

Available SF 2,162 SF

Industrial For Lease

Building Size 12,905 SF



Property Name: Moorpark Commerce Center
Address: 5142 N Commerce Ave, Unit C, Moorpark, CA 93021
Cross Streets: Moorpark Ave/Los Angeles Ave

±600 SF Office Area
 ±16' Clear Height
 One Grade Level Door (10'x12')
 Convenient Access to 118 Fwy

Lease Rate/Mo: \$3,027
Lease Rate/SF: \$1.40
Lease Type: Modified Gross / Op. Ex: \$0.05
Available SF: 2,162 SF
Minimum SF: 2,162 SF
Prop Lot Size: POL
Term: Acceptable to Owner
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: M-2

Sprinklered: Yes
Clear Height: 16'
GL Doors/Dim: 1 / 10'x12'
DH Doors/Dim: 0
A: 200 V: 120/208 O: 3 W: 4
Construction Type: TILT UP
Const Status/Year Blt: Existing / 1991
Whse HVAC: Yes
Parking Spaces: 4 / **Ratio:** 1.9:1
Rail Service: No
Specific Use: Light Industrial

Office SF / #: 600 SF / 2
Restrooms: 1
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 30 Days
Vacant: No
To Show: Call broker
Market/Submarket: Moorpark/Simi Valley
APN#: 511006207,511006234

Listing Company: Lee & Associates
Agents: [Grant Fulkerson, SIOR 818-304-4956](#), [Erica Balin 818-444-4912](#), [Bryce Kolb 818-444-4931](#)
Listing #: 43308710 **Listing Date:** 09/05/2025
Notes: Please verify all information contained herein.

FTFC: CB250N000S000/A0AA

