

1103 Lawrence Dr.
Newbury Park, CA 91320

*Industrial Building
for LEASE*

WESTCORD
50 YEARS OF EXCELLENCE

951 S. WESTLAKE BLVD., SUITE 101
WESTLAKE VILLAGE, CA. 91361
WWW.WESTCORD.COM

JIM HENNESSY
ASSOCIATE BROKER
805.497.4557 X243
jimh@westcord.com
DRE# 01893383

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given, in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.

1103 Lawrence Dr. Newbury Park, CA 91320

*Corner Industrial Building —
In the heart of Newbury industrial district.*

- *+/- 11,400SF Available November. Modified Gross Lease \$0.85 /sf/mo*
- *GL roll-up loading door 10X10, and truck-well loading dock with door 11X14*
- *Recently renovated offices (4) with (5) restrooms. Wood laminate office floors and stone accent walls.*
- *Tenant responsible for all utilities including water and trash, landscaping upkeep. Electric bill shared with other tenant.*

CALL broker to show.



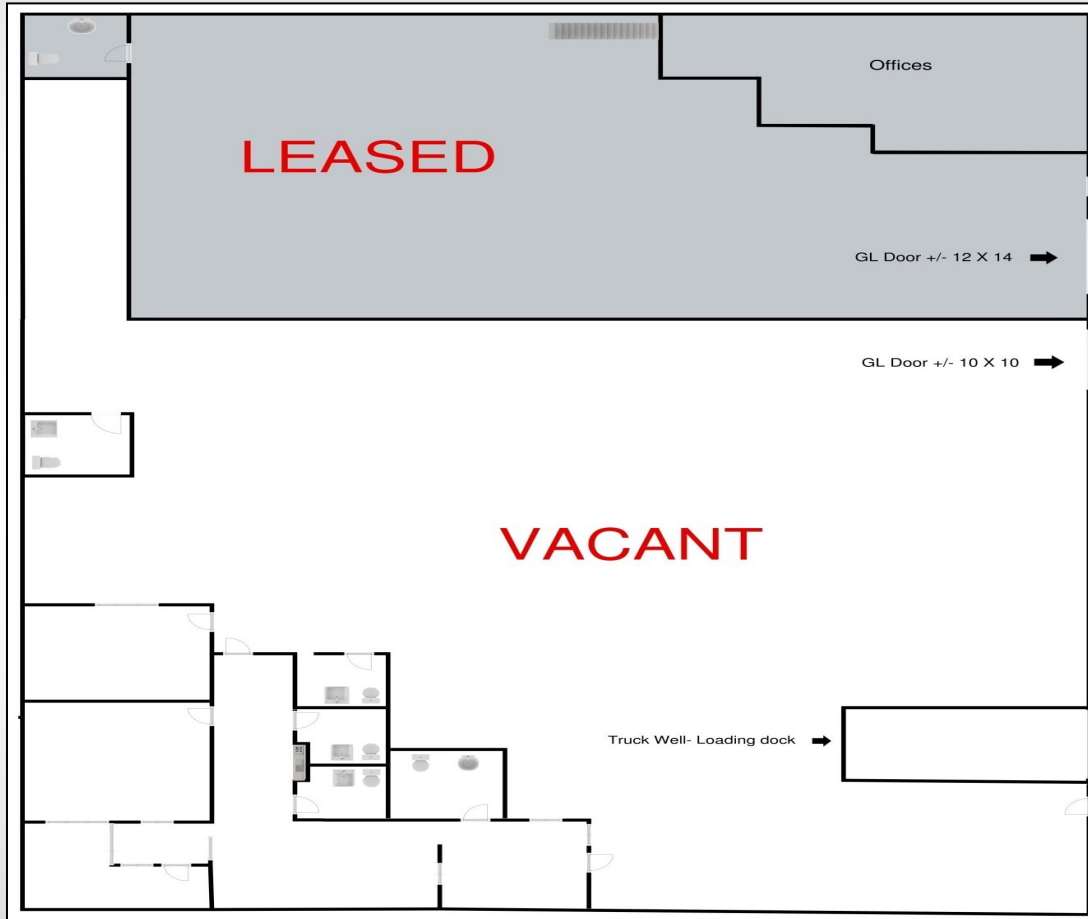
WESTCORD
50 YEARS OF EXCELLENCE

951 S. WESTLAKE BLVD., SUITE 101
WESTLAKE VILLAGE, CA. 91361
WWW.WESTCORD.COM

JIM HENNESSY
ASSOCIATE BROKER
805.497.4557 X243
jimh@westcord.com
DRE# 01893383

1103 Lawrence Dr. Newbury Park, CA 91320

FLOORPLAN



WESTCORD
50 YEARS OF EXCELLENCE

951 S. WESTLAKE BLVD., SUITE 101
WESTLAKE VILLAGE, CA. 91361
WWW.WESTCORD.COM

JIM HENNESSY
ASSOCIATE BROKER
805.497.4557 X243
jimh@westcord.com
DRE# 01893383

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given, in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.

1103 Lawrence Dr. Newbury Park, CA



WESTCORD
50 YEARS OF EXCELLENCE

951 S. WESTLAKE BLVD., SUITE 101
WESTLAKE VILLAGE, CA. 91361
WWW.WESTCORD.COM

JIM HENNESSY
ASSOCIATE BROKER
805.497.4557 X243
jimh@westcord.com
DRE# 01893383

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given, in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.