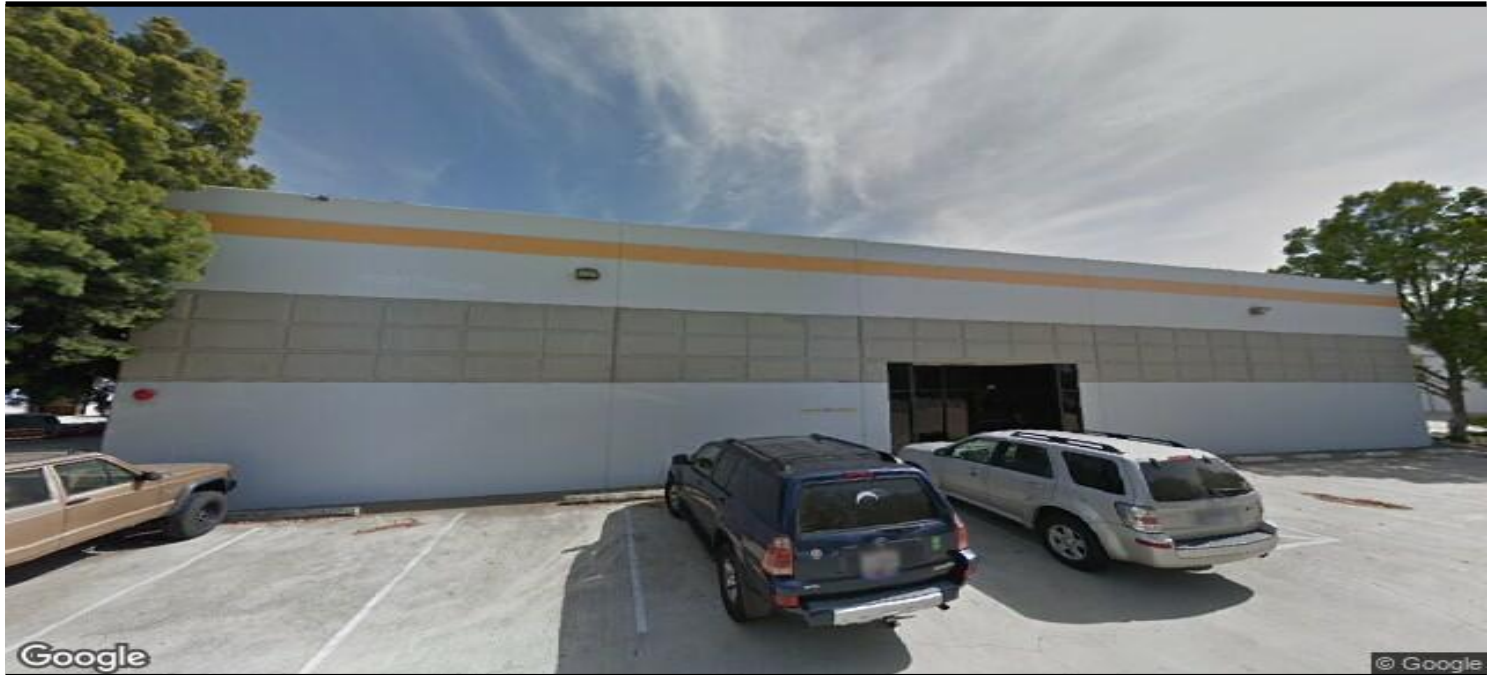


Available SF 1,764 SF

Industrial For Lease

Building Size 14,187 SF



Property Name: Rancho Conejo Industrial Center
Address: 1111 Rancho Conejo Blvd, Unit 208, Newbury Park, CA 91320
Cross Streets: Rancho Conejo Blvd/Ventu Park Rd

Small Front-Loader with Excellent Clearance (Approx. 18 ft)
 Easy Freeway (101) Access via Rancho Conejo Blvd or Wendy Dr
 Gross Lease, No CAM Fees
 One Office, Restroom, Balance Warehouse
 End Unit

Lease Rate/Mo:	\$2,293	Sprinklered:	Yes	Office SF / #:	300 SF / 1
Lease Rate/SF:	\$1.30	Clear Height:	18'	Restrooms:	1
Lease Type:	Gross	GL Doors/Dim:	1 / 10'x12'	Office HVAC:	Heat & AC
Available SF:	1,764 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	0 SF
Minimum SF:	1,764 SF	A: 100 V: 120/208 O: 3 W: 4		Include In Available:	No
Prop Lot Size:	POL	Construction Type:	Tiltwall	Unfinished Mezz:	0 SF
Term:	3 Years	Const Status/Year Blt:	Existing / 1986	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 3 / Ratio: 1.7:1/		Vacant:	Yes
Taxes:	No	Rail Service:	No	To Show:	Call broker
Yard:	No	Specific Use:	Warehouse/Office	Market/Submarket:	Conejo Valley
Zoning:	M1			APN#:	667014033

Listing Company: Equity Commercial
Agents: [Kent Pierce 805-384-9500](mailto:kent@equitycommercial.com)

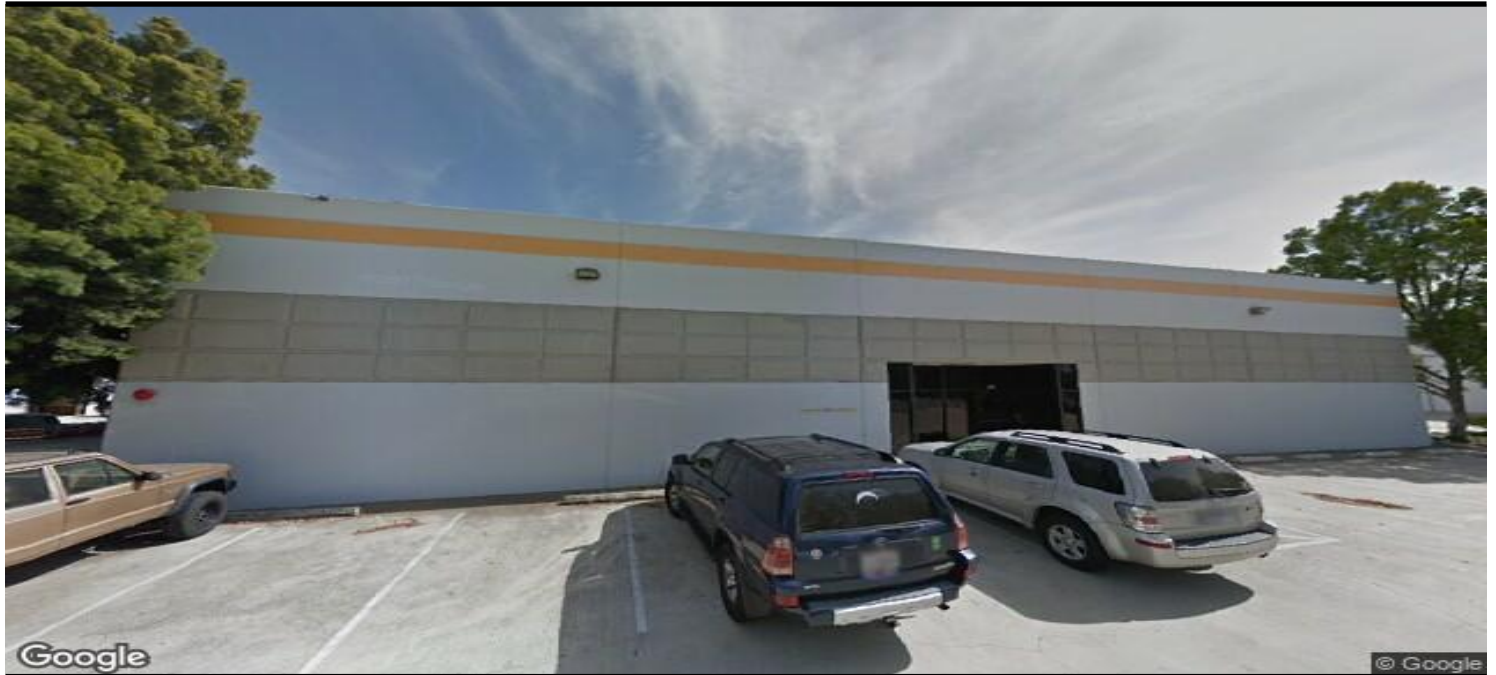
Listing #: 25614197 **Listing Date:** 02/17/2021 **FTCF:** CB250N000S000/A0AA

Notes: Office SF approximate. Lessee to verify electrical and clear height. No metalworking (including precision machining), no woodworking, no cannabis, CBD or hemp related uses.

Available SF 1,764 SF

Industrial For Lease

Building Size 14,187 SF



Property Name: Rancho Conejo Industrial Center
Address: 1111 Rancho Conejo Blvd, Unit 301, Newbury Park, CA 91320
Cross Streets: Rancho Conejo Blvd/Ventu Park Rd

Small Side-Loader with Excellent Clearance (Approx. 18 ft)
 Easy Freeway (101) Access via Rancho Conejo Blvd or Wendy Dr

Gross Lease, No CAM Fees
 One Office, Restroom, Balance Warehouse
 End Unit on Main Driveway
 May Be Combined With Adjacent Unit 305

Lease Rate/Mo: \$2,381
Lease Rate/SF: \$1.35
Lease Type: Gross
Available SF: 1,764 SF
Minimum SF: 1,764 SF
Prop Lot Size: POL
Term: 3 Years
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: M1

Sprinklered: Yes
Clear Height: 18'
GL Doors/Dim: 1 / 10'x12'
DH Doors/Dim: 0
A: 100 V: 120/208 O: 3 W: 4
Construction Type: Tiltwall
Const Status/Year Blt: Existing / 1986
Whse HVAC: No
Parking Spaces: 3 / Ratio: 1.7:1/
Rail Service: No
Specific Use: Warehouse/Office

Office SF / #: 300 SF / 1
Restrooms: 1
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: Now
Vacant: Yes
To Show: Call broker
Market/Submarket: Conejo Valley
APN#: 667014033

Listing Company: Equity Commercial
Agents: [Kent Pierce 805-384-9500](mailto:kent@equitycommercial.com)

Listing #: 25614204

Listing Date: 02/17/2021

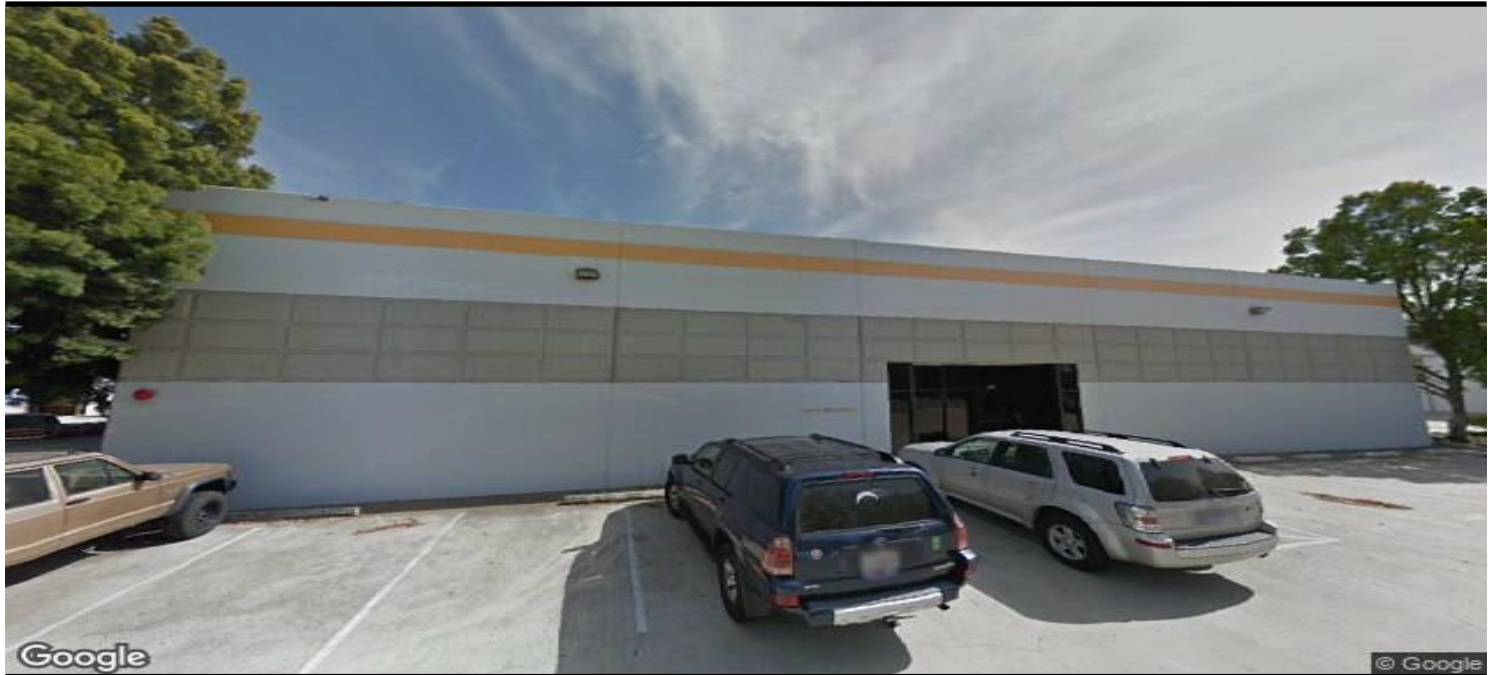
FTCF: CB250N000S000/A0AA

Notes: Office SF approximate. Lessee to verify electrical and clear height. No metalworking (including precision machining), no woodworking, no cannabis, CBD or hemp related uses.

Available SF 1,764 SF

Industrial For Lease

Building Size 14,187 SF



Property Name: Rancho Conejo Industrial Center
Address: 1111 Rancho Conejo Blvd, Unit 305, Newbury Park, CA 91320
Cross Streets: Rancho Conejo Blvd/Ventu Park Rd

Small Side-Loader with Excellent Clearance (Approx. 18 ft)
 Easy Freeway (101) Access Via Rancho Conejo Blvd or Wendy Dr
 Gross Lease, No CAM Fees
 One Office, Coffee Bar/Break Area, Restroom, Balance Warehouse
 End Unit on Main Driveway

Lease Rate/Mo:	\$2,293	Sprinklered:	Yes	Office SF / #:	300 SF / 1
Lease Rate/SF:	\$1.30	Clear Height:	18'	Restrooms:	1
Lease Type:	Gross	GL Doors/Dim:	1 / 10'x12'	Office HVAC:	Heat & AC
Available SF:	1,764 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	0 SF
Minimum SF:	1,764 SF	A: 100 V: 120/208 O: 3 W: 4		Include In Available:	No
Prop Lot Size:	POL	Construction Type:	Tiltwall	Unfinished Mezz:	0 SF
Term:	3 Years	Const Status/Year Blt:	Existing / 1986	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 3 / Ratio: 1.7:1/		Vacant:	Yes
Taxes:	No	Rail Service:	No	To Show:	Call broker
Yard:	No	Specific Use:	Warehouse/Office	Market/Submarket:	Conejo Valley
Zoning:	M1			APN#:	667014033

Listing Company: Equity Commercial
Agents: [Kent Pierce 805-384-9500](mailto:kent@equitycommercial.com)

Listing #: 25614184 **Listing Date:** 02/17/2021 **FTCF:** CB250N000S000/A0AA

Notes: Office SF approximate. Lessee to verify electrical and clear height. No metalworking (including precision machining), no woodworking, no cannabis, CBD or hemp related uses.