

# 340 Rosewood Ave. Unit M In Camarillo



**For Sale or Lease**

**1278 Square Feet**

**Be the Landlord to your own business. Your business becomes your Tenant.**

**Create the possibilities to build wealth through real estate ownership.**

**Why rent from someone else when you can own your own commercial real estate?**

*Offered by:*



**NEWBRIDGE**  
REAL ESTATE SERVICES

# Rosewood Professional Center

**Offered at \$340,000 for Sale  
or for Lease at \$1.89 Modified Gross**

Divisible Space - Option to occupy a portion and rent the balance to a Tenant.

Two Entrances

Seller Carry Back Financing Options Available

Own vs. Lease Analysis Available Upon Request

Second Story Location

Easy Access from 101 Freeway

Close to Shopping, Retail and Restaurants

Association Dues are \$540 per month

This information is provided in good faith and with the understanding that reasonable care and due diligence shall be required by anyone using it to make material decisions. As with all real estate transactions, all parties must consult with a qualified professional including but not limited to an attorney before signing any contracts. All measurements are approximate and must be independently confirmed.



**NEWBRIDGE**  
REAL ESTATE SERVICES

**Darin Arrasmith**  
**805.750.1838**  
**Darin@nrespro.com**  
**DRE# 00984115**

# 340 Rosewood Ave. Unit M Camarillo California



**Unit available  
March 1, 2024**

**Call for a showing  
appointment.**

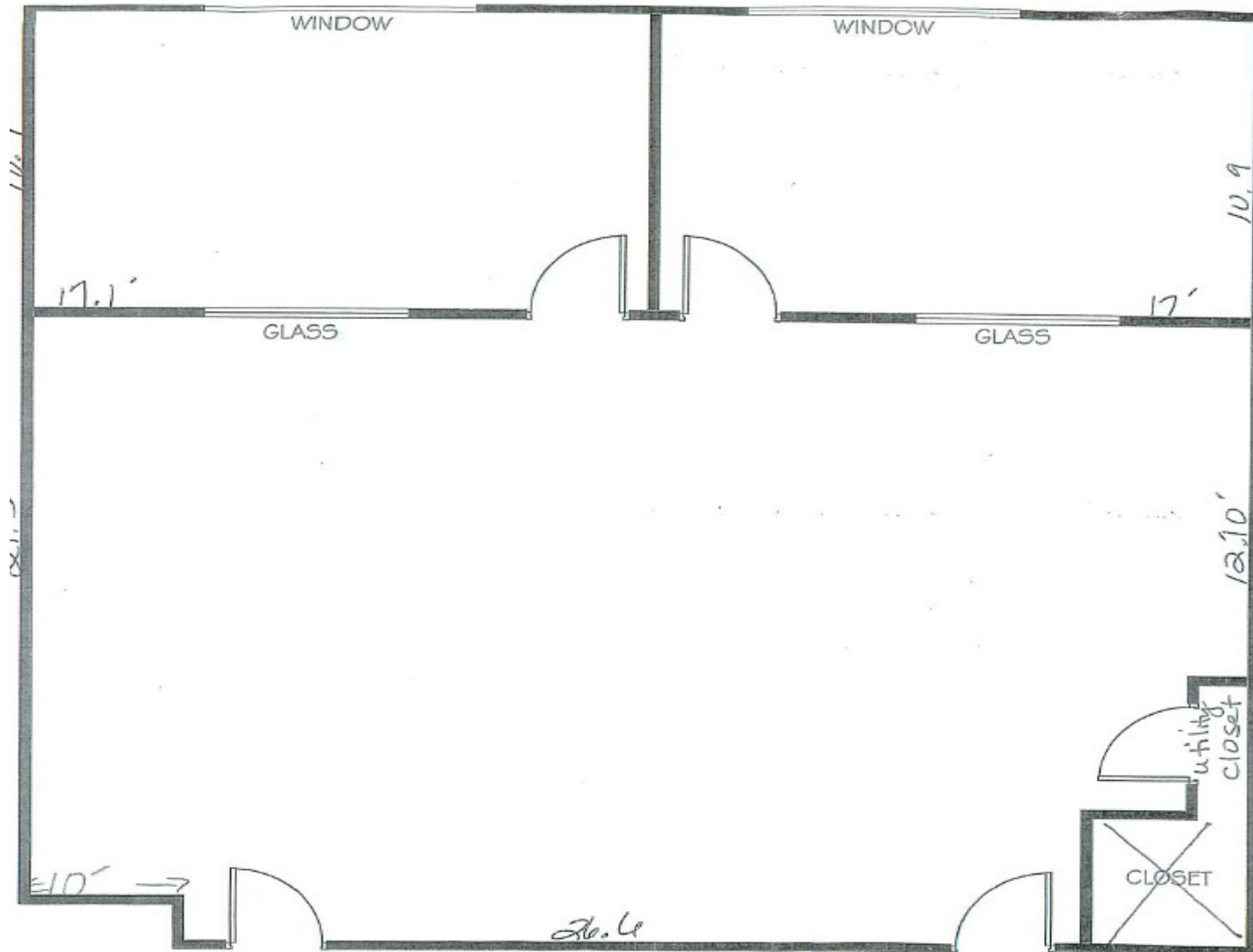
**Do NOT disturb Tenant**



**NEWBRIDGE**  
REAL ESTATE SERVICES

**Darin Arrasmith**  
**805.750.1838**  
**Darin@nrespro.com**  
**DRE# 00984115**

# Rosewood Professional Center



**NEWBRIDGE**  
REAL ESTATE SERVICES

Darin Arrasmith  
805.750.1838  
Darin@nrespro.com  
DRE# 00984115