

For Lease

JEFFREY R. BECKER CCIM . CPM . RPA

805.653.6794

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CA DRE #01213236

40 SOUTH ASH STREET | VENTURA, CA 93001 | 805.653.6794 | [BECKERGRP.COM](http://BECKERGRP.COM)



### PROPERTY DESCRIPTION

Executive Office Space available on Figueroa Street, in Downtown Ventura. The property is comprised of three beautifully restored Victorian Homes. The homes were built in the late 1800's by the Elwell family, early Ventura pioneers, and are now historical landmarks. Walk to all that Downtown Ventura offers: the San Buenaventura Mission, fine restaurants, shopping, entertainment, beach, pier, the Ventura Fairgrounds, the Amtrak Station, and more.

Landlord provides common furnished reception area and restrooms. All utilities and janitorial are included. No CAM charges. 24/7 access. Easy 101 freeway access. Free street and on-site parking.

Suite 5 features first floor office with sink and bay window.

### CONTACT INFO

To find out more, or setup a tour, please contact:  
Jenny Petty | 805.653.6794 ext. 203 | [jpetty@beckergroup.com](mailto:jpetty@beckergroup.com)

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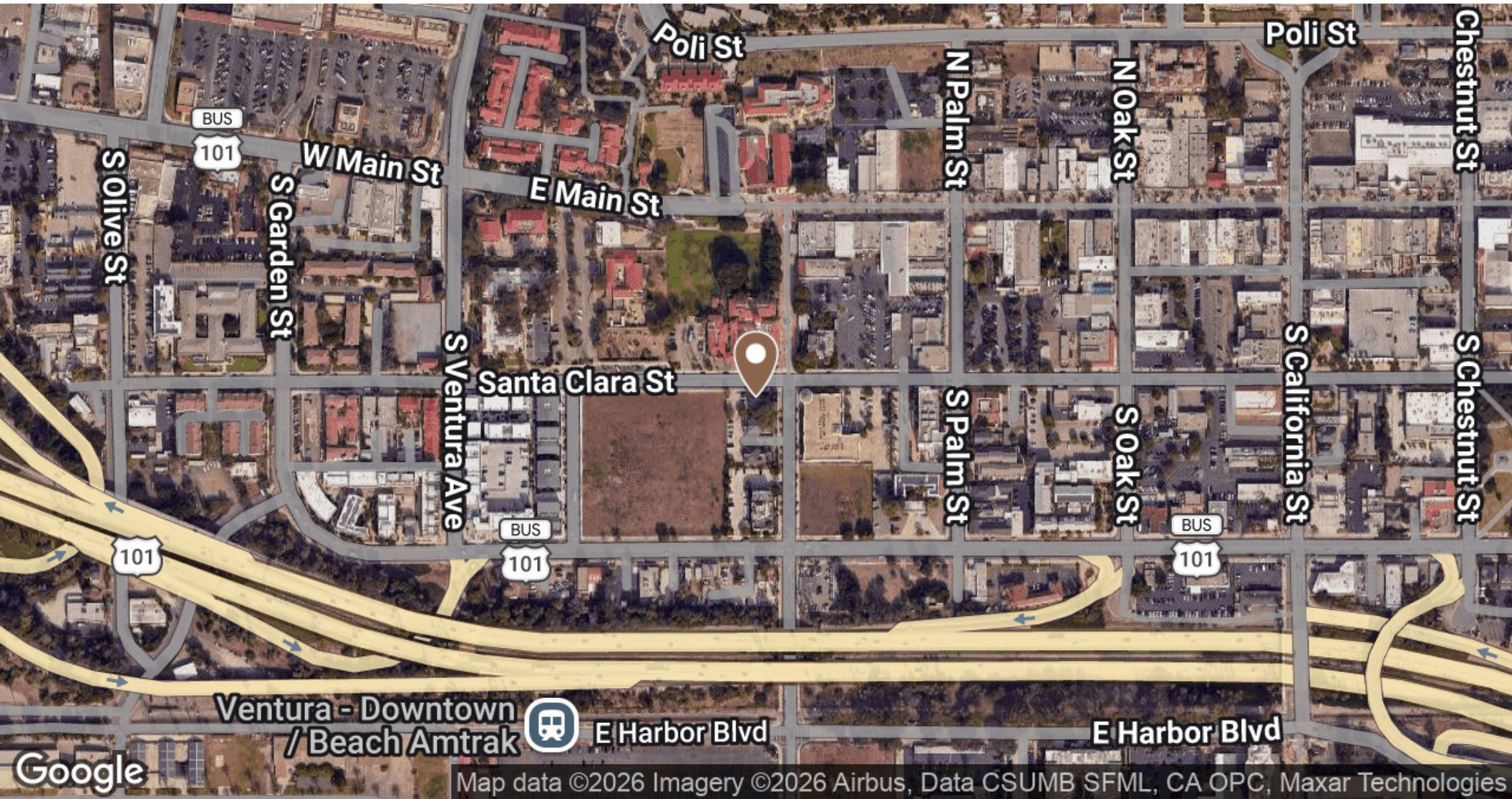
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### OFFERING SUMMARY

Lease Rate:	\$4.74 SF/month (Full Service)
Available SF:	290 SF
Building Size:	4,064 SF

SPACES	LEASE RATE	SPACE SIZE
107-5	\$4.74 SF/month	290 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,366	12,891	21,439
Total Population	7,733	33,473	53,920
Average HH Income	\$61,416	\$70,219	\$75,123



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