

2661 | Hueneme Bay Center
Ventura Road | PORT HUENEME CA



PRIME RETAIL SPACE FOR LEASE

2661 Ventura Road Port Hueneme CA 93041

Close- Proximity To Naval Base Ventura County



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COMMERCIAL REAL ESTATE, INC.

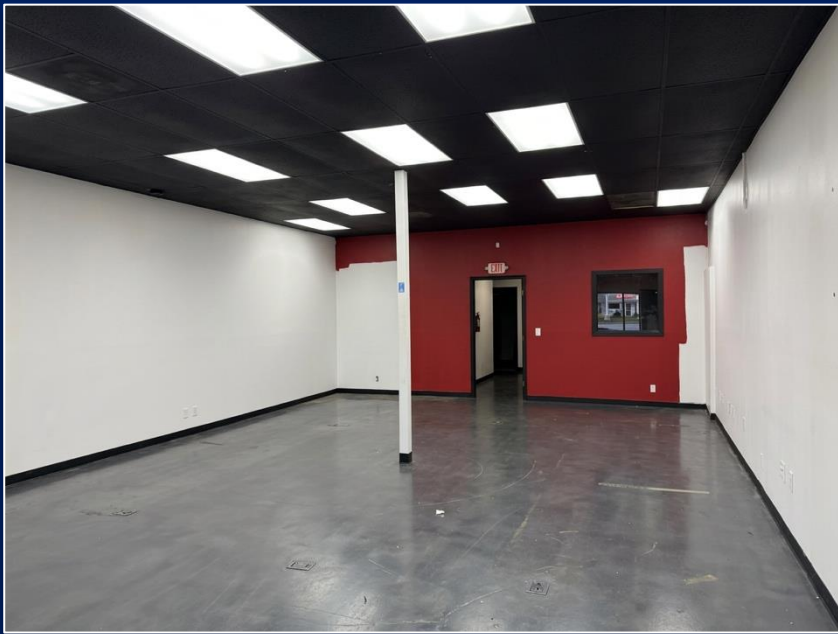
Available: 1,901 Rentable Sq. Ft.

\$1.95 / Foot NNN

3600 South Harbor Blvd. Oxnard CA, 93035. Phone: (805) 985-1007 Fax: (805) 725-3122

Info@BuengerInc.com www.BuengerInc.com

CalDRE License: 1378022



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Available

- Address: 2661 Ventura Road, Port Hueneme CA 93041
- Square Footage: 1,901 RSF
- Base rent: \$1.95/ foot
- NNN charges: approximately \$.68 per foot monthly
- Occupancy: Immediate
- Position: In-line
- Condition: Fully Built Out
- Restroom: Private
- Lease Term: Negotiable 3-5 years
- Landlord will consider buildout.



Average Household Income

- 1 Mile: \$79,875
- 3 Miles: \$83,523
- 5 Miles: \$86,792



Population

- 1 Mile: 35,522
- 3 Miles: 185,552
- 5 Miles: 241,189



Traffic Count

- 55,300 at S. Ventura Road
& E. Channel Islands Blvd.



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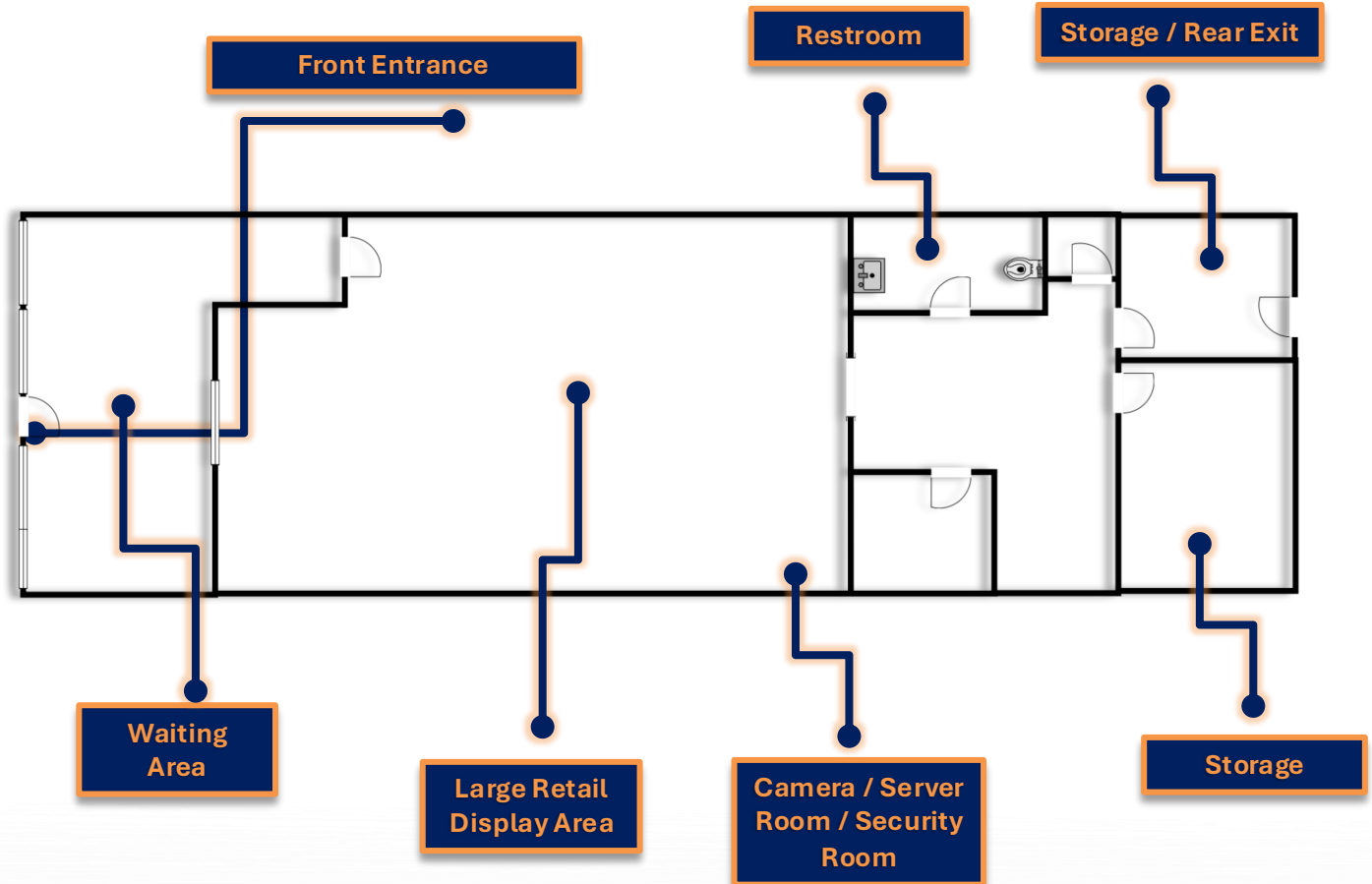
FLOOR PLAN

Perfect for a multitude of uses

- Gym
- Assembly
- General Retail
- Office use

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Join these Tenants

- USA Gas Station
- Denny's
- Kentucky Fried Chicken
- Dollar Tree
- From the Earth
- Lo Mejor de Jalisco Restaurant
- Skunk Masters



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**LO MEJOR
DE JALISCO**

2661 Ventura Road.



FROM THE EARTH



LA BONITA



Smart&Final



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