

**12038 HERTZ STREET**  
Moorpark, California

**INDUSTRIAL  
FOR SALE**



**GRANT FULKERSON, SIOR**

PRINCIPAL

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ASSOCIATE

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DRE# 02240862

 **LEE &  
ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

## PROPERTY OVERVIEW

# PROPERTY INFORMATION

|                |                                     |
|----------------|-------------------------------------|
| ADDRESS        | 12038 Hertz St., Moorpark, CA 93021 |
| BUILDING SIZE  | 7,135 SF                            |
| OFFICE SIZE    | ±1,100 SF                           |
| WAREHOUSE SIZE | ±6,000 SF                           |
| LAND           | 18,295 SF                           |
| ZONING         | M2                                  |
| CLEAR HEIGHT   | 16 Feet                             |
| POWER          | 600amps 277-480v 3P4W               |
| GL LOADING     | One (1) Door (10' x 12')            |
| PARKING        | 14 Stalls (2/1,000)                 |
| SALE PRICE     | \$2,500,000 (\$350 PSF)             |

**7,135**  
SQUARE FEET

**16 FEET**  
CLEAR HEIGHT

**\$2,500,000**  
SALE PRICE

**\$350**  
PRICE PSF







12038 HERTZ ST

MOORPARK, CALIFORNIA

BONSAL AVE

HERTZ ST



AMENITIES



Rustic Canyon  
Golf Course

Moorpark

oorpark  
Country Club

**DOLLAR TREE**  
**GROCERY OUTLET**  
**FITNESS 19**  
**KAEUYA**  
**TRACTOR SUPPLY CO**  
**Pollo Loco**  
**BR**  
**Auto Zone**  
**Shell**  
**WELLS FARGO**

**Moorpark City Government Bldgs & Library**  
**UNITED STATES POSTAL SERVICE**  
**ACE Hardware**  
**BOYS & GIRLS CLUBS**

**METROLINK Moorpark Station**

**WOOD RANCH**  
**POPEYES**  
**SUBWAY**  
**at&t**  
**McDonald's**  
**Little Caesars**  
**Starbucks**  
**7-Eleven**  
**VENTURA COUNTY**  
**Rockade**

**TARGET**  
**Smart & Final**  
**KOHL'S**  
**CVS pharmacy**  
**TJ-maxx**  
**Michaels**  
**Famous Footwear**  
**Kiku**  
**COFFEE**  
**IN-N-OUT**  
**Del Taco**  
**T-Mobile**  
**Natural Cafe**  
**Penny's**

**CVS pharmacy**  
**Ralphs**  
**Starbucks**  
**TACO BELL**  
**CHASE**  
**Sherman-Williams**  
**Serendipity**  
**CLUB PILATES**

**amazonfresh**  
**CJ's Urban Cafe**  
**LUCKY STRIKE**  
**MATHNASIUM**  
**LUV n EAT**  
**Bank of America**  
**verizon**

**Walgreens**  
**ANYTIME FITNESS**  
**Luna Grill**  
**Joey's Mikes**  
**Don Elico**  
**EUODIA**  
**USbank**  
**Carra's**  
**ARCO**

**K**  
**76**  
**Jack**  
**Hawaiian BBQ**  
**in the box**

**Moorpark High School**

12038 Hertz St  
Moorpark, CA

SOUTHERN CALIFORNIA  
EDISON



LOCATOR MAP



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MOORPARK, CA 93021**

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