



**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



# 19,074 INDUSTRIAL BUILDING FOR LEASE

5160 GABBERT RD, MOORPARK, CA 93021

**GRANT FULKERSON, SIOR**

Principal  
818.304.4956  
gfulkerson@lee-re.com  
DRE# 01483890

**MIKE TINGUS**

Principal  
818.223.4380  
mtingus@lee-re.com  
DRE# 01013724

**BRYCE KOLB**

Associate  
818.497.3866  
bkolb@lee-re.com  
DRE# 02240862



# PROPERTY SPECIFICATIONS

Building Size	19,074 SF
Office Size	4,250 SF
Clear Height	16 Feet
Power	1,200 AMPs
Parking	28 Stalls
Zoning	M2
<b>Lease Rate</b>	<b>\$1.25 PSF NNN</b>



# PROPERTY HIGHLIGHTS

- Free-Standing Building
- Corner Lot
- Heavy Power
- Low OPEX
- Direct Access to Major Transportation Corridor







**SUBJECT**  
5160 Gabbert Rd  
Moorpark, CA

Library

Moorpark

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