

PEPPERTREE BUSINESS PARK

3833 OLD CONEJO ROAD | NEWBURY PARK, CA



2,520 INDUSTRIAL SPACE AVAILABLE FOR LEASE

For More Information
Please Contact:

GRANT HARRIS

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www.LeeVentura.com

Lee & Associates - LA North/Ventura, Inc.
Corporate ID #01191898
A Member of the Lee & Associates
Group of Companies
2775 N. Ventura Road, Suite 201
Oxnard, CA 93036

PROPERTY HIGHLIGHTS

- Rare Small Industrial Unit
- Pristine Business Park Environment
- Close Proximity to 101 Freeway
- **Lease Rate:** \$1.45 PSF Gross*
- * Plus a \$.05 PSF common area maintenance (CAM) fee



Tenant to Verify all Information

All information furnished regarding the property is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof. This information is submitted subject to errors, omissions, change of price or terms, prior sale or lease, or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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PROPERTY SPECIFICATIONS

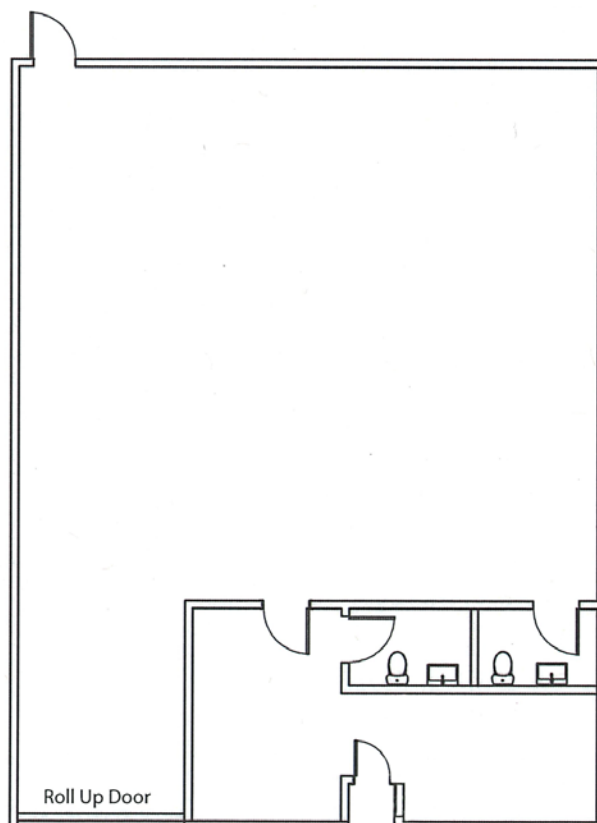
Available SF	2,520 SF
Office SF	500 SF
Land SF	108,029 SF
Lease Rate	\$1.45 PSF Gross
Loading	1 Ground Level (12'x14')
Clear Height	16 Feet
Power	100A 120/240V
Parking	5 Spaces

LEASE INFORMATION

Lease Rate	\$3,654.00 per month
Price Rate PSF	\$1.45*

* Plus a \$.05 PSF Common Area Maintenance (CAM) fee

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**LEE &
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COMMERCIAL REAL ESTATE SERVICES

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