



Colliers

Vannord Center

Van Nuys Blvd & Nordhoff St

9054 Van Nuys Blvd | Panorama City, CA 91402

Retail Leasing
Opportunities

Nordhoff St & Van Nuys Blvd

Walmart
Neighborhood Market

O'Reilly
AUTO PARTS

UNIT 14542
±2,100 SF

UNIT 14512
±1,320 SF

WaBa grill

Yogurtland

WING STOP

Pizza Hut

UNIT 14552
±1,160 SF

UNIT 9050
±2,862 SF

metro
by T-Mobile

UNIT 14568
±1,147 SF

NORDHOFF STREET

VAN NUYS BOULEVARD

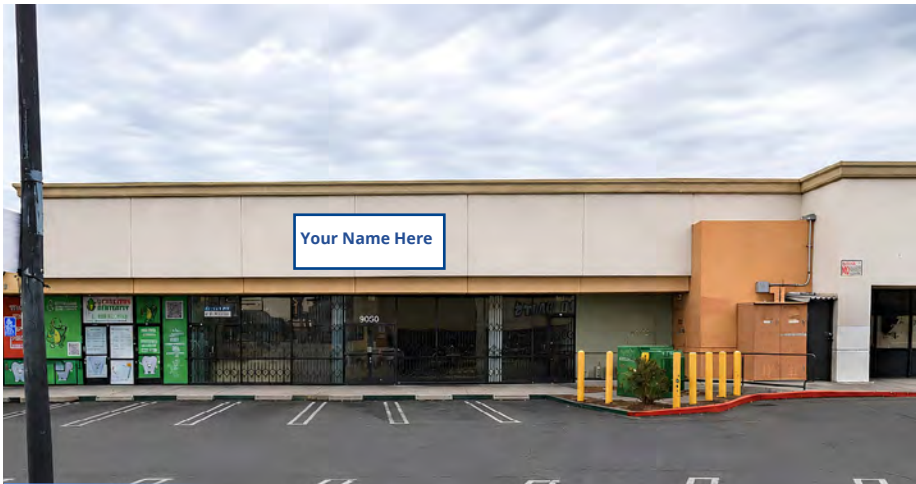
The Perfect Opportunity

9054 Van Nuys Blvd. is strategically located along one of Panorama City's most highly traveled commercial corridors, serving the densely populated Panorama City and greater San Fernando Valley trade area.



AVAILABLE SPACES

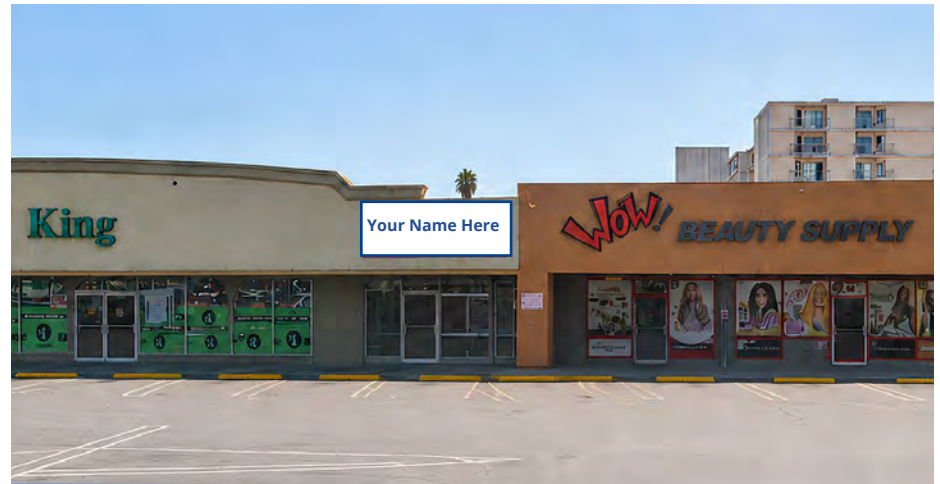
Five Retail Leasing Opportunities



UNIT 9050

±2,862 SF | AVAILABLE

Open Layout ideal for retail



UNIT 14542

±2,100 SF | AVAILABLE

Open Layout ideal for retail



UNIT 14552

±1,1160 SF | AVAILABLE

Open Layout ideal for retail



UNIT 14512

±1,320 SF | AVAILABLE

Open Layout ideal for retail



UNIT 14568

±1,147 SF | AVAILABLE

Open Layout ideal for retail

The Vannord Center is a Walmart-anchored shopping center serving Panorama City and the surrounding San Fernando Valley trade area. Featuring a strong mix of retail and service tenants, the center benefits from excellent visibility at Van Nuys Boulevard and Nordhoff St, convenient access, and steady consumer traffic. Its prominent location supports a variety of retail, restaurant, and service uses making it a convenient destination for shopping and everyday needs.



Walmart Neighborhood Market-anchored shopping center



Prominent storefront visibility and building signage



Surrounded by a densely populated residential trade area



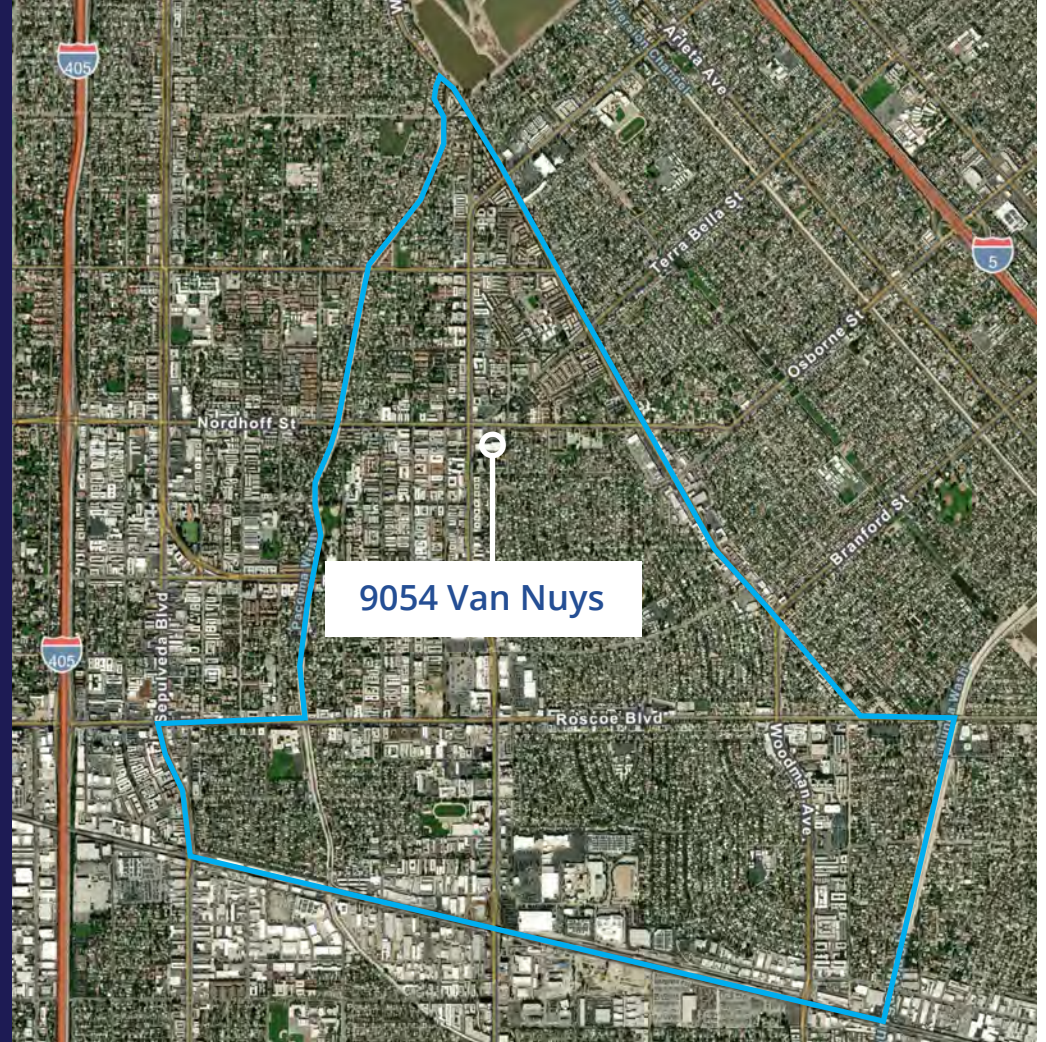
Convenient access to Van Nuys Blvd. and Nordhoff St., as well as surrounding San Fernando Valley communities



Traffic Counts | ±58,708 Cars/Day (Van Nuys Blvd & Nordhoff St)

The Panorama City community

Panorama City is a centrally located community in the San Fernando Valley, offering convenient access to major freeways and surrounding neighborhoods. The area features a strong commercial base, diverse residential population, and steady daytime activity. Its proximity to established retail corridors, healthcare facilities, and public transportation makes Panorama City an attractive location for businesses seeking visibility and accessibility.



Demographics

1 Mile

66,787

Total Population

18,863

Total Housing Units

\$96,659

Average Household Income

45,880

Daytime Population

\$70,473

Median Household Income

34.4

Median Age

3 Mile

307,568

Total Population

91,383

Total Housing Units

\$108,457

Average Household Income

249,833

Daytime Population

\$79,979

Median Household Income

37.5

Median Age

5 Mile

695,012

Total Population

218,264

Total Housing Units

\$116,602

Average Household Income

606,449

Daytime Population

\$84,035

Median Household Income

37.5

Median Age



Panorama City is one of the most established and densely populated communities in the San Fernando Valley, offering a strong consumer base and continued growth in retail, dining, and service businesses.



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