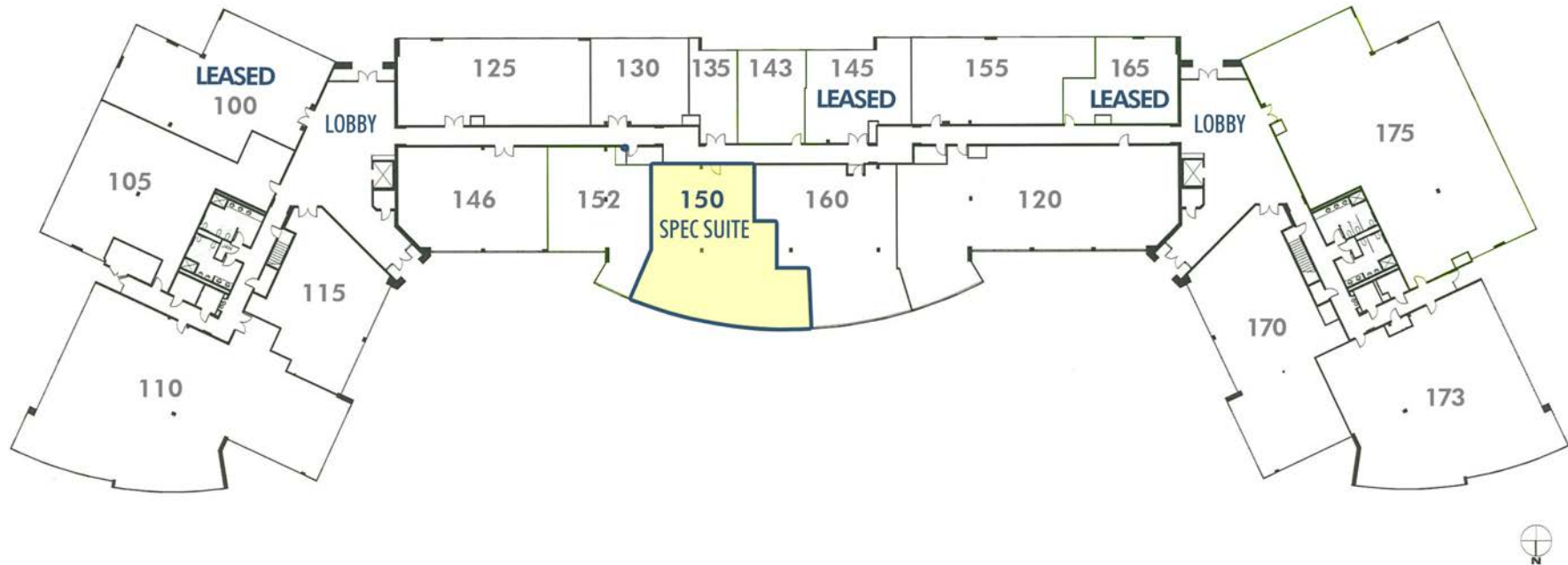


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## FIRST FLOOR AVAILABILITY

SUITE	SQ. FT.	RATE	DIVISIBLE	AVAILABILITY
150	2,666 RSF	\$2.35 FSG	No	



\*Not to scale

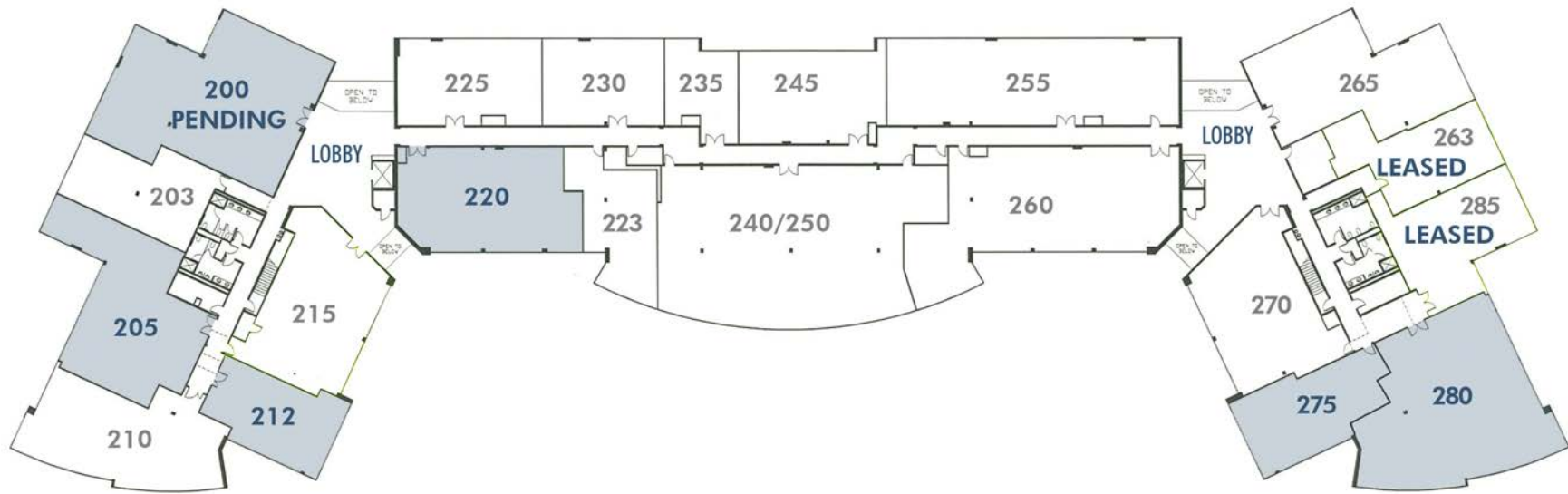
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## SECOND FLOOR AVAILABILITY

SUITE	SQ. FT.	RATE	DIVISIBLE	AVAILABILITY
200	3,438 RSF	\$2.35 FSG	NO	PENDING
205	2,509 RSF	\$2.35 FSG	NO	VACANT
212	1,335 RSF	\$2.35 FSG	NO	VACANT
220	2,298 RSF	\$2.35 FSG	NO	VACANT
275	1,694 RSF	\$2.35 FSG	NO	VACANT
280	3,212 RSF	\$2.35 FSG	NO	VACANT
280/275	4,908 RSF	\$2.35 FSG		VACANT



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**Do it Center** **WOOD RANCH** **the Canyon** **YAMATO** **AGOURA**  
**LEMON TREE** **NUMERO UNO** **TIFA** **CHOCOLATE** Carrara Pastries  
**BLUE TABLE** **Hugo's** **ELATA** **AGOURA**  
**sole soups** **RESTAURANT** **ANTIQUE MART**  
**MIXT** **FARMERS** **CTS** **AGOURA**  
**BOXING**

**LA-Z-BOY** **Fabio&co**  
**dioji** **MALIBU WINES** **Alliance**  
**76** **Shell** **Chevron**  
Montessori School

**TAVERN 101** **ROAD BEAR**  
**AMERICAN GRILL** **WICKMANS FURNITURE**

**SUBJECT**  
**AGOURA GATEWAY**  
28632 Roadside Dr.  
Agoura Hills, CA

**REGENCY THEATRES** **ROADSIDE** **BEAR DOVE** **BURGER KING**  
**SUSHI SU** **Adobe** **USA GASOLINE** **Pollo Loco**  
**U-STORE-IT** **jiffy lube** **FedEx**

**IHOP** **ISLANDS**  
**Nick Rail** **MUSIC**  
**Jack** **BIKRAM YOGA** **Chevron**

**COMING SOON**  
**LA FITNESS** **COURTYARD**

**Sit'n Sleep** **Reeds** **VIDEO & AUDIO CENTER**  
**Pacific Patio** **Revolution Fitness** **destination**  
**Select Bed** **ETHAN ALLEN**



Canwood St

Agoura Rd

Ventura Fwy

Kanam Rd



**NW RUGS** **UNITED STATES POSTAL SERVICE** **G** **FARMERS**  
**U-HAUL** **State Farm** **TUTOR TIME**  
**PRECISION CROSSFIT** **simply young**

**Agoura High School**

**TRADER JOE'S** **Habit** **HOMWOOD SUITES** **PIZZA ISLAND**  
**by savvy** **WILDFLOUR** **Urbane Cafe** **JINKY'S CAFE**

**McDonald's** **Shell** **RAKU SUSHI**  
**AGOURA MUSIC** **Lal Mirch**  
**Indian Restaurant**

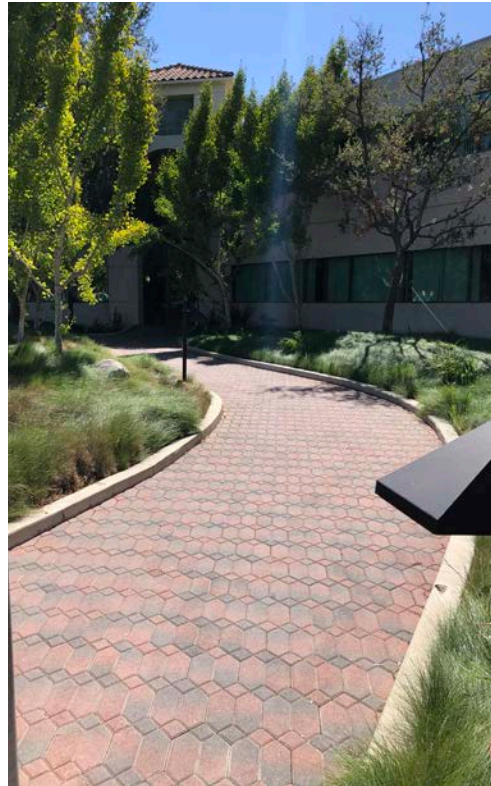
**Ralphs** **Marias** **FARMERS MARKET** **Vincitore** **POSTALANNEX**  
**STARBUCKS COFFEE** **Pizza Hut** **Carla Jr.** **WELLS FARGO** **the Village bakery** **RE PLANET** **West O**  
**YUM YUM DONUTS** **UnionBank** **citibank** **OneWest Bank** **GNC**

Kanam Rd  
E Thousand Oaks Blvd

**VONS** **CVS** **RITE AID** **STARBUCKS COFFEE** **TACO BELL** **UPS** **PetCareRx**  
**ferum fitness** **Bank of America** **Great Clips** **BR** **gandall** **The Largo Kto**  
**LADYFACE Laundry** **小四川** **SUBWAY** **usbank** **CHASE**

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