

STARBUCKS ANCHORED RETAIL AND OFFICE SPACES AVAILABLE

6591-9 Collins Drive, Moorpark, CA 93021

±1,497 - 1,891 SF RETAIL / RESTAURANT AVAILABLE
±3,053 - 7,615 SF OFFICE AVAILABLE



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FEATURES

- Retail and restaurant “use” spaces available, ranging from ±1,497 - 1,891 SF
- Office “use” spaces available, ranging from ±3,053 - 7,615 SF
- National tenants include Starbucks, Subway, and ConServe Gas Station
- Custom Pie Pizza, Tue Yan Chinese, and Carnitas El Rey are among the local restaurant tenants
- Intersection is located at the entrance to Moorpark College
- Second generation Fro-Yo available with equipment
- Starbucks end-cap coming available September 2020
- Beautiful creative office suites available

AREA AMENITIES

- Across the street from Moorpark College
- Direct access to/visible from the 118 Freeway
- Primary center on the east end of Moorpark
- High traffic intersection at the 118 Freeway and Collins Drive



DEMOGRAPHICS	1 mile	3 mile	5 mile
Population	6,311	29,414	87,601
Average HH Income	\$98,417	\$96,195	\$105,051
Daytime Population	1,481	13,736	34,819
Traffic Count	± 80,622 cars per day		

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RETAIL AND RESTAURANT "USE" SPACES AVAILABLE, RANGING FROM ±1,497 - 1,891 SQUARE FEET



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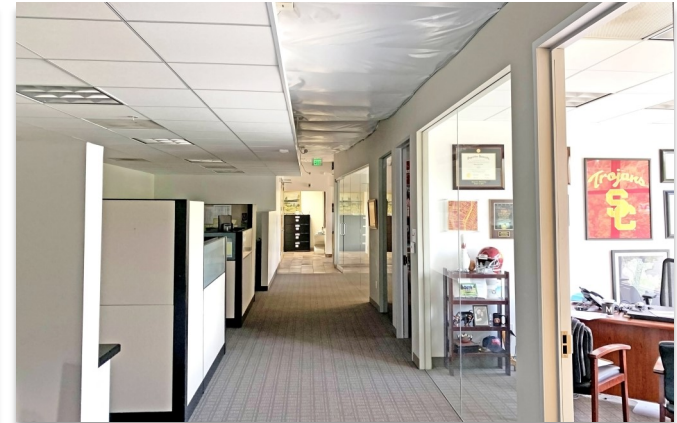
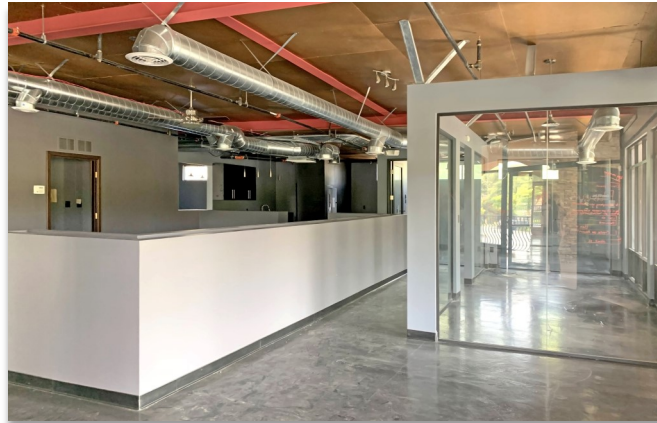
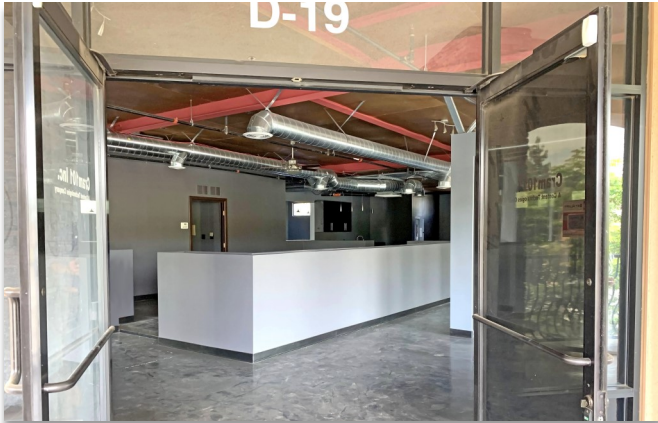
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OFFICE "USE" SPACES AVAILABLE, RANGING FROM ±3,053 - 4,562 SQUARE FEET



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CAMPUS PARK DRIVE



UNIT #	TENANT
C-1	Bezign
C-2	Todai Bujinkan Dojo
C-3	AVAILABLE SEPT 2020 - ±1,743 SF
D-1a	Ivy Tech Charter School
D-1b	AVAILABLE - ±1,322 SF
D-2	Char-Broiler Express
D-3	Yue Yan Chinese
D-4	Carnitas El Rey
D-5a	Stacy Christopher
D-5b	The Bar Next Door
D-6	Custom Pie
D-7	AVAILABLE - ±1,497 SF
D-8	SoCal Nails Spa
D-9	Beautiful Grace Salon
D-10-11	Home Instead Senior Care
D-12	Paul Cuomo
D-13	New Tenant Coming Soon!
D-14	Dr. Edna Jimenez
D-15	Allen F. Sobelman
D-16	Church of Scientology Mission
D-17	Fisher Architects
D-18	AVAILABLE - ±1,065 SF
D-19	AVAILABLE - ±1,988 SF
E-1-6	Ivy Tech Charter School
E-7	Dansk Investment Group
E-8a-b	Premier Physical Therapy
E-9	Soulbody Yoga
E-10-11	Dansk Investment Group



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