

MOORPARK COMMERCE CENTER
5140-5148 COMMERCE AVE.
INDUSTRIAL FOR LEASE
MOORPARK, CA 93021



Professionally managed by:

Dolphin Partners, Inc.

GRANT FULKERSON, SIOR
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DRE# 01483890

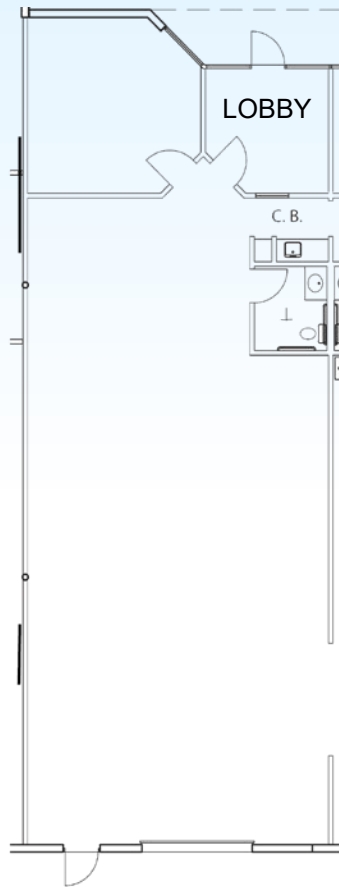
ERICA BALIN
Principal
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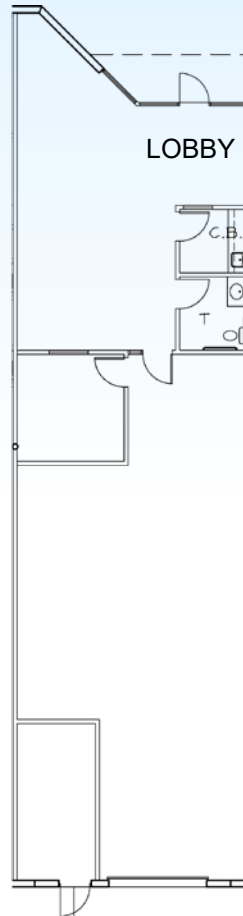
LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

SPECS & FLOOR PLANS

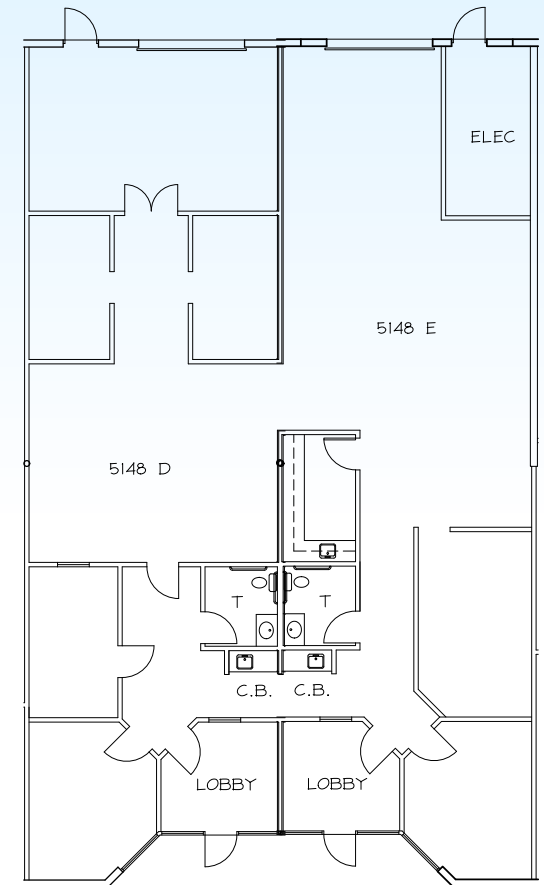
SPECIFICATIONS	UNIT 5142 B
TOTAL SF	2,083 SF
LOADING	1 Ground Level
CLEAR HEIGHT	16 Feet
POWER	200 Amps 120-208
LEASE RATE	\$1.40 PSF MG
CAM	\$0.05 PSF
AVAILABLE	Now



SPECIFICATIONS	UNIT 5146 B
TOTAL SF	1,939 SF
LOADING	1 Ground Level
CLEAR HEIGHT	16 Feet
POWER	200 Amps 120-208
LEASE RATE	\$1.40 PSF MG
CAM	\$0.05 PSF
AVAILABLE	Now



SPECIFICATIONS	UNIT 5148 D/E
TOTAL SF	3,722 SF
LOADING	2 Ground Level
CLEAR HEIGHT	16 Feet
POWER	400 Amps 120-208
LEASE RATE	\$1.40 PSF MG
CAM	\$0.05 PSF
AVAILABLE	December 1, 2023



NOT TO SCALE / SUBJECT TO CHANGE

SITE PLAN



NEW LOS ANGELES AVE / 118 FWY



PROFESSIONAL
BUSINESS PARK
ENVIRONMENT



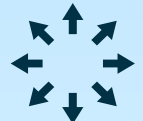
PRISTINE
COMMON
AREAS



IMMEDIATE ACCESS
TO HIGHWAY 118



PROFESSIONALLY
OWNED & MANAGED



OPPORTUNITY
FOR EXPANSION
WITHIN THE PARK



N Commerce Ave

5140

5148

5146

5142

5144

W Los Angeles Ave

