

# INDUSTRIAL FOR LEASE

2241 Madera Road, Simi Valley, CA 93065



**14,080 SF INDUSTRIAL BUILDING AVAILABLE FOR LEASE**

## PROPERTY HIGHLIGHTS

- High Visibility and Main Street Frontage
- Excellent Multi-Purpose Facility
- Flexible Zoning, Business Friendly City
- 400 Amps/208 Volt/3 Phase
- \$1.29 SF/Mo with Low Operating Expenses

For More Information  
Please Contact:

**JOE JUSKO**  
818.223.4397  
jjusko@lee-re.com  
www.jjusko.com  
Lic # 00875413

[www.lee-associates.com](http://www.lee-associates.com)

Lee & Associates - LA North/Ventura, Inc.  
Corporate ID #01191898  
A Member of the Lee & Associates  
Group of Companies  
5707 Corsa Ave, Suite 200  
Westlake Village, CA 991362

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

No warranty or representation is made to the accuracy  
of the foregoing information. Terms of sale or lease and  
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