

**2 MONTHS FREE**  
ON A 3-YEAR TERM

**3 MONTHS FREE**  
ON A 5-YEAR TERM

New leases signed by 6/30/2025. Subject to tenant credit & terms acceptable to landlord.



**SIX UNITS 18,976 – 20,710 SF AVAILABLE FOR LEASE**

BRAND NEW, 32' CLEAR CLASS A WAREHOUSE/DISTRIBUTION FACILITY, 2 DH POSITIONS PER UNIT

**3211 MISSION OAKS BOULEVARD**

Camarillo, CA | Ventura County





## ■ FEATURES

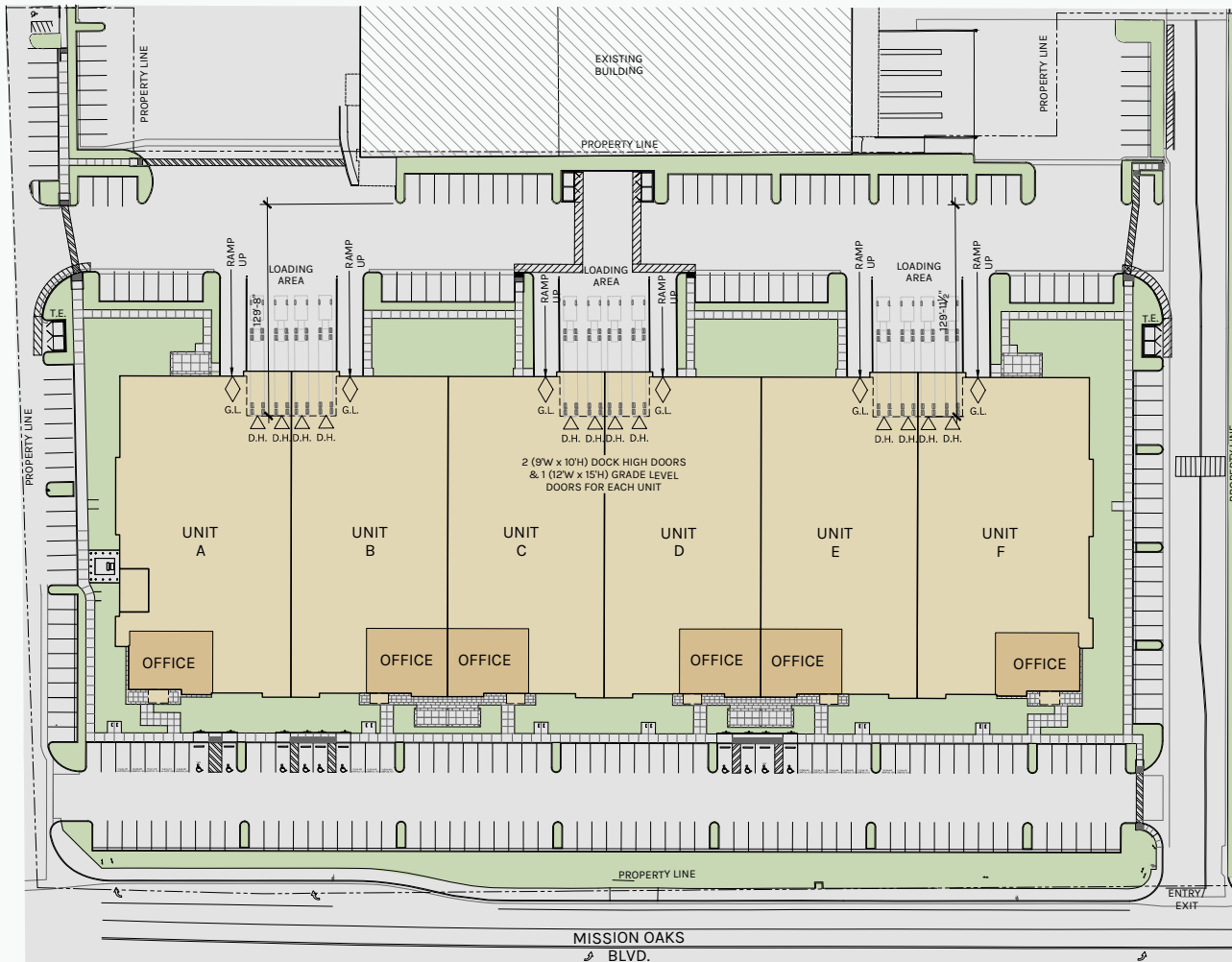
- 32' clear height
- 2 dock-high doors per unit
- 1 grade-level door per unit
- ESFR sprinklers
- 2,400A, 277/488V — 400A per unit
- Approximately 10% office build-out
- HVLS fans reduce effective temperature (up to 5°)
- 60% energy & 75% water savings from efficient building systems and landscaping
- Future EV charging stalls
- Outdoor break areas
- \$1.45/SF modified gross + estimated CAM \$0.06/SF





# **SITE PLAN**

PLAN LAYOUT IS SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM THE PLAN AS SHOWN. ALL INFORMATION PRESENTED IN THIS DRAWING IS PRESUMED TO BE ACCURATE; HOWEVER, TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON THE PLAN ARE FOR CONCEPT ONLY AND WILL BE PROVIDED BY TENANT.



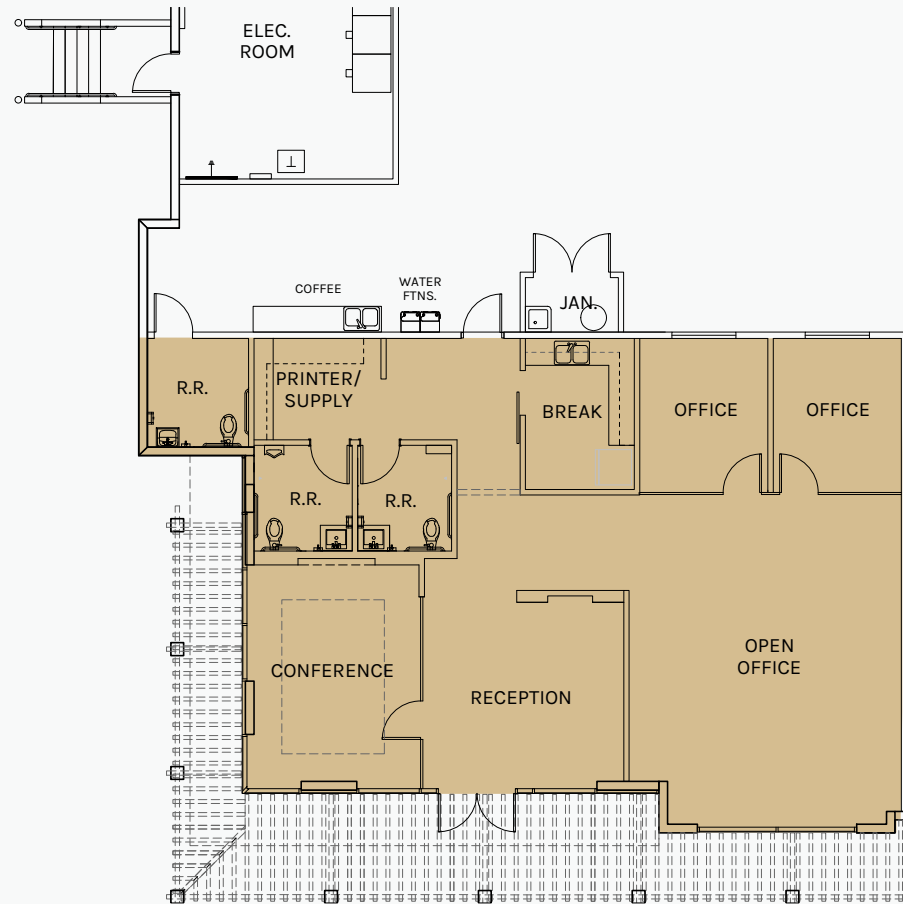
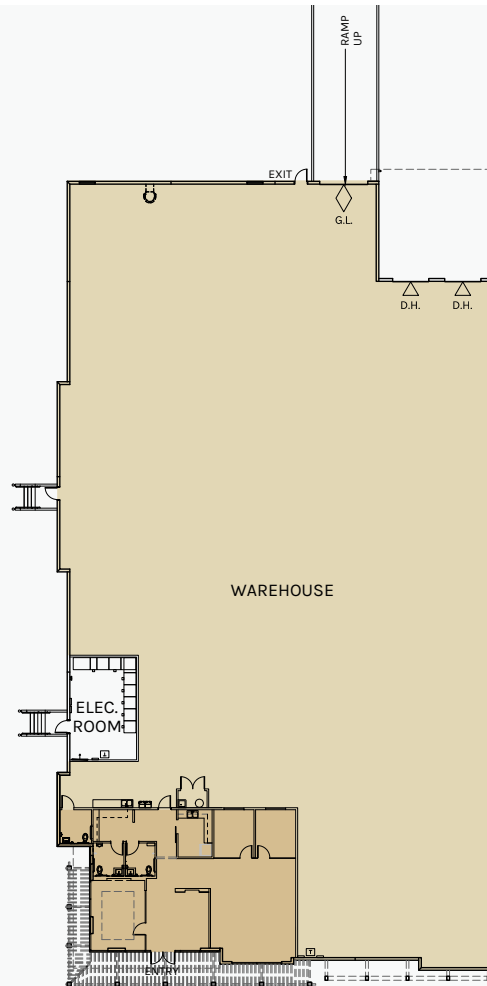
# UNIT A FLOOR PLAN

**20,238 SF**  
UNIT

**18,338 SF**  
WAREHOUSE

**1,900 SF**  
OFFICE

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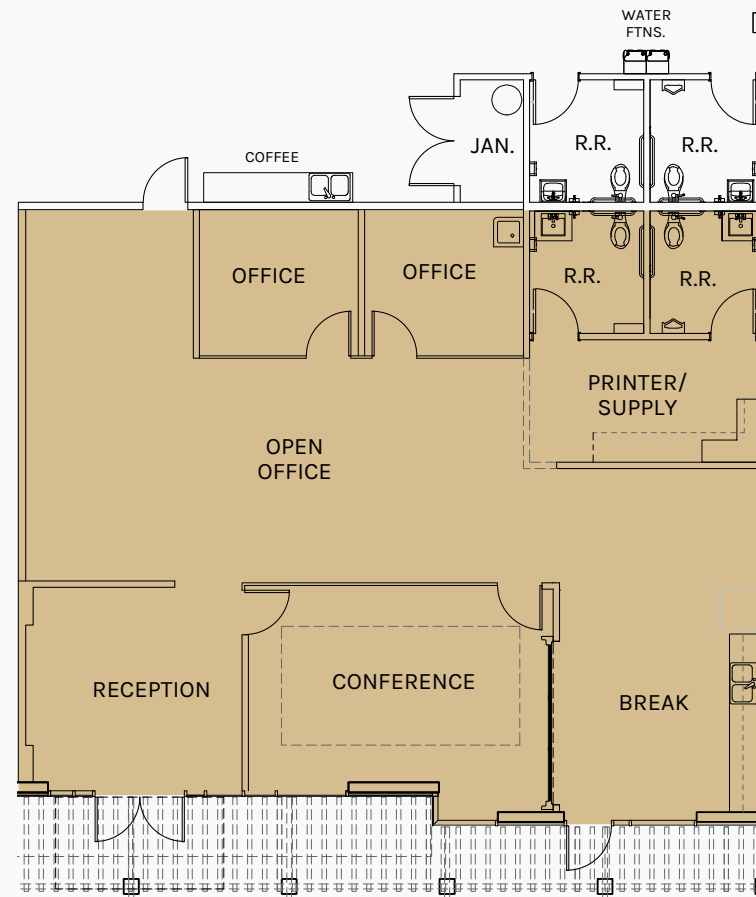
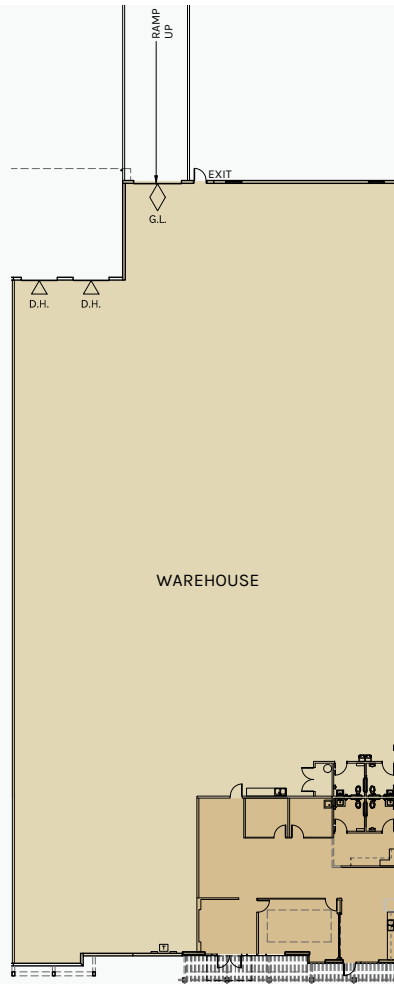
# UNIT B FLOOR PLAN

**18,976 SF**  
UNIT

**16,954 SF**  
WAREHOUSE

**2,022 SF**  
OFFICE

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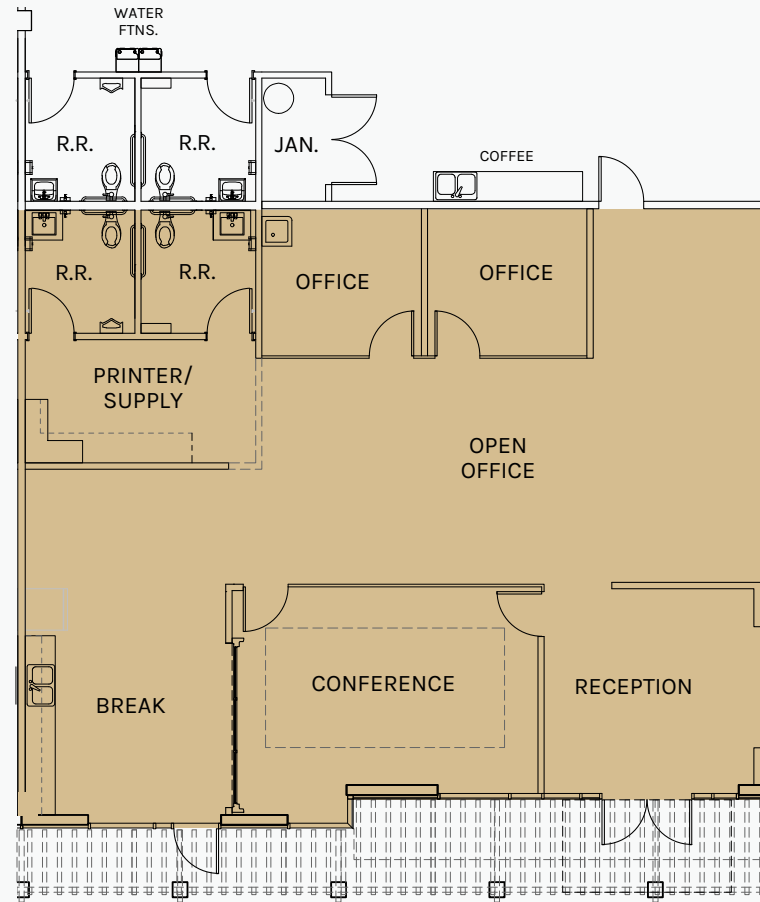
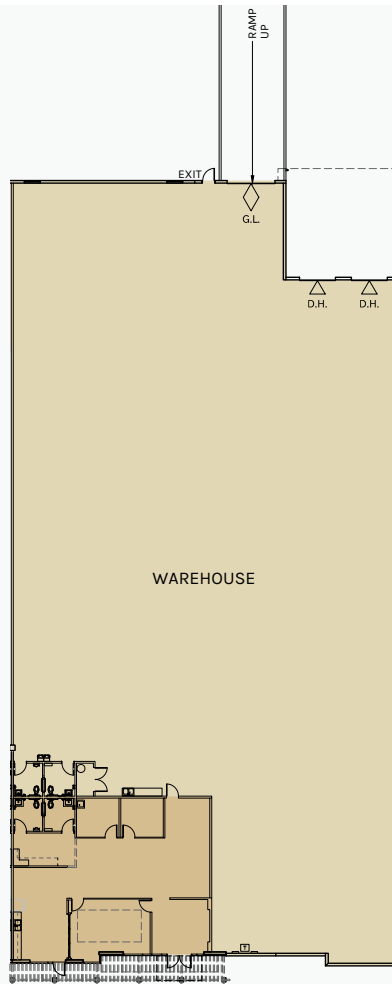
# UNIT C FLOOR PLAN

**18,976 SF**  
UNIT

**16,954 SF**  
WAREHOUSE

**2,022 SF**  
OFFICE

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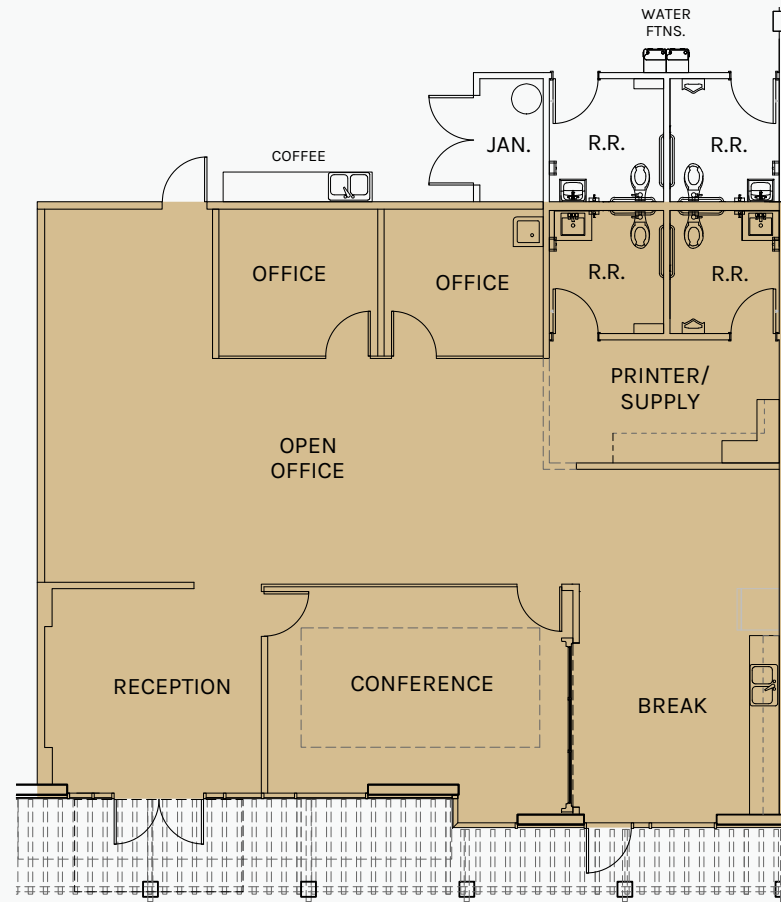
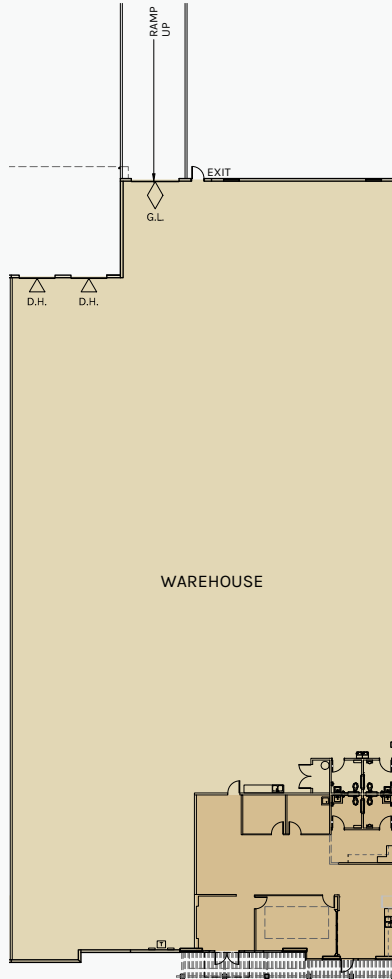
# UNIT D FLOOR PLAN

**18,976 SF**  
UNIT

**16,954 SF**  
WAREHOUSE

**2,022 SF**  
OFFICE

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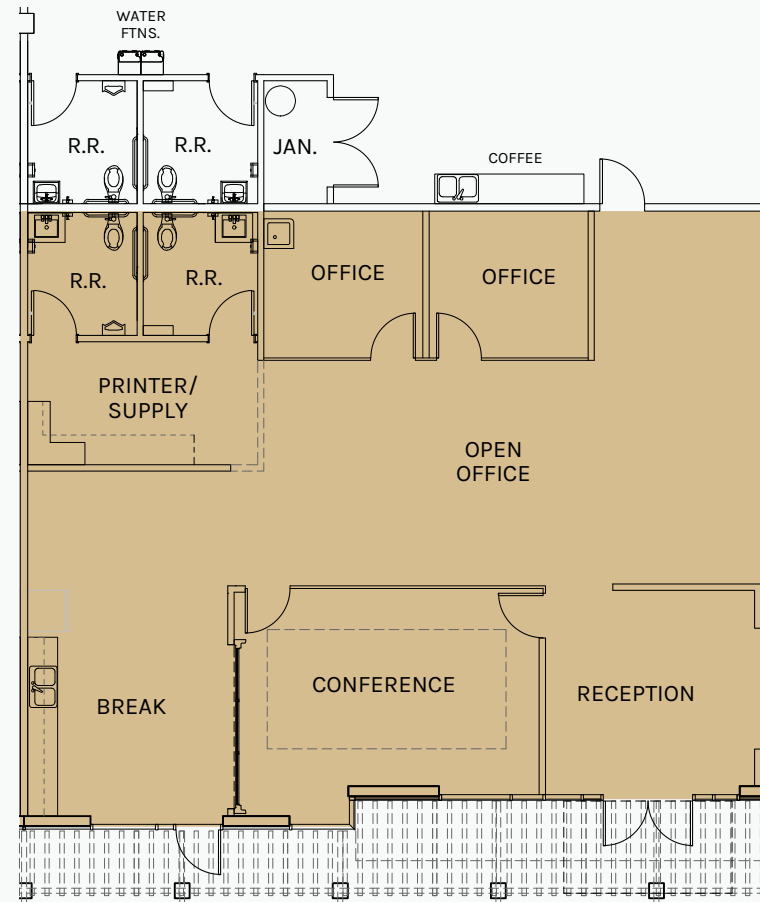
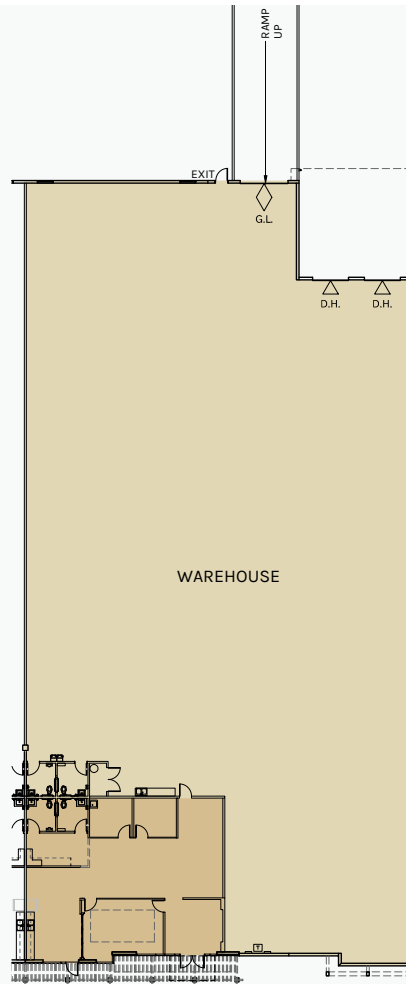
# UNIT E FLOOR PLAN

**18,976 SF**  
UNIT

**16,954 SF**  
WAREHOUSE

**2,022 SF**  
OFFICE

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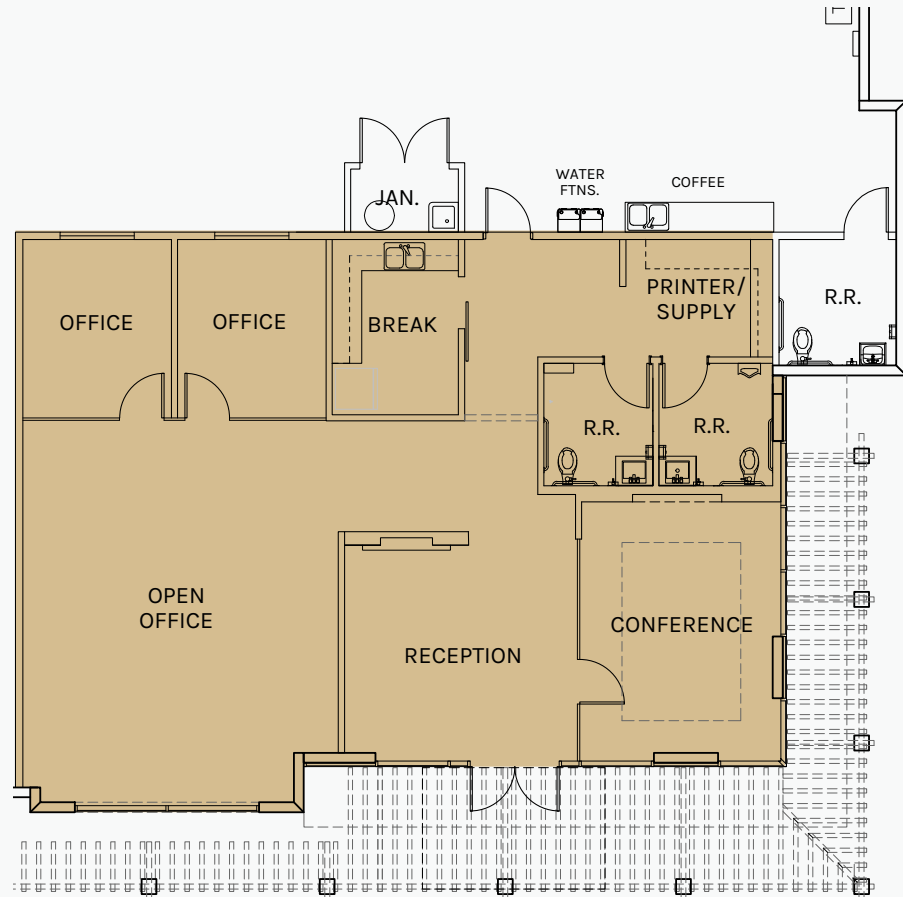
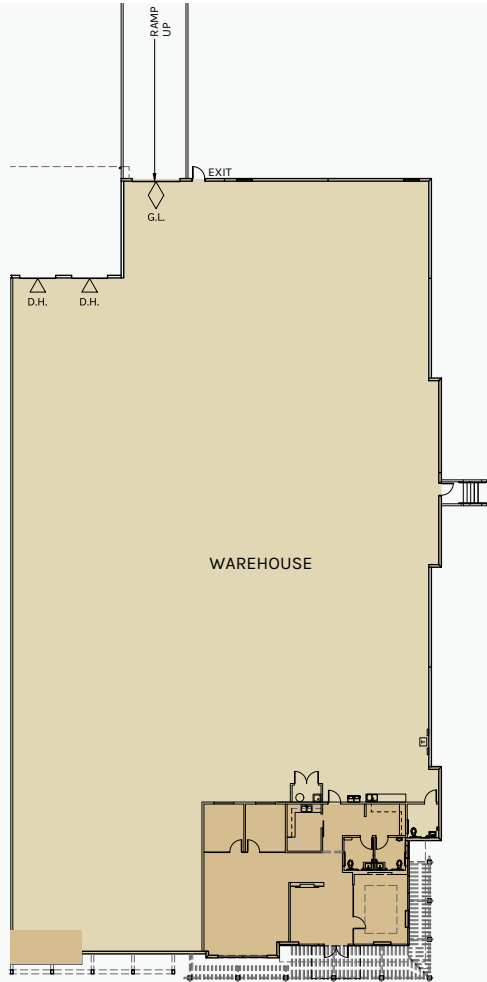
# UNIT F FLOOR PLAN

**20,710 SF**  
UNIT

**18,810 SF**  
WAREHOUSE

**1,900 SF**  
OFFICE

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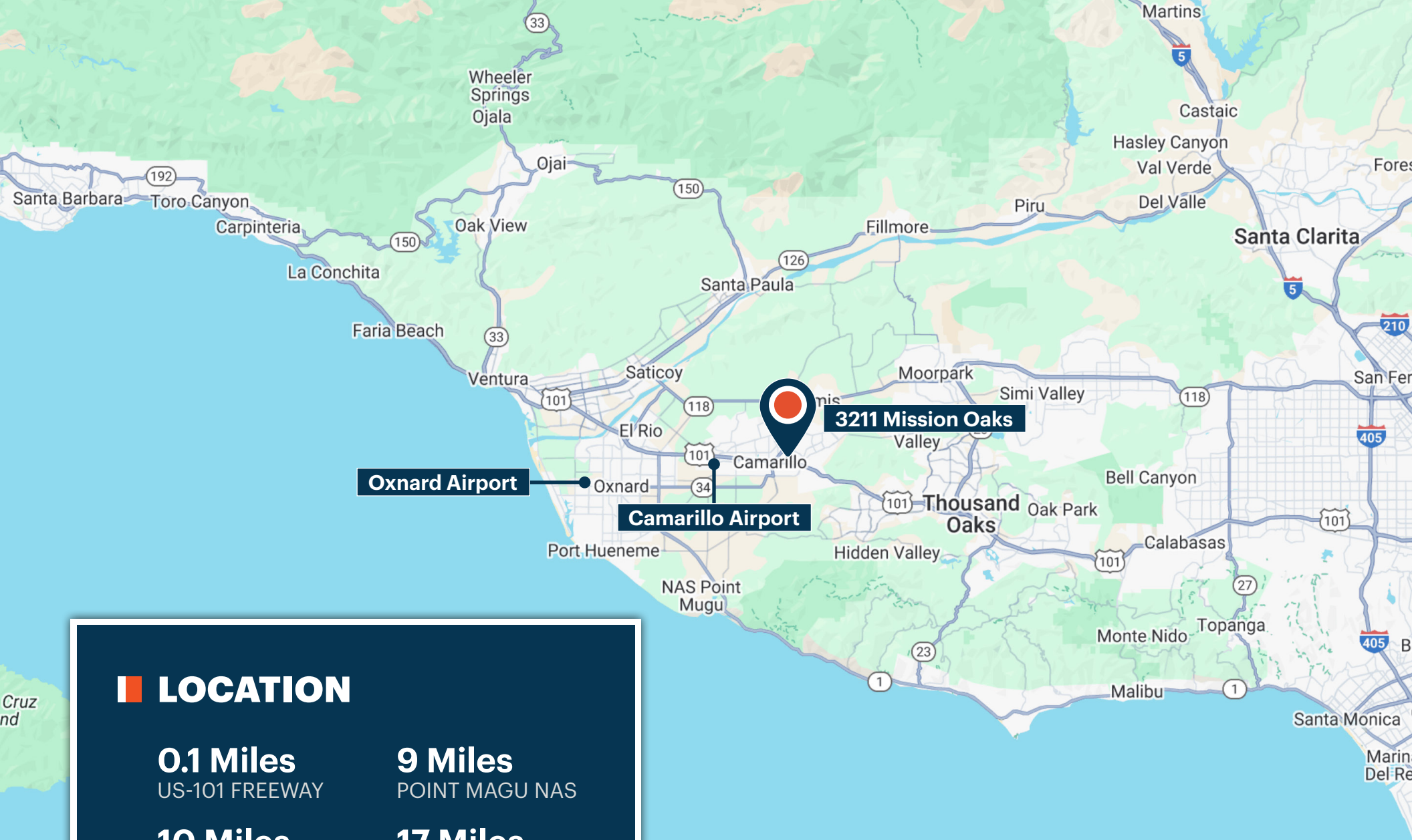
[Click here for 360° Virtual Tour](#)



3211 Mission Oaks Boulevard







**3211 Mission Oaks**

**Oxnard Airport**

**Camarillo Airport**

LOCATION

0.1 Miles

US-101 FREEWAY

10 Miles

PORT HUENEME

9 Miles

POINT MAGU NAS

17 Miles

US-118 FREEWAY







**Rexford  
Industrial**

## Leasing Contacts

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# CBRE

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