

Available SF 16,485 SF

Industrial For Sublease

Building Size 41,702 SF



Address: 301 Todd Ct, Oxnard, CA 93030

Cross Streets: N Rice Ave/Celcius Ave

Available Short Term - Sublease to 6/30/2026  
Ideal Storage Facility w/ 28' Clear Height  
Racking System with Built-In Sprinklers  
Dock High and Ground Level Loading  
**Below Market Rate**

Lease Rate/Mo:	\$13,023	Sprinklered:	Yes	Office SF / #:	TBD
Lease Rate/SF:	\$0.79	Clear Height:	28'	Restrooms:	Two Restrooms!
Lease Type:	Gross	GL Doors/Dim:	1	Office HVAC:	None
Available SF:	16,485 SF	DH Doors/Dim:	1	Finished Ofc Mezz:	0 SF
Minimum SF:	16,485 SF	A: 800 V: 277/480 O: W:		Include In Available:	No
Prop Lot Size:	POL	Construction Type:		Unfinished Mezz:	0 SF
Term:	Sublease Through 6/30/2026	Const Status/Year Blt:	Existing / 2000	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces: 10	/ Ratio: 0.6:1	Vacant:	Yes
Taxes:	No	Rail Service:	No	To Show:	Call broker
Yard:	No	Specific Use:	Warehouse/Office	Market/Submarket:	Oxnard/Port Hueneme
Zoning:	M-L			APN#:	216020408

Listing Company: IPA Commercial

Agents: [Michael Wax, SIOR 805-844-1000](mailto:mike@ipa76.com)

Listing #: 41148961

Listing Date: 09/26/2024

Notes: No offices but there is a set of Bathrooms  
Sublessee to verify all information herein.

