

Available SF 3,402 SF

Industrial For Lease

Building Size 16,554 SF



Address: 1501-1503 Palma Dr, Ventura, CA 93003

Cross Streets: Palma Dr/Valentine Rd

Well Maintained Industrial Complex
 Excellent 101 Freeway Access
 Close To Major Amenities
 Multi-Tenant Complex
 M2 Industrial Zoning
 Palma Dr Frontage

Lease Rate/Mo: \$4,933
Lease Rate/SF: \$1.45
Lease Type: Modified Gross / Op. Ex: \$0.08
Available SF: 3,402 SF
Minimum SF: 3,402 SF
Prop Lot Size: POL
Term: 2-5 Years
Sale Price: NFS
Sale Price/SF: NFS
Taxes: \$33,921 / 2025
Yard: No
Zoning: M-2

Sprinklered: No
Clear Height: 12'
GL Doors/Dim: 3 / 10'x10'
DH Doors/Dim: 0
A: 70 V: 120/208 O: 3 W: 4
Construction Type: Masonry
Const Status/Year Blt: Existing / 1976
Whse HVAC: No
Parking Spaces: 6 / **Ratio:** 1.8:1
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: TBD
Restrooms: 1
Office HVAC: None
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 03/01/2026
Vacant: No
To Show: Call broker
Market/Submarket: Ventura
APN#: 084-0-011-055

Listing Company: CBRE, Inc
Agents: [Dexter Wilkerson 805-288-4668](mailto:dexter.wilkerson@cbre.com)
Listing #: 44114387
Notes: Call broker to show. Tenant to pay separately metered utilities. Tenant to verify all information herein.

Listing Date: 01/07/2026

FTCF: CB250N000S000