NOW LEASING

25,000 SF RETAIL

ESTD. 2026

# WISTERIA

SEC BURBANK BLVD & CANOGA AVE
WOODLAND HILLS, CA




For leasing, please contact:

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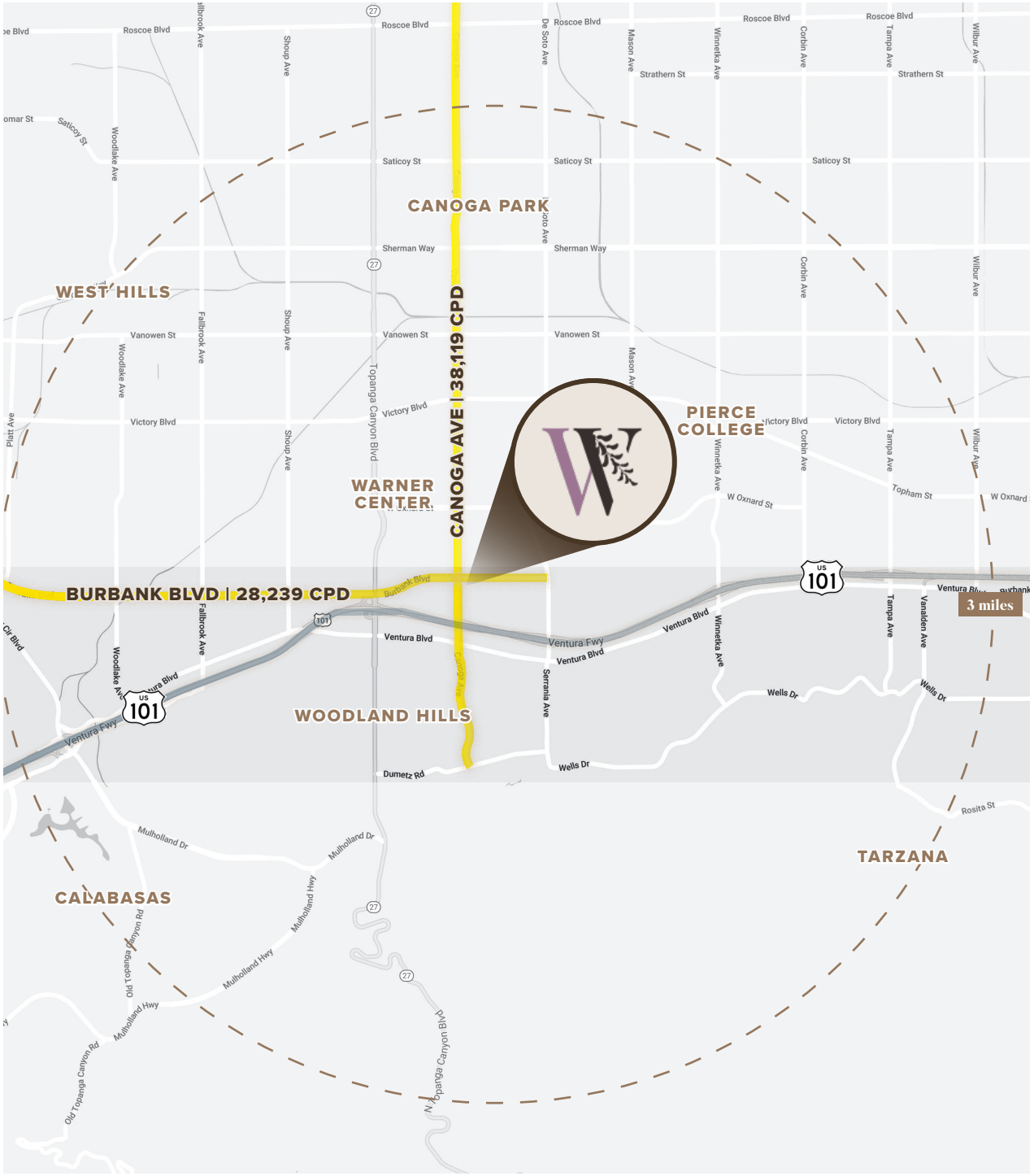
# Located at the Gateway to Warner Center.

**Address:**
SEC Burbank Blvd & Canoga Ave
Woodland Hills, CA 91367

| Demographics: | 1 mile | 2 miles | 3 miles |
|---|---|---|---|
| POPULATION | 32,829 | 93,650 | 187,945 |
| AVERAGE HOUSEHOLD INCOME | $129,870 | $142,128 | $151,188 |
| DAYTIME POPULATION | 42,750 | 74,908 | 103,328 |



| Traffic Counts: | |
|---|---|
| BURBANK BLVD. | 28,239 CPD |
| CANOGA AVE. | 38,119 CPD |
| 101 FWY. | 247,887 CPD |




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## Restaurants

### Full Service

1. Morton's Steakhouse
2. Maggiano's Little Italy
3. BJ's
4. El Torito
5. Runway Restaurant
6. HQ Gastropub
7. Leo & Lily
8. Monty's Steakhouse
9. HOM Italian Eatery
10. Fleming's Prime Steakhouse
11. Bazille
12. California Pizza Kitchen
13. The Cheesecake Factory
14. EMC Seafood and Raw Bar
15. Il Fornaio
16. JOEY
17. Larsen's Steakhouse
18. Katsu-Ya
19. Wokcano

### Polished Casual

1. The Stand
2. Urban Plates
3. California Chicken Café
4. Lodge Bread
5. Eureka! Gourmet Burgers and Craft Beer
6. ShakeShack
7. TenderGreens
8. Amboy
9. Beignet Box
10. Dtown Pizza
11. Fat Sal's
12. Jay Bird's
13. Katsu Sando
14. Mini Kabob
15. Shrimp Daddy
16. Wanderlust Creamery

## Major Employers

1. Farmers Insurance
2. Universal Music Group
3. Health Net
4. Anthem BlueCross
5. Panavision
6. Zenith

## Hotels

1. Hilton Woodland Hills
2. Warner Center Marriott
3. Courtyard by Marriott
4. Home2 Suites by Hilton
5. Panavision
6. Best Western Inn

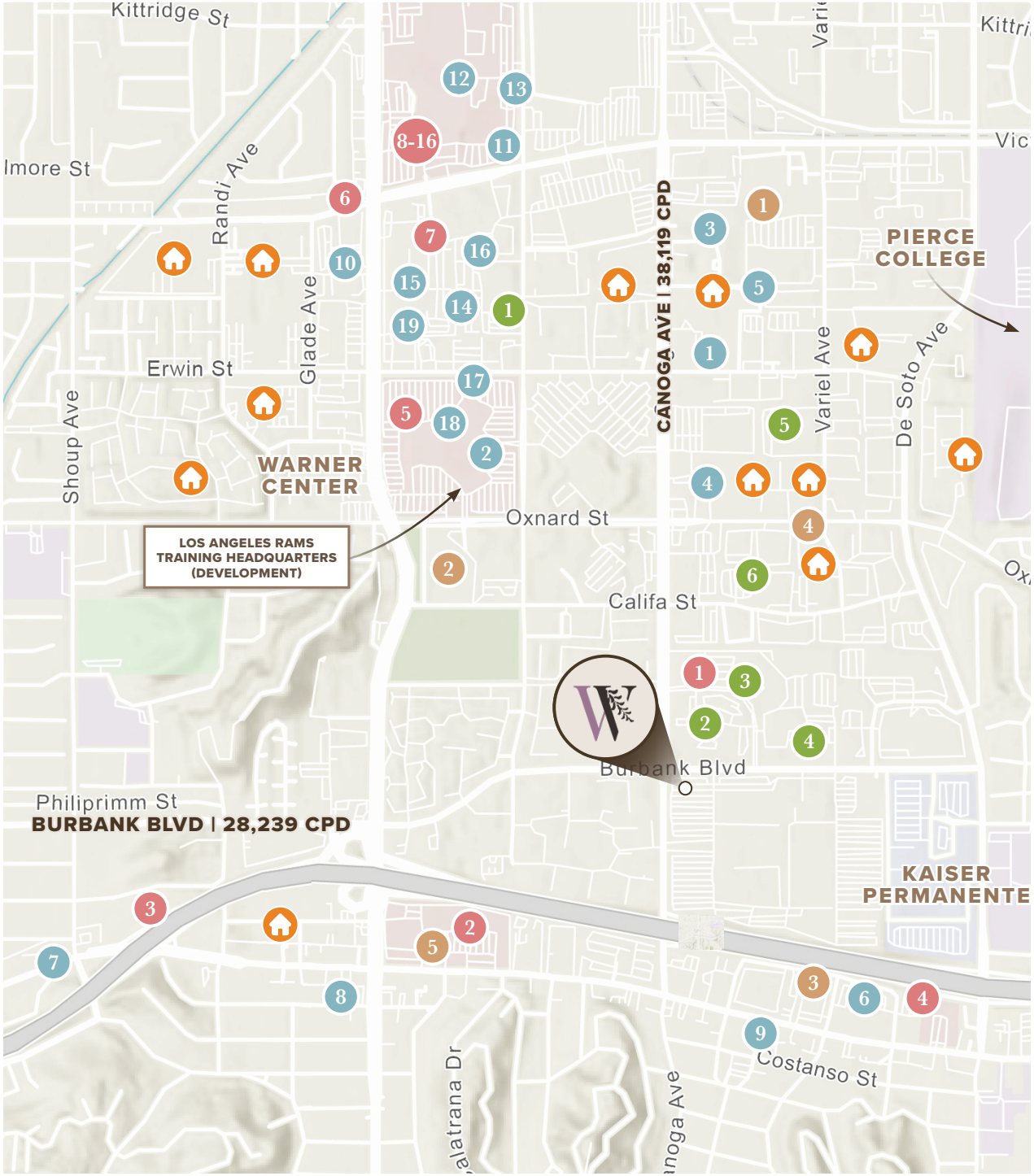
## Apartments

200+ units

**Food Away From Home Spending:** $364.68 M annually in Woodland Hills

**Part of Warner Center 2035 Specific Plan (WC 2035 Plan):** Aiming to add approx. 20,000 new residential units by 2035. As of the latest five-year review, 17,597 new residential units have been built or approved.

**Economic Growth:** The plan anticipates the creation of approximately 49,000 jobs




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# Site Plan Overview

## Project Highlights

25,000 SF of Retail

Double height storefront

(approx 24’ clear)

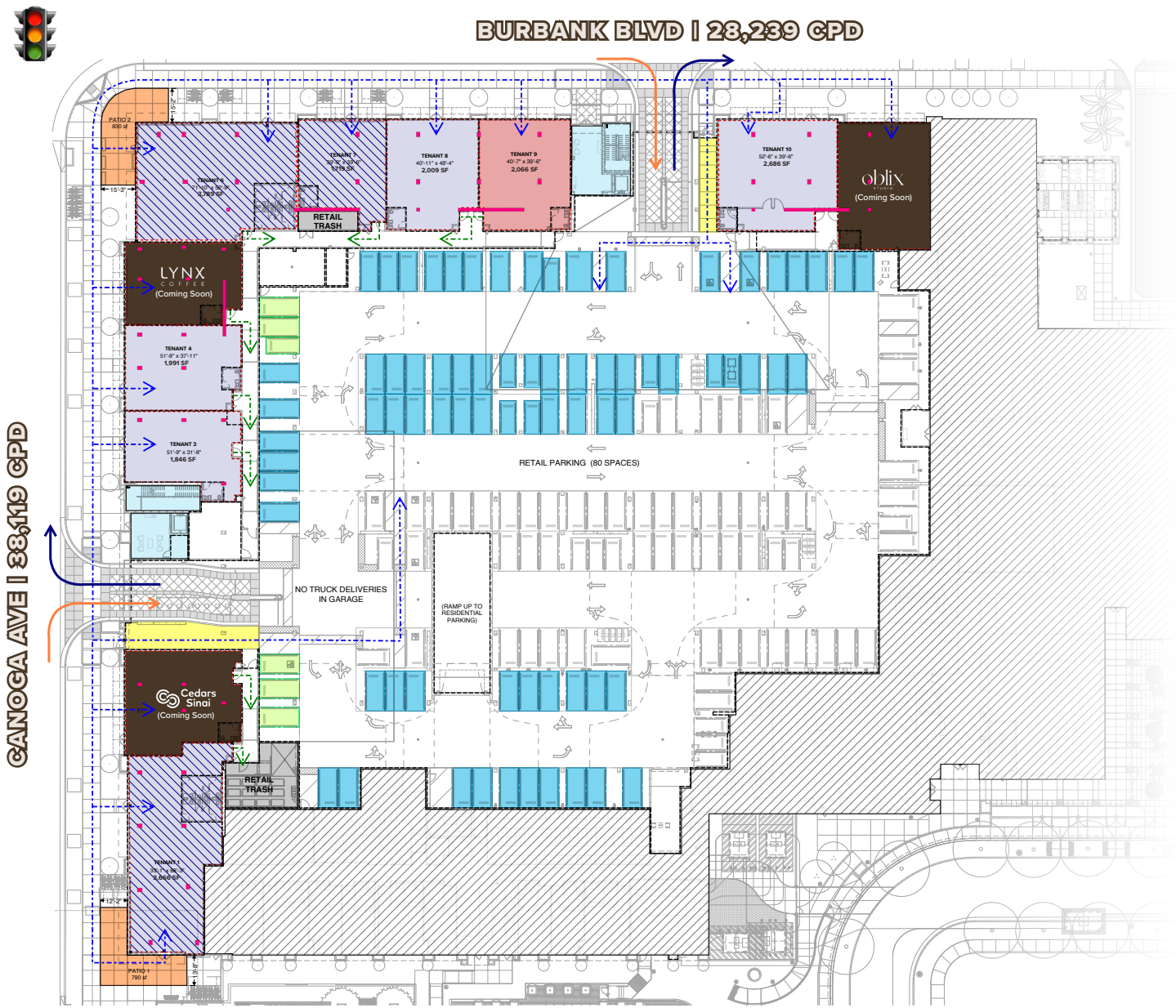
500 luxury units (over 300 sold)

Delivery Q4 2026

4/1000 parking ratio

## Legend

- Retail
- Restaurant
- In Leases
- Leased
- Outdoor Patio
- Trash Area
- Pedestrian Access
- Residential Lobby
- Pedestrian Circulation
- Parking Entry
- Parking Exit
- Shear Walls / Columns
- B.O.H Path of Travel




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