

300

S. LEWIS ROAD, UNITS L & M

CAMARILLO, CALIFORNIA

VENTURA COUNTY

For Lease

11,302 - 38,053 SF

INSTITUTIONALLY MANAGED | FLEXIBILITY TO GROW IN A PORTFOLIO | DELIVERING UNPRECEDENTED CUSTOMER SERVICE

FOR INFORMATION, CONTACT:

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Multi-Tenant Industrial Building

- Outstanding Industrial Space
- Dock High and Ground Level Loading
- 1 Mile South of 101 Freeway / Major Street Identity
- **Lease Rate:** \$0.77 - \$0.84 PSF Modified Gross*
- Available 05/01/2020

**Plus a \$.07 per square foot estimated Common Area Maintenance (CAM) fee.*



LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
Corporate ID #01191898



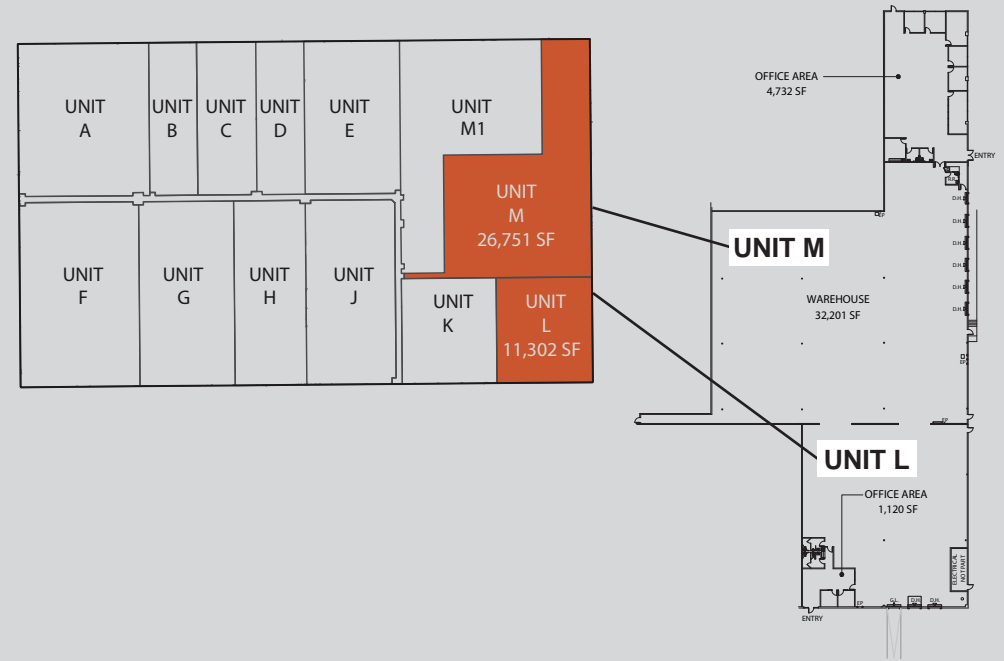
**Rexford
Industrial**

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

Property Specifications

	UNIT L	UNIT M	UNIT L/M
Available:	11,302 SF	26,751 SF	38,053
Lease Rate:	\$0.84 PSF*	\$0.81 PSF*	\$0.77 PSF*
Total Building Size:	215,128 SF	215,128 SF	215,128 SF
Land Area:	15.78 Acres	15.78 Acres	15.78 Acres
Office Size:	1,120 SF	4,732 SF	5,852 SF
Zoning:	M1	M1	M1
Year Built:	1964 (R 2006)	1964 (R 2006)	1964 (R 2006)
Power:	200A 277/480V	1000A 277/480V	1200A 277/480V
Loading:	(2) DH 7'10" x 9' (1) GL 7'10" x 9'	(6) DH 7'10" x 9'	(8) DH 7'10" x 9' (1) GL 7'10" x 9'
Min Clear Ht:	17.5 Feet	17.5 Feet	17.5 Feet
Parking:	22 Spaces	53 Spaces	75 Spaces

*Plus a \$.07 per square foot estimated CAM fee. Tenant to verify all information.



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