

CHAMBERS BUSINESS PARK

Simi Valley, California

INDUSTRIAL FOR LEASE
6,604 SQUARE FEET



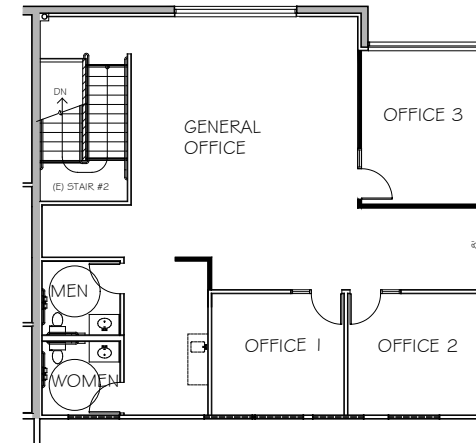
GRANT FULKERSON, SIOR

PRINCIPAL
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GFULKERSON@LEE-RE.COM
WWW.FULKERSON-RE.COM
DRE# 01483890

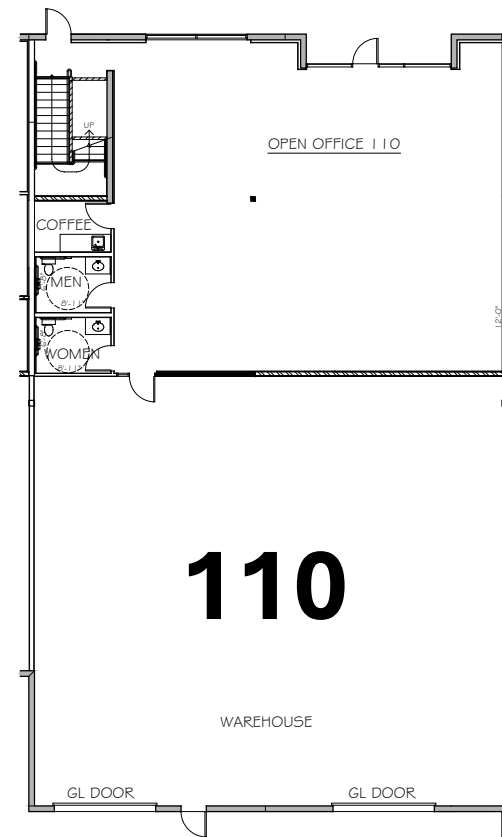
 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

PROPERTY INFORMATION

ADDRESS	791 Chambers Lane, Suite 110 Simi Valley, CA 93065
PROPERTY SIZE	6,604 SF
GROUND FLOOR OFFICE	2,034 SF
MEZZANINE OFFICE	1,409 SF
WAREHOUSE SIZE	3,123 SF
CLEAR HEIGHT	24 Feet
POWER	400amps 277-480v 3P 4W
LOADING	Two (2) Ground Level
PARKING	Thirteen (13) Stalls
LEASE RATE	\$1.75 PSF MG



MEZZANINE





SUPERB STREET IDENTITY
(13K + CARS/DAY)



NUMEROUS RETAIL
AMENITIES NEARBY



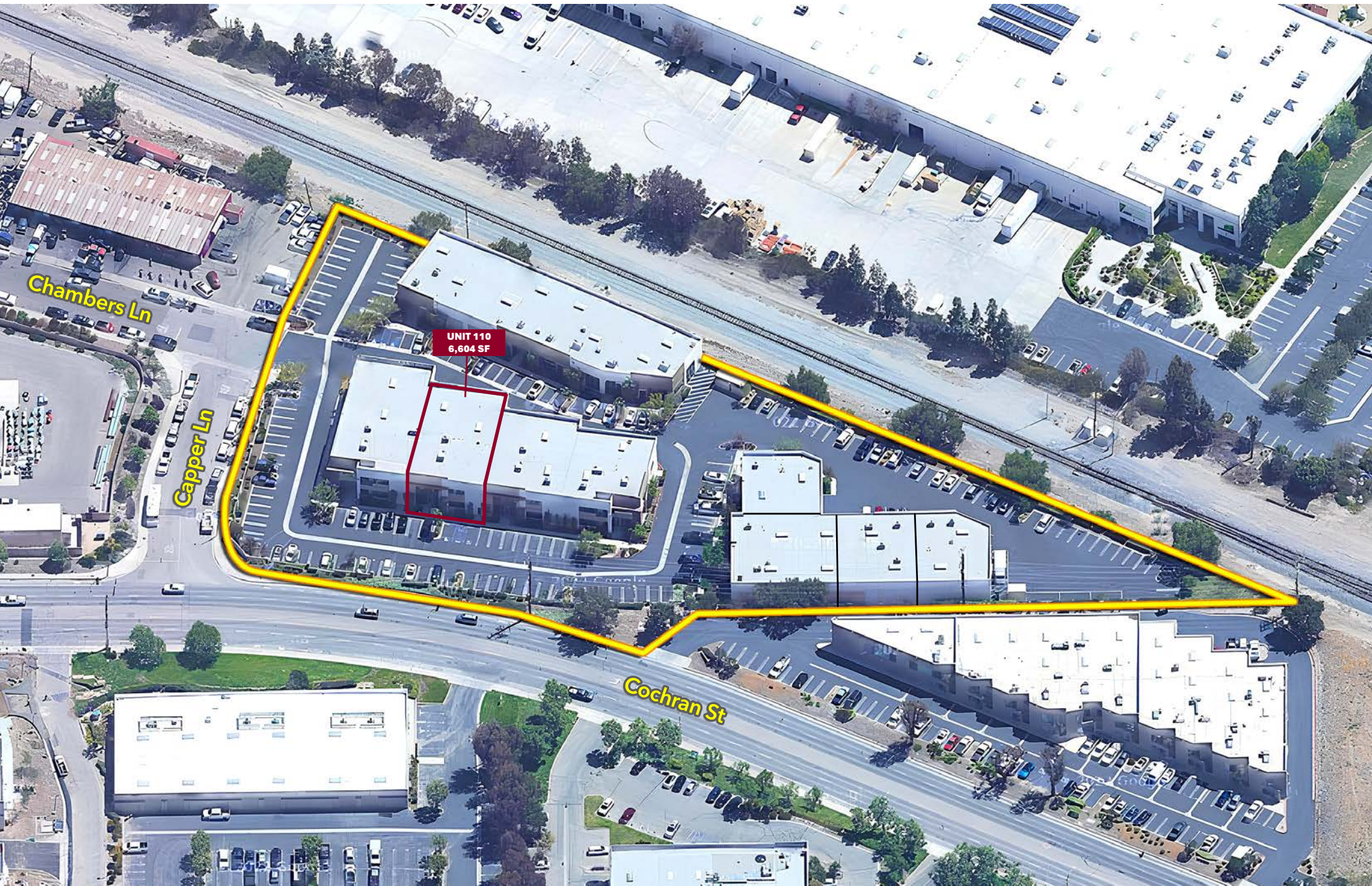
IMMEDIATE ACCESS
TO HIGHWAY 118



PARKING STALLS:
3/1,000



CLEAR HEIGHT:
24'





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