

FOR SALE INDUSTRIAL & OFFICE CONDOMINIUMS

TOLD Center Camarillo • 3222 Corte Malpaso • Camarillo, CA 93012



PROPERTY HIGHLIGHTS:

- TOLD Center Camarillo
- Small Industrial & Office Suites For Sale
- Beautifully-maintained, Mixed-use Business Park
- Fully-refurbished Under City of Camarillo Permits
- Current ADA and CA Title 24 Standards
Including New LED Lighting
- New HVAC & Ducting
- Fully Funded Reserves
- Freeway Convenient



KENT PIERCE

PRESIDENT

805.384.9500

Kent@equitycommercial.com

Lic # 01411751

1203 Flynn Road, Suite 240 | Camarillo, California 93012 | 805.384.9500 | License #: 01411751 | www.equitycommercial.com

The information contained herein has been obtained from sources deemed to be reliable. While we have no reason to doubt its accuracy, we do not guarantee it. Please verify independently from appropriate professionals. (c) 2013 Equity Commercial Real Estate Services, Inc.



FOR SALE INDUSTRIAL & OFFICE CONDOMINIUMS

TOLD Center Camarillo • 3222 Corte Malpaso • Camarillo, CA 93012

OVERVIEW OF AVAILABLE UNITS

UNIT(S)	SIZE	TYPE	PRICE	
203	1,558sf	INDUSTRIAL	\$675,000	SOLD
204	1,446sf	INDUSTRIAL	\$637,500	
205	1,446sf	INDUSTRIAL	\$637,500	
204/205	1,558sf	INDUSTRIAL	\$1,253,000	
203/204/205	4,450sf	INDUSTRIAL	\$1,928,000	
208	1,974sf	INDUSTRIAL	\$789,000	



KENT PIERCE

PRESIDENT

805.384.9500

Kent@equitycommercial.com

Lic # 01411751

1203 Flynn Road, Suite 240 | Camarillo, California 93012 | 805.384.9500 | License #: 01411751 | www.equitycommercial.com

The information contained herein has been obtained from sources deemed to be reliable. While we have no reason to doubt it's accuracy, we do not guarantee it. Please verify independently from appropriate professionals. (c) 2013 Equity Commercial Real Estate Services, Inc.

EQUITY
COMMERCIAL

FOR SALE INDUSTRIAL & OFFICE CONDOMINIUMS

TOLD Center Camarillo • 3222 Corte Malpaso • Camarillo, CA 93012

UNITS 204 & 205 FEATURES & HIGHLIGHTS:



WAREHOUSE

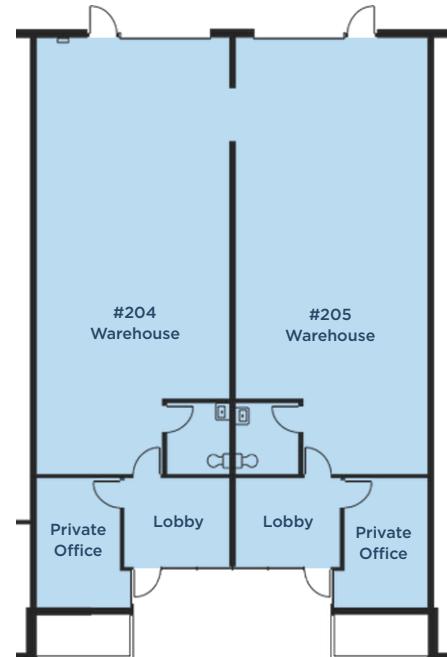
- Full Height Wall Separation from Office Area
- Concrete Flooring Sanded and Sealed
- Freshly Painted
- R-30 Ceiling Insulation
- LED Warehouse Lighting with Motion Sensor
- Skylight
- 200 AMP, 120/208 Volt, 3 Phase, 4 Wire Power (200 amps per unit)
- Conduit Installed for Easy Installation of Telecommunications Wiring
- 10' X 10' Rear Roll-Up Loading Door

PRIVATE RESTROOM

- Enlarged to Meet Current ADA Requirements
- Luxury Vinyl Tile Flooring
- All New Plumbing Fixtures, FRP and Stainless Steel Accessories
- Access Panel for Water Shut-off

OFFICES

- Luxury Vinyl Tile in Reception, High-grade Carpet in Private Office
- New Ceiling Grid and Acoustic Ceiling Tiles
- New Carrier Split-system HVAC Heat Pump (19.4 SEER) with Insulated Ducting to Meet 2024 California Title 24 Requirements)
- Flat-panel LED Lighting Adjustable for Brightness and Color Temperature



KENT PIERCE

PRESIDENT

805.384.9500

Kent@equitycommercial.com

Lic # 01411751

1203 Flynn Road, Suite 240 | Camarillo, California 93012 | 805.384.9500 | License #: 01411751 | www.equitycommercial.com

The information contained herein has been obtained from sources deemed to be reliable. While we have no reason to doubt its accuracy, we do not guarantee it. Please verify independently from appropriate professionals. (c) 2013 Equity Commercial Real Estate Services, Inc.

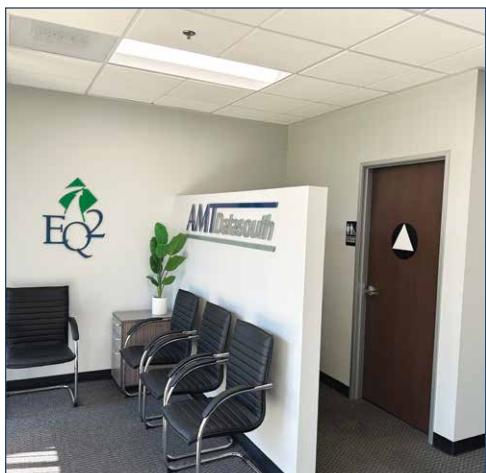


FOR SALE

INDUSTRIAL & OFFICE CONDOMINIUMS

TOLD Center Camarillo • 3222 Corte Malpaso • Camarillo, CA 93012

UNIT 208 FEATURES & HIGHLIGHTS:



TURN-KEY OFFICE SUITE

- Includes:
 - Reception
 - Conference Room
 - In-Suite Restroom
 - Four Prive Offices
 - Bullpen Areas
 - Coffee Bar/Kitchenette
 - Server Room
- Extensive Window Line with Floor to Ceiling Glass
- Exclusive Building Signage Rights
- Fully-Funded OA Reserves
- End Unit on Quiet Cul de Sac
- Lush Landscaping
- Beautifully Maintained Business Park
- FIOS Fiber



KENT PIERCE

PRESIDENT

805.384.9500

Kent@equitycommercial.com

Lic # 01411751

1203 Flynn Road, Suite 240 | Camarillo, California 93012 | 805.384.9500 | License #: 01411751 | www.equitycommercial.com

The information contained herein has been obtained from sources deemed to be reliable. While we have no reason to doubt its accuracy, we do not guarantee it. Please verify independently from appropriate professionals. (c) 2013 Equity Commercial Real Estate Services, Inc.

