

TAPO BUSINESS PARK

4590-4596 ISH DRIVE | SIMI VALLEY, CA

INDUSTRIAL FOR LEASE
2,055 - 3,360 SQUARE FEET



COMMERCIAL REAL ESTATE SERVICES

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. CID #01191898

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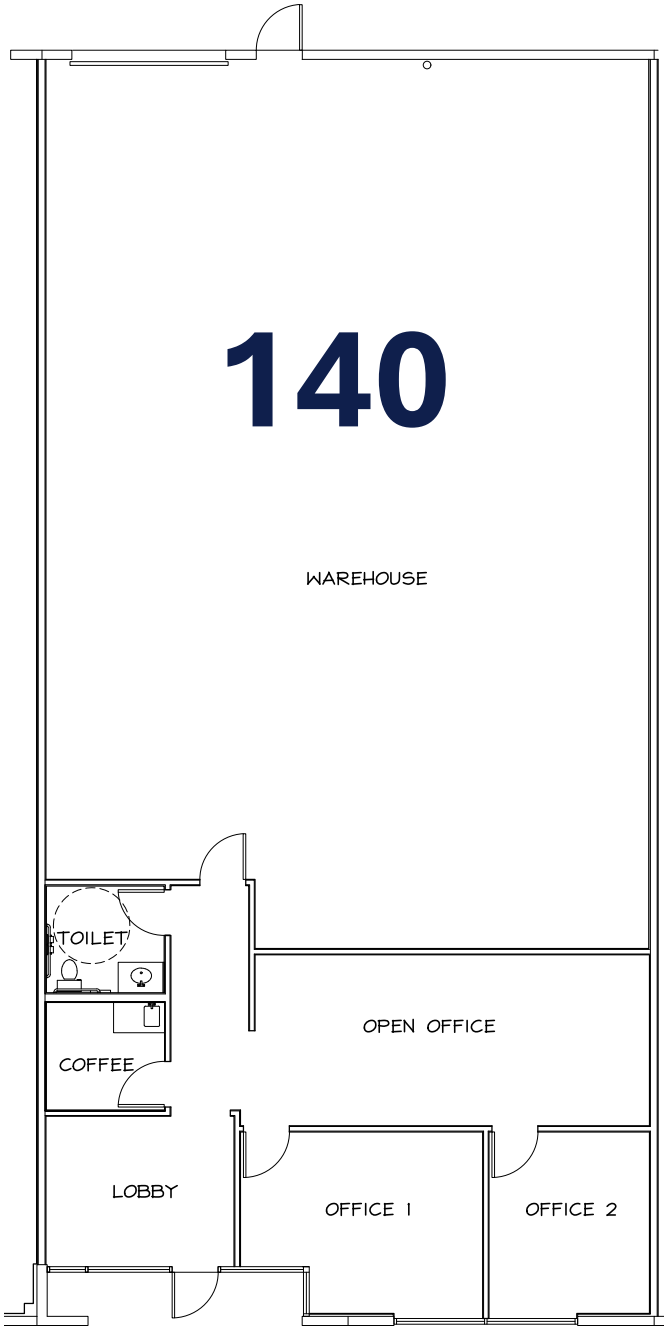
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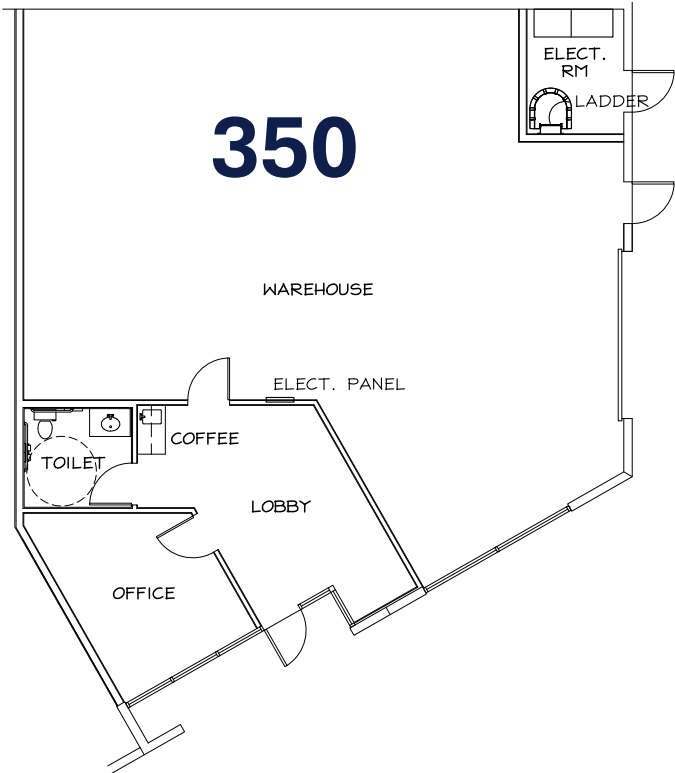
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Professionally developed,
owned & managed by:

**WEST AMERICA
CONSTRUCTION**



4590 ISH DRIVE UNIT 140		4593 ISH DRIVE UNIT 350	
Total Size:	3,360 SF	Total Size:	2,055 SF
Office Size:	917 SF	Office Size:	359 SF
Warehouse Size:	2,419 SF	Warehouse Size:	1,684 SF
Clear Height:	24 Feet	Clear Height:	18 Feet
Parking:	Seven (7) Stalls	Parking:	Four (4) Stalls
Loading:	One (1) Ground Level	Loading:	One (1) Ground Level
Lease Rate:	\$1.65 PSF Gross	Lease Rate:	\$1.65 PSF Gross



SITE PLAN



PRISTINE BUSINESS
PARK ENVIRONMENT



SCENIC MOUNTAIN
VIEWS



ABUNDANT PARKING
(3/1000 POSSIBLE)



IMPRESSIVE CLEAR
HEIGHTS



EXPANSION
CAPABILITIES





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LEE & ASSOCIATES
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