

THE LANDMARK MEDICAL CAMPUS

225
W HILLCREST DR

RARE LARGE BLOCK OF
MEDICAL SPACES AVAILABLE



[CLICK HERE FOR INTERIOR & EXTERIOR
COMMON AREA CAPITAL IMPROVEMENTS UNDERWAY](#)

CBRE



PROPERTY HIGHLIGHTS

-  Parking: 5/1,000 RSF
-  Brand new VRF HVAC system installation
-  Highly visible Building top signage opportunity
-  Efficient floor plans with extensive window lines
-  Amenity rich location, walking distance to 41 eateries, The Oaks Mall, and Janss Marketplace
-  Elevator cab to accommodate ambulance stretcher
-  Heavy power dedicated approximately 4,000 amps, 480v, 3 phase, 4 wire (total of 8,000 amps forthcoming); 400 KVA backup generator
-  Approximately 13'6" floor-to-floor
-  Institutionally owned and managed by TriStar

AVAILABILITY

96,019 TOTAL RSF

1ST FLOOR - 19,804 RSF (Available)

2ND FLOOR - 19,529 RSF (Available)

3RD FLOOR - 13,348 RSF (Available)

4TH FLOOR - 21,669 RSF (Divisible)

5TH FLOOR - 21,669 RSF (Divisible)

225
W HILLCREST DR

A FIVE-STORY OFFICE
BUILDING SITUATED ON A
GENEROUS 14.6 ACRES

[CLICK HERE FOR
BUILDING SPECIFICATIONS](#)



AERIAL MAP

23

225
W HILLCREST DR

JANSS MARKETPLACE



CITY HALL &
CIVIC ARTS CENTER



THE LAKES
AT THOUSAND
OAKS



LOS ROBLES
PROFESSIONAL
PARK

THE OAKS MALL



LOS ROBLES
GREENS GOLF
COURSE

101



COMING SOON!

INTERIOR AND EXTERIOR COMMON AREA IMPROVEMENTS

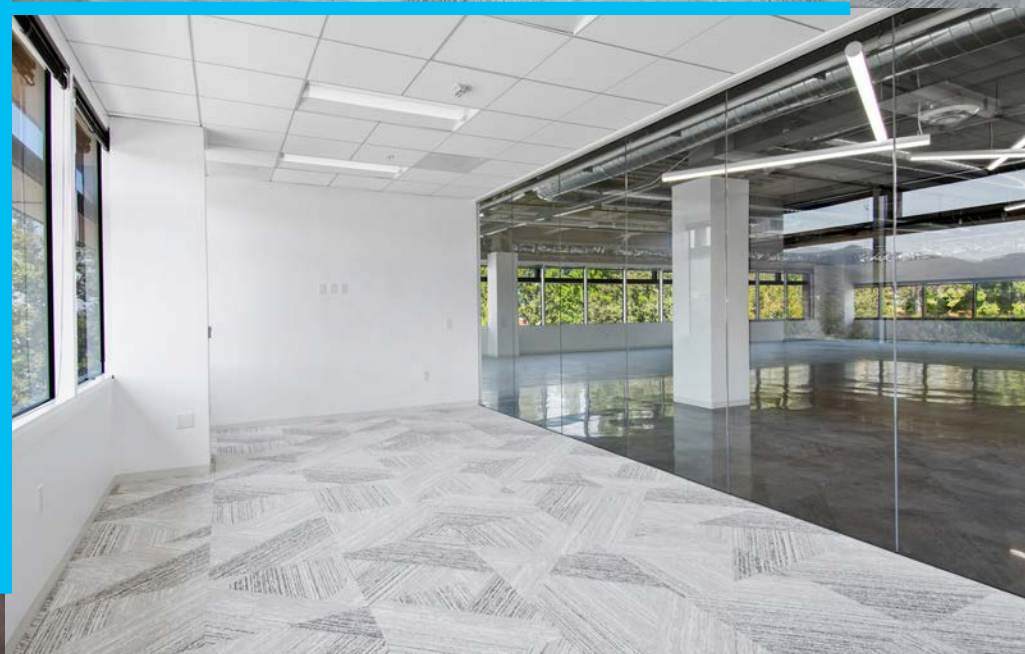
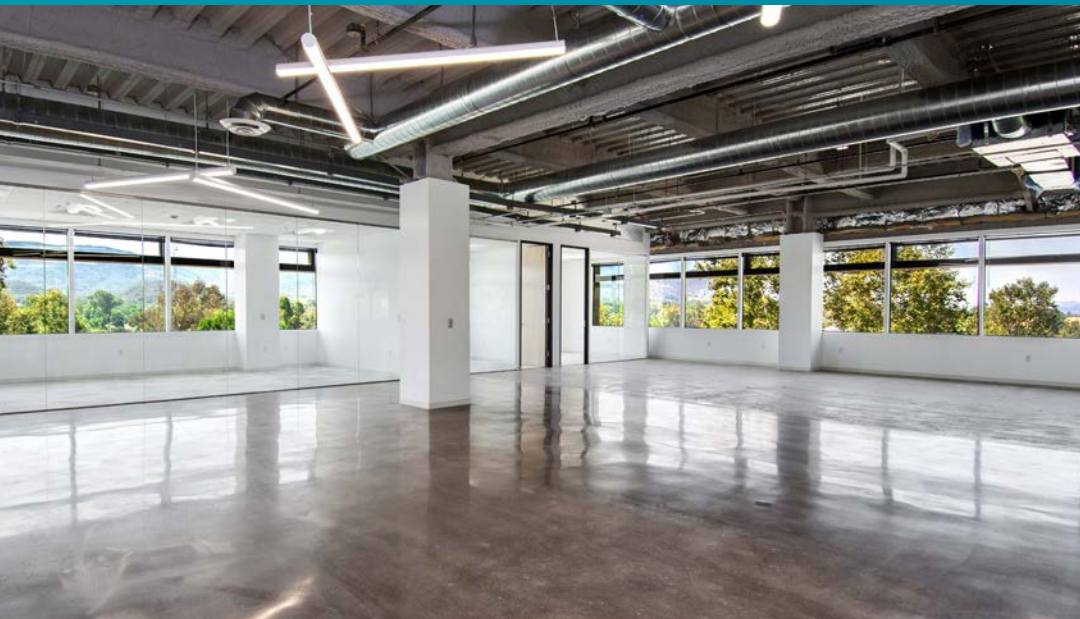


MANAGED LOBBY/CONCIERGE



NEWLY RENOVATED OFFICE SPACE

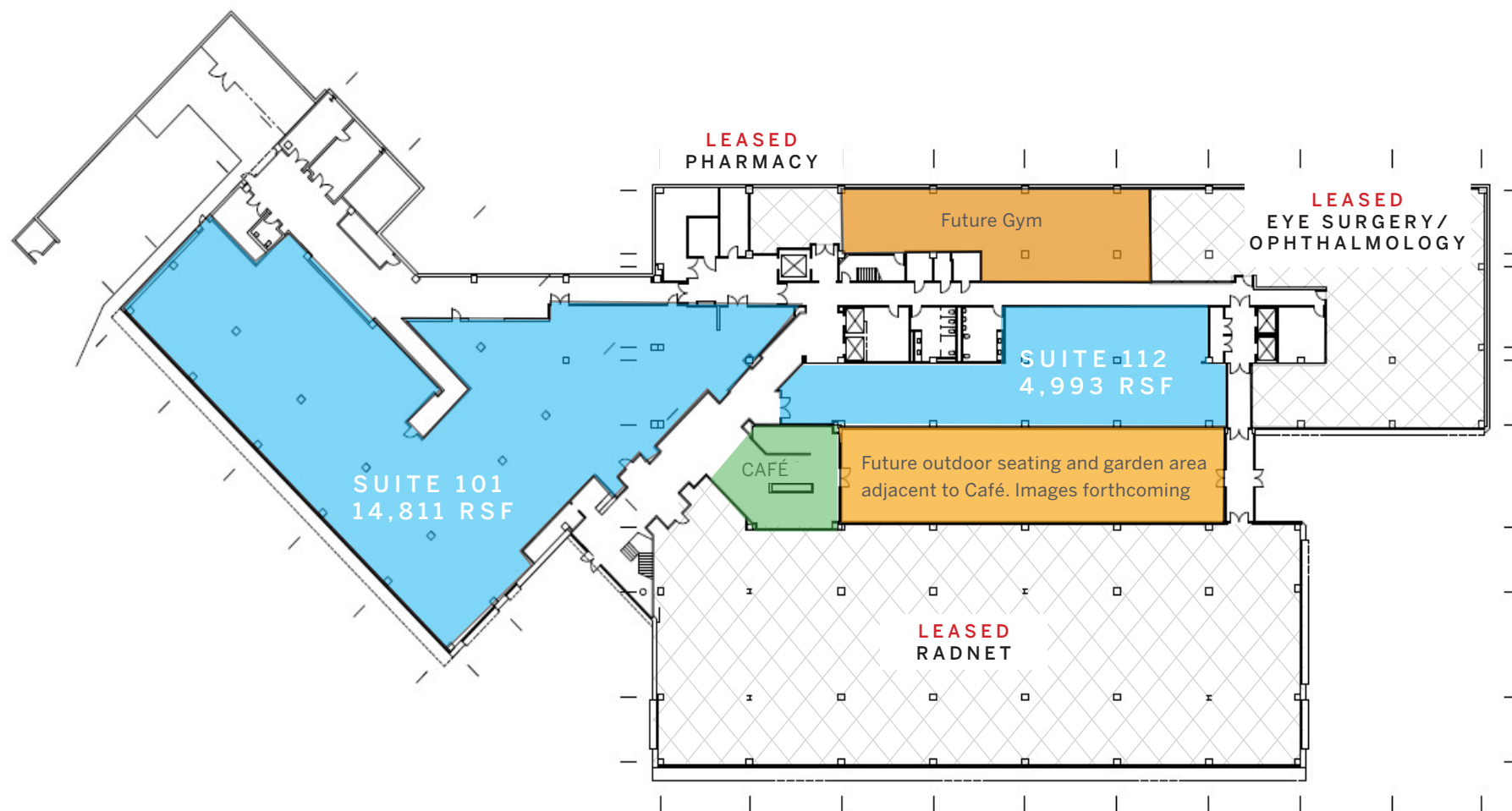
FOURTH FLOOR IMAGES



FLOOR PLAN

1ST FLOOR

From 4,993 RSF up to 14,811 RSF
Asking Rate: Request from broker



AVAILABLE

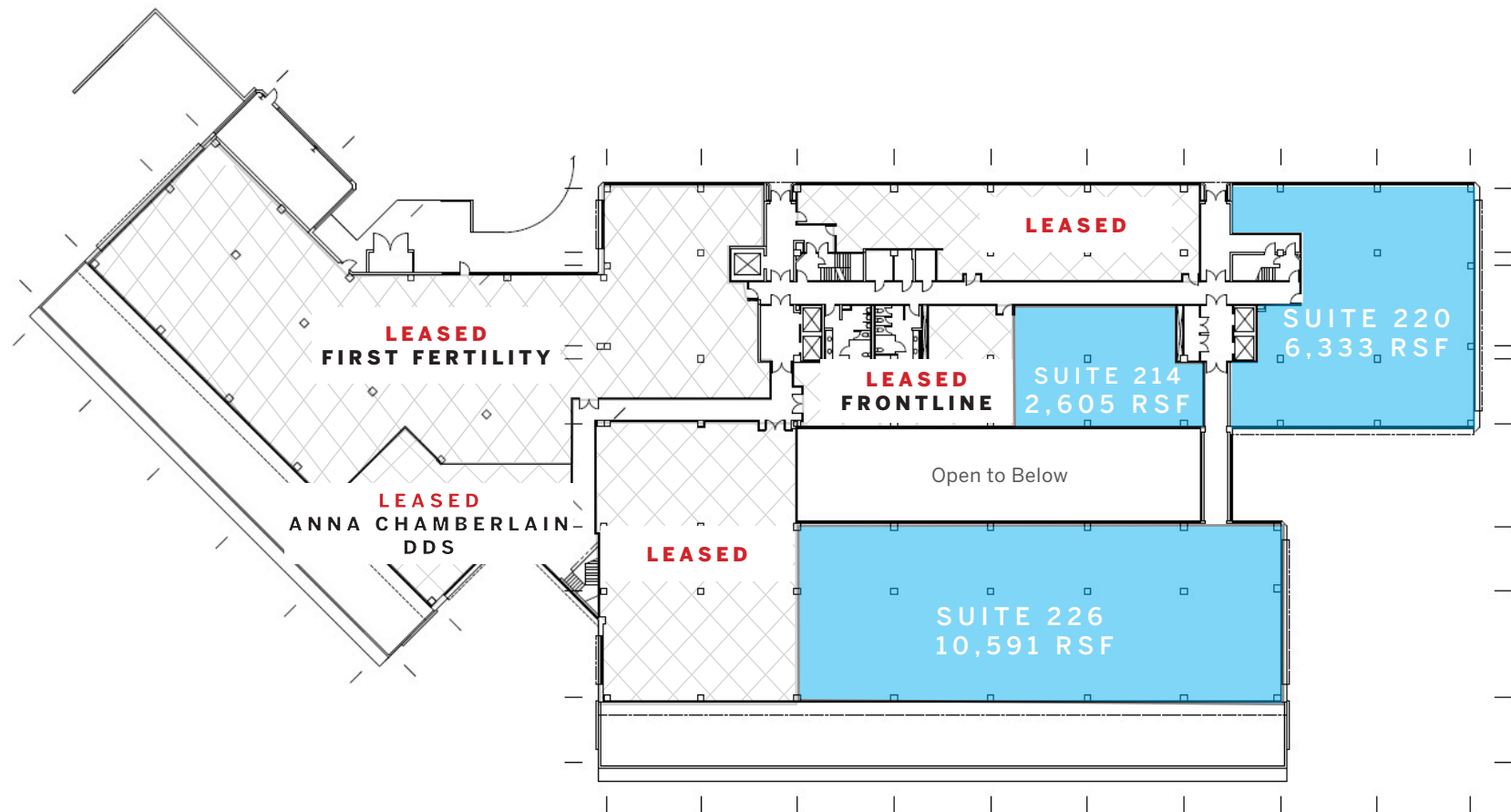


FLOOR PLAN

2ND FLOOR

From 2,605 RSF up to 10,591 RSF

Asking Rate: Request from broker



 AVAILABLE

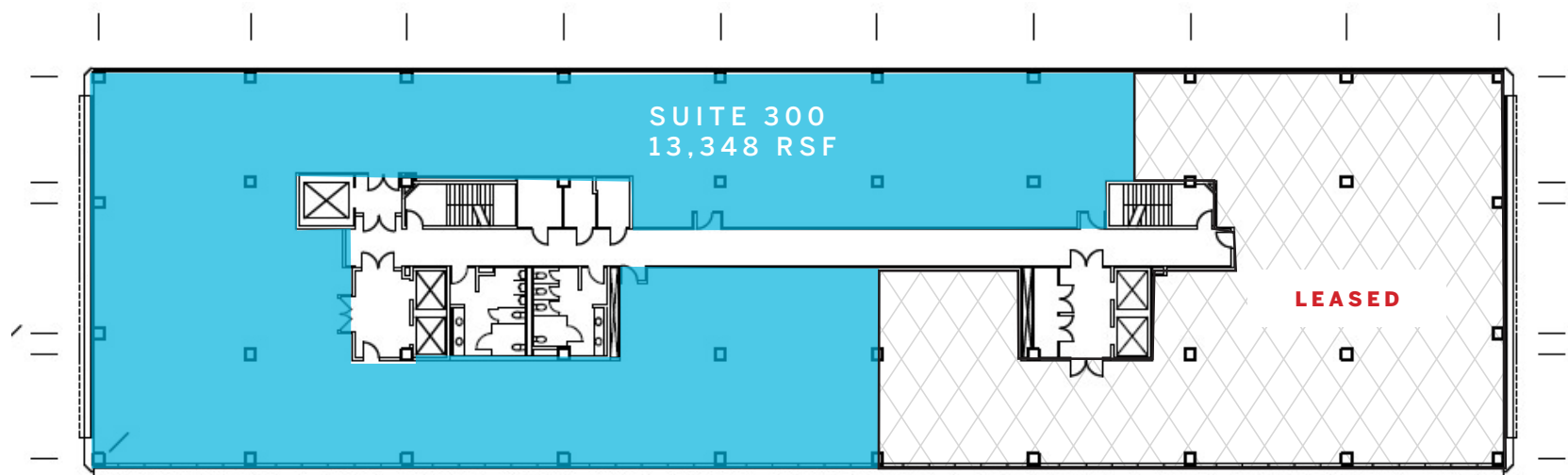


FLOOR PLAN

3RD FLOOR

13,348 RSF (Divisible to 2,500 RSF)

Asking Rate: Request from broker



 AVAILABLE

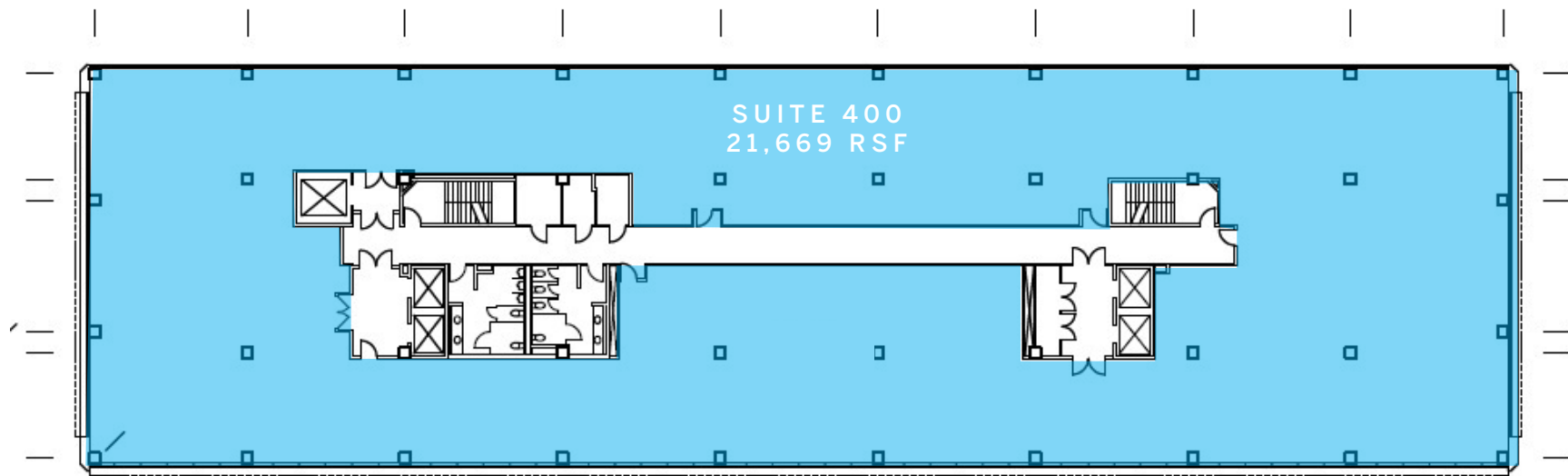


FLOOR PLAN

4TH FLOOR - SUITE 400 - AS-BUILT PLAN

21,669 RSF (Divisible)

Asking Rate: Request from broker



 AVAILABLE

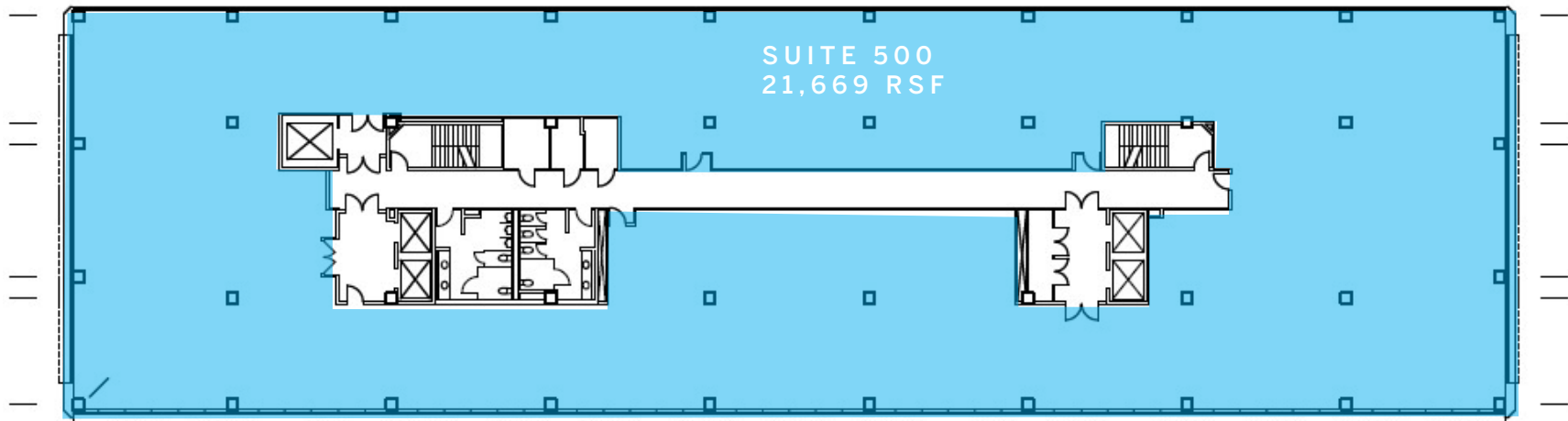


FLOOR PLAN

5TH FLOOR - SUITE 500 - AS-BUILT PLAN

21,669 RSF (Divisible)

Asking Rate: Request from broker



 AVAILABLE





REQUEST A TOUR

THE LANDMARK MEDICAL CAMPUS

225

W HILLCREST DR

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