

Available SF 5,961 SF

Industrial For Lease

Building Size 125,514 SF



Property Name:

Del Norte Business Park

Address:

701 N Del Norte Blvd, Unit 155, 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
Multi-Tenant Complex
Flexible M1 Zoning

Lease Rate/Mo: \$6,855
Lease Rate/SF: \$1.15
Lease Type: Modified Gross / Op. Ex: \$0.13
Available SF: 5,961 SF
Minimum SF: 5,961 SF
Prop Lot Size: POL
Term: 3-5 Years
Sale Price: NFS
Sale Price/SF: NFS
Taxes: \$140,295 / 2024
Yard: No
Zoning: M1

Sprinklered: Yes
Clear Height: 16'-18'
GL Doors/Dim: 1 / 10'x12'
DH Doors/Dim: 1 / 10'x12'
A: 200 V: 120/208 O: 3 W: 4
Construction Type: TILT UP
Const Status/Year Blt: Existing / 2000
Whse HVAC: No
Parking Spaces: 12 / Ratio: 2.0:1/
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: 543 SF / 3
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: Oxnard/Port Hueneme
APN#: 216021101

Listing Company: CBRE, Inc
Agents: [John Cardona 805-288-4674](#), [Dexter Wilkerson 805-288-4668](#)

Listing #: 40004226

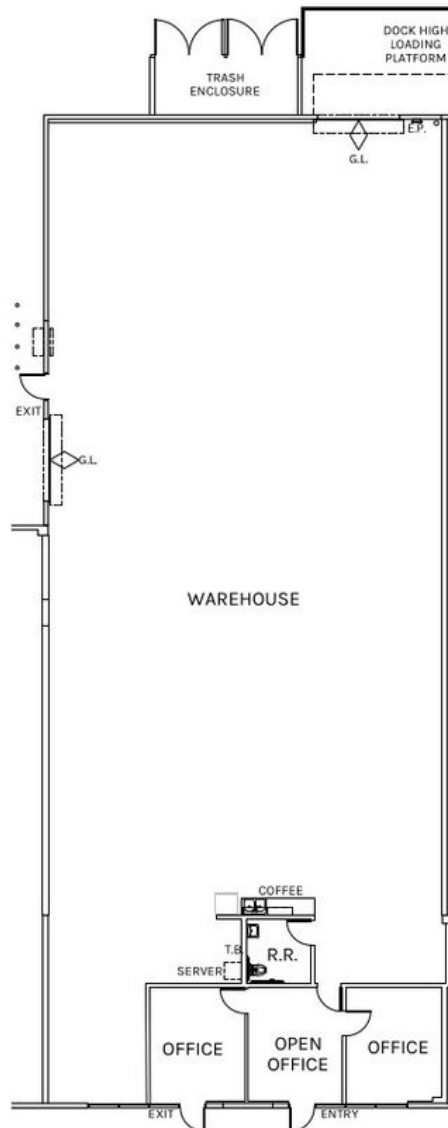
Listing Date: 03/25/2024

FTCF: CB300Y125S000/OAA

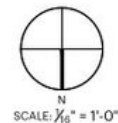
Notes: Call broker to show. Taxes for entire complex. Tenant to verify all information herein. Plus estimated CAM of \$0.13/SF. Truck high loading is shared with adjacent unit.

701 Del Norte Boulevard, Unit 155 Oxnard

OVERALL FLOOR PLAN
5,961 SF



WAREHOUSE: 5,418 SF
OFFICE: 543 SF
TOTAL: 5,961 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.