

# The Summit at Calabasas

Calabasas, CA

3,043 SF (Divisible) Retail/Service  
Freestanding Restaurant Pad Opportunities (1,917 SF & 2,128 SF)  
with  $\pm$  1,000 SF Patio with Fire Pit

## FOR LEASE



# EREWHON

## ORGANIC GROCER & CAFE



**Bob Haas**  
805.449.1804 ext. 103  
rhaas@cypress.net  
License No. 00870324

**Matt Haas**  
805.449.1804 ext. 106  
mhaas@cypress.net  
License No. 01970296

**Ilona Uribe**  
805.449.1804 ext. 101  
ilona@cypress.net  
License No. 01919161

PARTNER **XTEAM**  
RETAIL ADVISOR



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## Property Highlights

- Approximately 1,917 SF & 2,128 SF freestanding restaurant pad opportunities with approximately +/- 1,000 SF patio with fire pit, and 3,043 SF of retail space
- Approximately 173,000 CPD on the 101 Freeway at Lost Hills Road
- Average Household Income (Trade Area Polygon): \$171,131
- Highly visible and easily accessed from the 101 Freeway at Lost Hills Road and Las Virgenes Road

## Co-Tenants



Coming Soon

Calabrese Café



*My Day*  
Spa and wellness  
Massage Beauty & Health

currying  
FLAVORS  
FRESH MODERN INDIAN



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Close-Up Aerial



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## Site Plan



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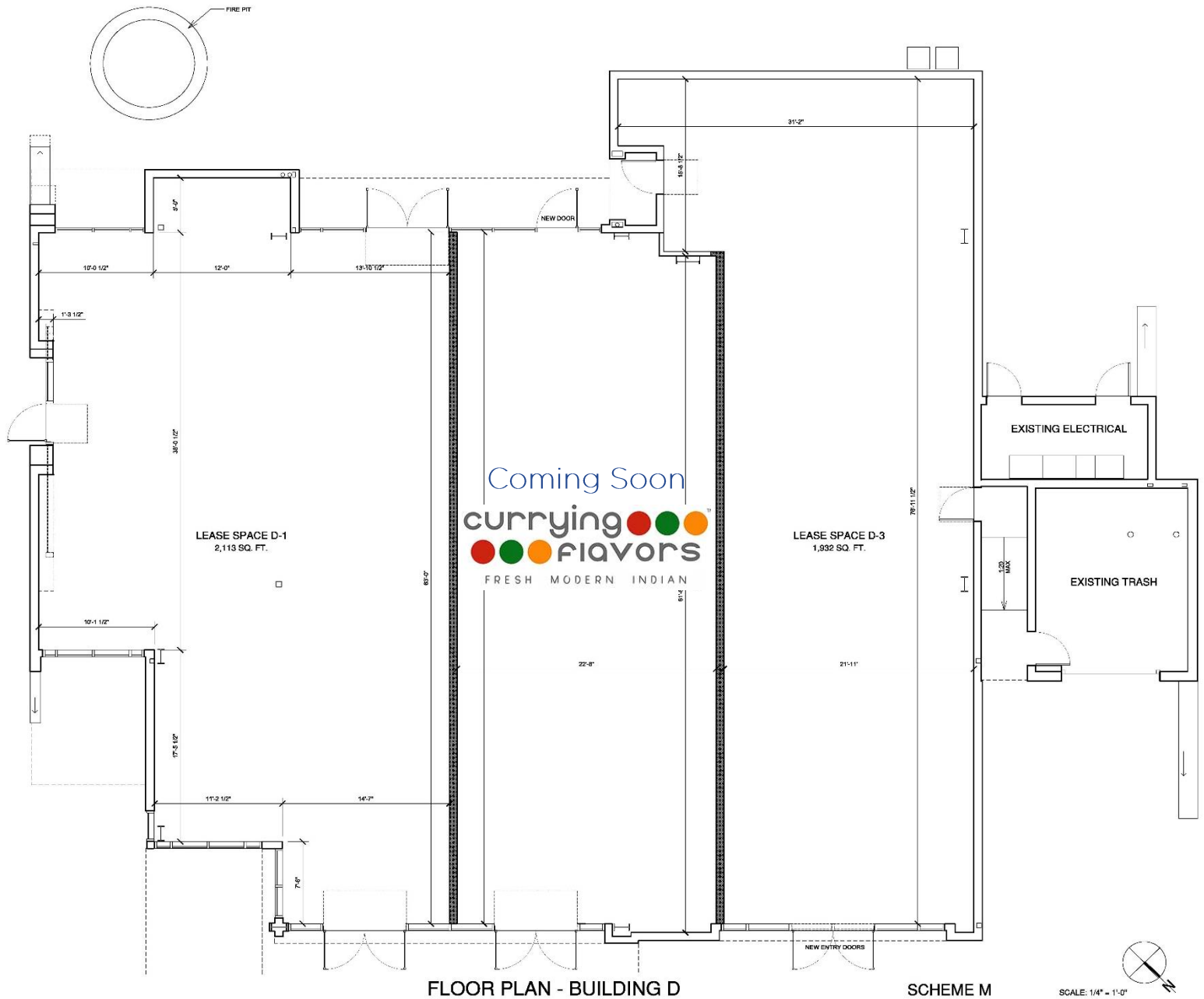
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## Floor Plan



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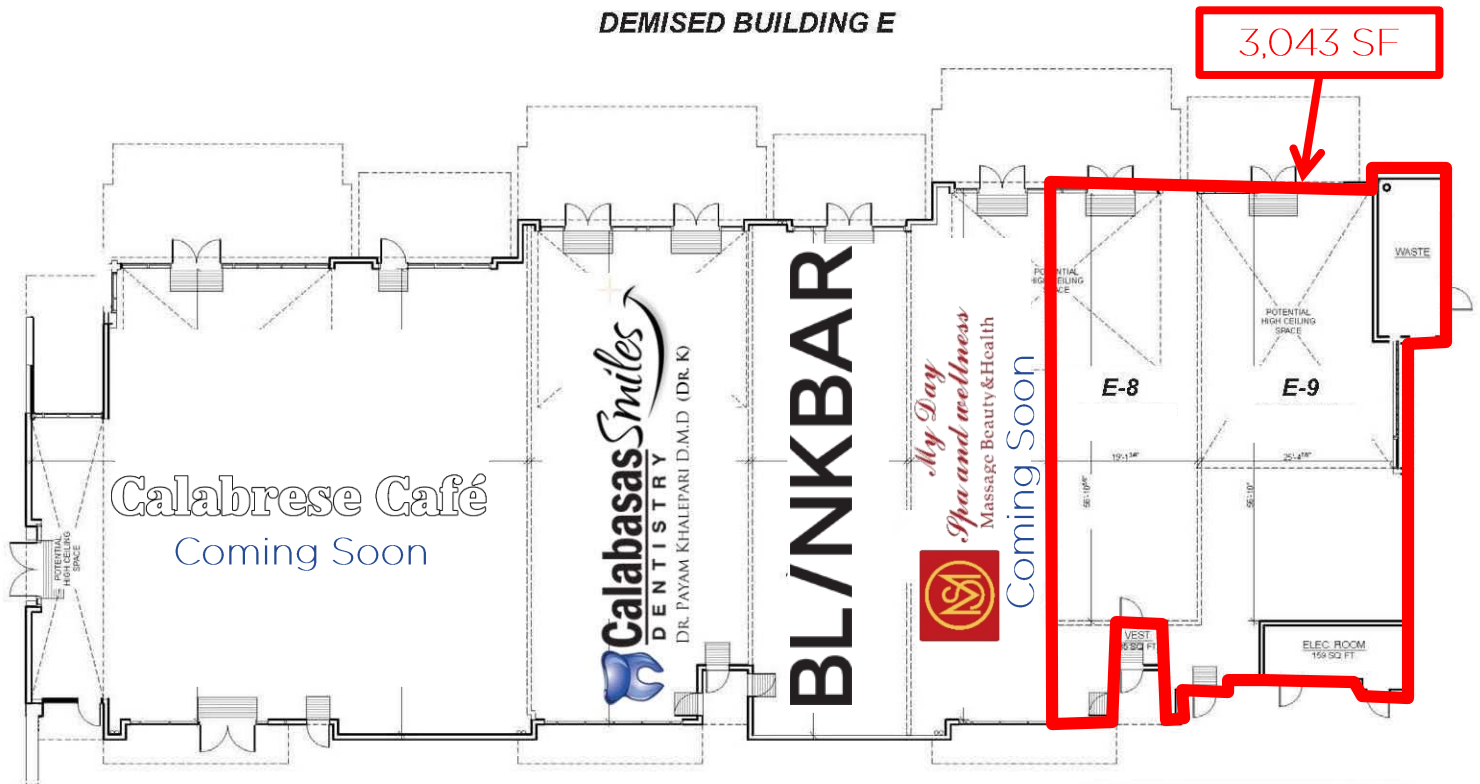


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## Demising Plan

### DEMISED BUILDING E



NOTE: THE GROSS SQUARE FOOTAGES SHOWN HERE ARE FOR REPRESENTATIONAL PURPOSES ONLY. THESE AREAS WILL VARY SLIGHTLY AS THE BUILDING GETS ENGINEERED, DETAILED AND CONSTRUCTED



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Photos



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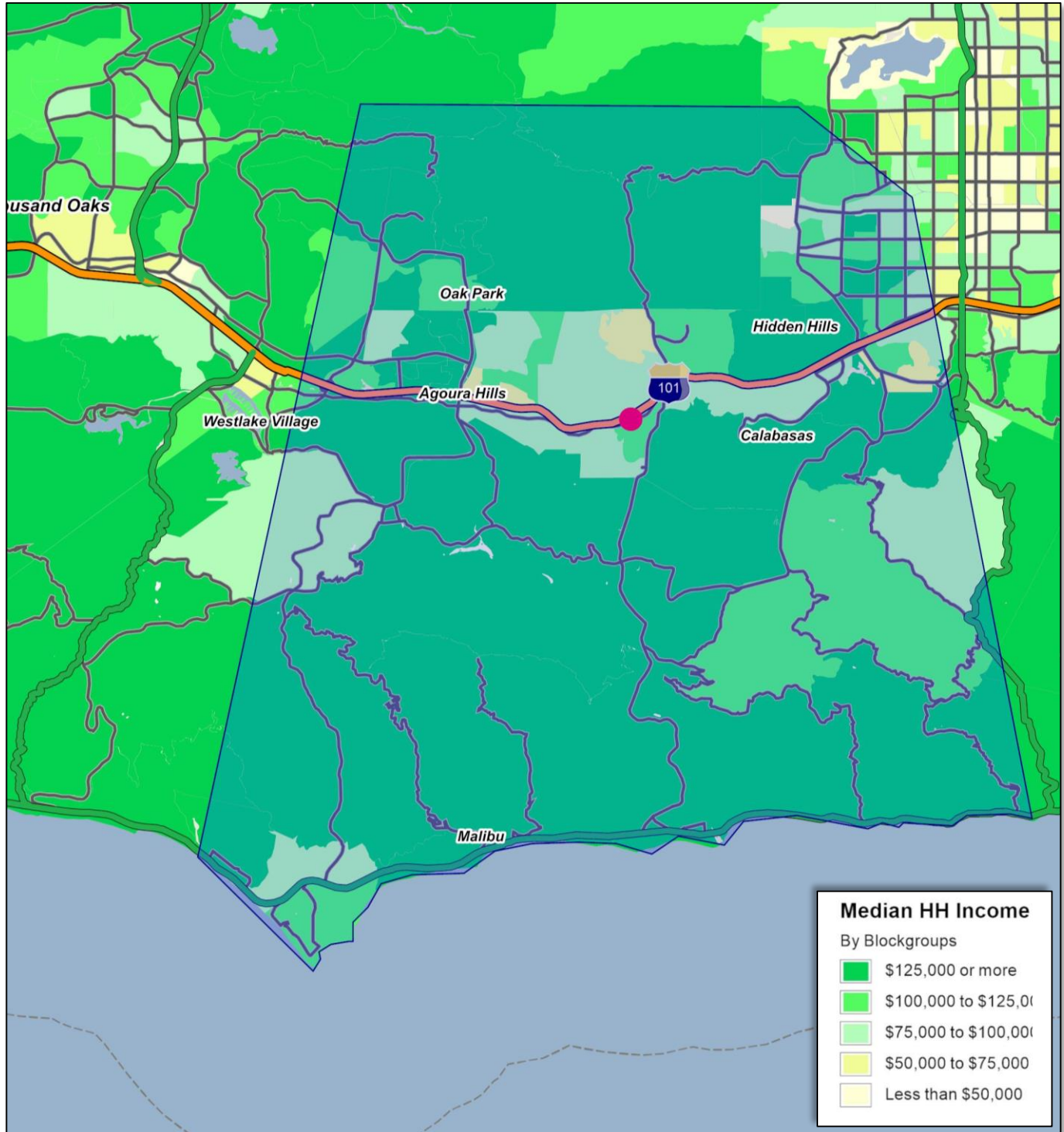
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## Demographics



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# FULL PROFILE

2000-2010 Census, 2017 Estimates with 2022 Projections

Calculated using Weighted Block Centroid from Block Groups

Cypress Retail Group

Lat/Lon: 34.1162/-118.7157

RF1

The Summit

Calabasas, CA

Object 1

POPULATION	2017 Estimated Population	138,740
	2022 Projected Population	142,510
	2010 Census Population	134,958
	2000 Census Population	131,745
	Projected Annual Growth 2017 to 2022	0.5%
	Historical Annual Growth 2000 to 2017	0.3%
HOUSEHOLDS	2017 Estimated Households	50,675
	2022 Projected Households	52,782
	2010 Census Households	48,867
	2000 Census Households	46,820
	Projected Annual Growth 2017 to 2022	0.8%
	Historical Annual Growth 2000 to 2017	0.5%
AGE	2017 Est. Population Under 10 Years	10.4%
	2017 Est. Population 10 to 19 Years	13.4%
	2017 Est. Population 20 to 29 Years	10.0%
	2017 Est. Population 30 to 44 Years	17.2%
	2017 Est. Population 45 to 59 Years	24.8%
	2017 Est. Population 60 to 74 Years	17.3%
	2017 Est. Population 75 Years or Over	7.0%
	2017 Est. Median Age	43.2
MARITAL STATUS & GENDER	2017 Est. Male Population	48.7%
	2017 Est. Female Population	51.3%
	2017 Est. Never Married	29.4%
	2017 Est. Now Married	51.9%
	2017 Est. Separated or Divorced	14.0%
	2017 Est. Widowed	4.7%
INCOME	2017 Est. HH Income \$200,000 or More	27.2%
	2017 Est. HH Income \$150,000 to \$199,999	11.6%
	2017 Est. HH Income \$100,000 to \$149,999	19.4%
	2017 Est. HH Income \$75,000 to \$99,999	10.0%
	2017 Est. HH Income \$50,000 to \$74,999	11.2%
	2017 Est. HH Income \$35,000 to \$49,999	7.0%
	2017 Est. HH Income \$25,000 to \$34,999	4.9%
	2017 Est. HH Income \$15,000 to \$24,999	3.6%
	2017 Est. HH Income Under \$15,000	4.9%
	2017 Est. Average Household Income	\$166,903
	2017 Est. Median Household Income	\$124,152
	2017 Est. Per Capita Income	\$61,121
	2017 Est. Total Businesses	8,381
	2017 Est. Total Employees	78,468

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## Calabasas, CA

Object 1

RACE	2017 Est. White	80.0%
	2017 Est. Black	2.7%
	2017 Est. Asian or Pacific Islander	10.0%
	2017 Est. American Indian or Alaska Native	0.3%
	2017 Est. Other Races	7.1%
HISPANIC	2017 Est. Hispanic Population	17,083
	2017 Est. Hispanic Population	12.3%
	2022 Proj. Hispanic Population	15.4%
	2010 Hispanic Population	8.5%
EDUCATION (Adults 25 or Older)	2017 Est. Adult Population (25 Years or Over)	98,237
	2017 Est. Elementary (Grade Level 0 to 8)	2.1%
	2017 Est. Some High School (Grade Level 9 to 11)	2.2%
	2017 Est. High School Graduate	14.6%
	2017 Est. Some College	18.9%
	2017 Est. Associate Degree Only	8.0%
	2017 Est. Bachelor Degree Only	30.8%
	2017 Est. Graduate Degree	23.5%
HOUSING	2017 Est. Total Housing Units	52,777
	2017 Est. Owner-Occupied	75.9%
	2017 Est. Renter-Occupied	20.1%
	2017 Est. Vacant Housing	4.0%
HOMES BUILT BY YEAR	2010 Homes Built 2005 or later	0.2%
	2010 Homes Built 2000 to 2004	5.6%
	2010 Homes Built 1990 to 1999	12.8%
	2010 Homes Built 1980 to 1989	24.3%
	2010 Homes Built 1970 to 1979	21.6%
	2010 Homes Built 1960 to 1969	18.9%
	2010 Homes Built 1950 to 1959	13.9%
	2010 Homes Built Before 1949	5.6%
HOME VALUES	2010 Home Value \$1,000,000 or More	9.8%
	2010 Home Value \$500,000 to \$999,999	47.4%
	2010 Home Value \$400,000 to \$499,999	15.9%
	2010 Home Value \$300,000 to \$399,999	11.1%
	2010 Home Value \$200,000 to \$299,999	4.2%
	2010 Home Value \$150,000 to \$199,999	0.9%
	2010 Home Value \$100,000 to \$149,999	0.6%
	2010 Home Value \$50,000 to \$99,999	1.0%
	2010 Home Value \$25,000 to \$49,999	0.6%
	2010 Home Value Under \$25,000	0.7%
	2010 Median Home Value	\$673,101
	2010 Median Rent	\$1,868

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### Calabasas, CA

Object 1

LABOR FORCE	2017 Est. Labor Population Age 16 Years or Over	113,473
	2017 Est. Civilian Employed	60.1%
	2017 Est. Civilian Unemployed	2.2%
	2017 Est. in Armed Forces	-
	2017 Est. not in Labor Force	37.6%
	2017 Labor Force Males	48.0%
	2017 Labor Force Females	52.0%
OCCUPATION	2010 Occupation: Population Age 16 Years or Over	68,222
	2010 Mgmt, Business, & Financial Operations	24.6%
	2010 Professional, Related	31.5%
	2010 Service	11.8%
	2010 Sales, Office	24.1%
	2010 Farming, Fishing, Forestry	0.1%
	2010 Construction, Extraction, Maintenance	3.5%
	2010 Production, Transport, Material Moving	4.4%
	2010 White Collar Workers	80.2%
	2010 Blue Collar Workers	19.8%
TRANSPORTATION TO WORK	2010 Drive to Work Alone	76.9%
	2010 Drive to Work in Carpool	6.1%
	2010 Travel to Work by Public Transportation	2.2%
	2010 Drive to Work on Motorcycle	0.2%
	2010 Walk or Bicycle to Work	2.7%
	2010 Other Means	1.0%
	2010 Work at Home	10.8%
TRAVEL TIME	2010 Travel to Work in 14 Minutes or Less	23.8%
	2010 Travel to Work in 15 to 29 Minutes	27.5%
	2010 Travel to Work in 30 to 59 Minutes	31.1%
	2010 Travel to Work in 60 Minutes or More	17.8%
	2010 Average Travel Time to Work	27.4
CONSUMER EXPENDITURE	2017 Est. Total Household Expenditure	\$5.22 B
	2017 Est. Apparel	\$186 M
	2017 Est. Contributions, Gifts	\$445 M
	2017 Est. Education, Reading	\$252 M
	2017 Est. Entertainment	\$299 M
	2017 Est. Food, Beverages, Tobacco	\$745 M
	2017 Est. Furnishings, Equipment	\$190 M
	2017 Est. Health Care, Insurance	\$423 M
	2017 Est. Household Operations, Shelter, Utilities	\$1.61 B
	2017 Est. Miscellaneous Expenses	\$72.1 M
	2017 Est. Personal Care	\$66.5 M
	2017 Est. Transportation	\$926 M

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