

Available SF 9,358 SF

Industrial For Lease

Building Size 125,514 SF



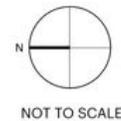
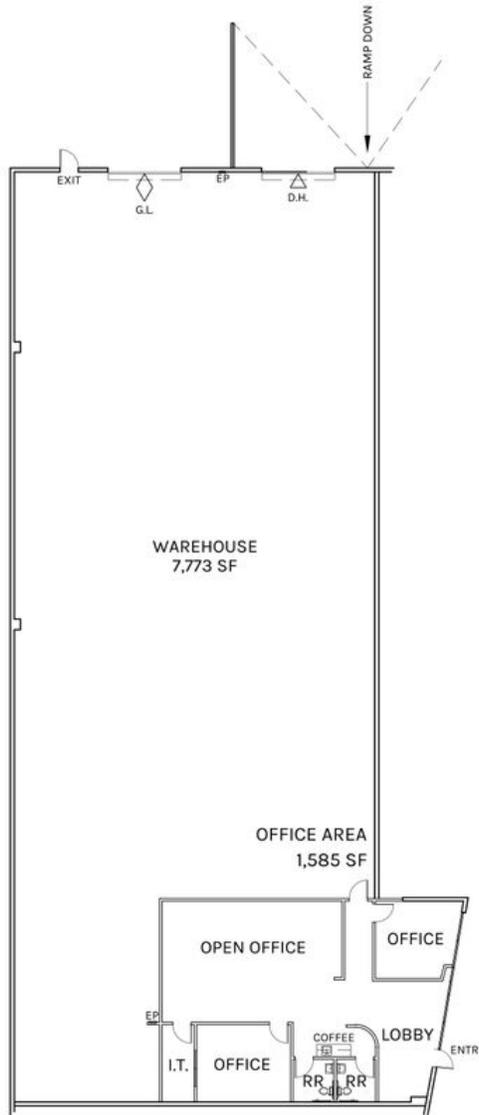
Property Name: Del Norte Business Park
Address: 701 N Del Norte Blvd, Unit 200, Oxnard, CA 93030
Cross Streets: N Del Norte Blvd/Camino Del Sol

Excellent 101 Freeway Access via the Del Norte On/Off Ramp
 Prime Location 1 Mile Off The Freeway
 Institutionally Managed and Maintained
 Dock High and Ground Level Loading
 Multi-Tenant Complex
 Flexible M1 Zoning

Lease Rate/Mo:	\$11,230	Sprinklered:	Yes	Office SF / #:	1,585 SF / 4
Lease Rate/SF:	\$1.20	Clear Height:	19'	Restrooms:	2
Lease Type:	Modified Gross / Op. Ex: \$0.12	GL Doors/Dim:	1 / 12'x14'	Office HVAC:	Heat & AC
Available SF:	9,358 SF	DH Doors/Dim:	1 / 12'x14'	Finished Ofc Mezz:	0 SF
Minimum SF:	9,358 SF	A: 200 V: 120/208 O: 3 W: 4		Include In Available:	No
Prop Lot Size:	POL	Construction Type:	TILT UP	Unfinished Mezz:	0 SF
Term:	3-5 years	Const Status/Year Blt:	Existing / 2000	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 18 / Ratio: 1.9:1		Vacant:	Yes
Taxes:	\$143,833 / 2025	Rail Service:	No	To Show:	Call broker
Yard:	No	Specific Use:	Warehouse/Distribution	Market/Submarket:	Oxnard/Port Hueneme
Zoning:	M1			APN#:	216021101
Listing Company:	CBRE, Inc				
Agents:	John Cardona 805-288-4674 , Dexter Wilkerson 805-288-4668				
Listing #:	43183722	Listing Date:	08/18/2025	FTCF:	CB300Y125S000/OAA
Notes:	Call broker to show. Taxes for entire complex. Tenant to verify all information herein. Plus estimated CAM of \$0.12/SF.				

701 DEL NORTE BLVD., Unit 200
Oxnard

OVERALL FLOOR PLAN
9,358 SF



PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.