

INDUSTRIAL FOR LEASE

AVAIL SF: 5,562

TOTAL BLDG SF: 30,288



ADDRESS 2221 E. CELSIUS AV, UNIT C, OXNARD CA ZIP 93030

High Image Multi-Tenant Complex
Clear Span Warehouse
Oversized, 18' x 14' Loading Door
Great Oxnard Location
No CAM Fees

LEASE RENTAL \$ 6,952.50 /mo Gross \$1.25 Net _____ Term 5 Years, Annual COLA
SALE PRICE \$ NFS Price/SF \$ _____ Possession 2/1/2025 Tax \$ TBD Yr _____
Avail SF 5,562 Power A 400 V 120-208 Ø 3 W 4
Min. SF 5,562 Heat NONE Cooling NONE PWR Notes VERIFY
Land SF 71,857 Truck Hi Pos 0 Dim _____
Const CTU Roof _____ Grd Lev Drs 1 Dim 18' x 14'
Rail NONE Unfin Ofc Mezz SF TBD Incl in Avail SF N Restrooms: 2
Sprinklered Unknown Type Min Clear Height 15 OFFICE DATA Office SF 896 # 3
Pkg 11 Yard No Yr Blt 1991 A/C Y Heat Y Fin Ofc Mezz SF TBD Incl in Avail SF N
Thomas Bk Pg# 523-B5 Zone ML To Show Call Broker - FOR APPOINTMENT Sp. Feat. FLEX,PARK
AGENT Mike Wax, SIOR (805)844-1000 Region VEN Listing # _____
FIRM IPA Commercial
FTCF _____ Notes Tenant to verify all information. No CAM fees.



(805) 844-1000