

56,845 SF

Industrial Space For Lease



Prologis Simi Valley Distribution Center 1



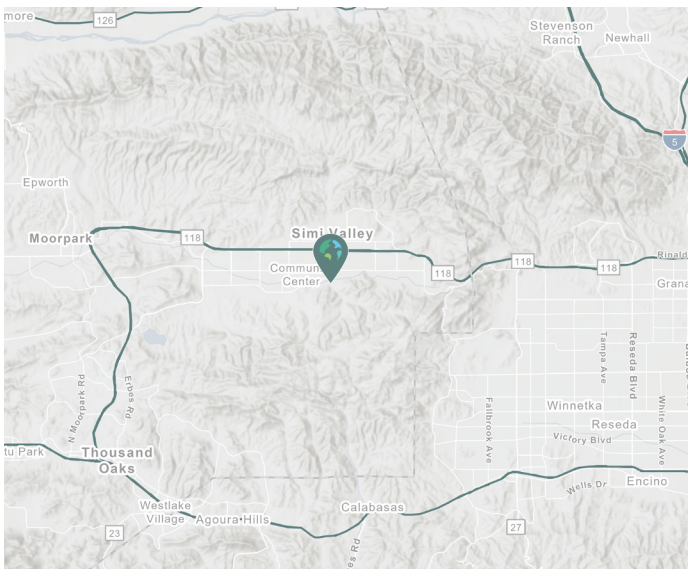
3990 Heritage Oak Ct., Unit B
Simi Valley, CA 93063 USA

LOCATION

- Ideal location on corner of Tapo Canyon Rd. and Heritage Oak Ct.
- Easy access to 118 Freeway
- East Simi Valley location - central to North Los Angeles region

FACILITY

- Part of a 144,848 SF building
- 30-foot clear height
- 6 dock high positions and 1 ground level loading door - additional dock high positions possible
- 7,165 SF freshly remodeled, high image ground floor office space - includes large lunchroom, updated restrooms and shipping office
- .45 gpm/3,000 sf calculated sprinkler system
- Heavy power: 2000 Amps at 277/480 Volts
- Drive around truck access
- Concrete yard
- 127 parking stalls (2.23/1,000)



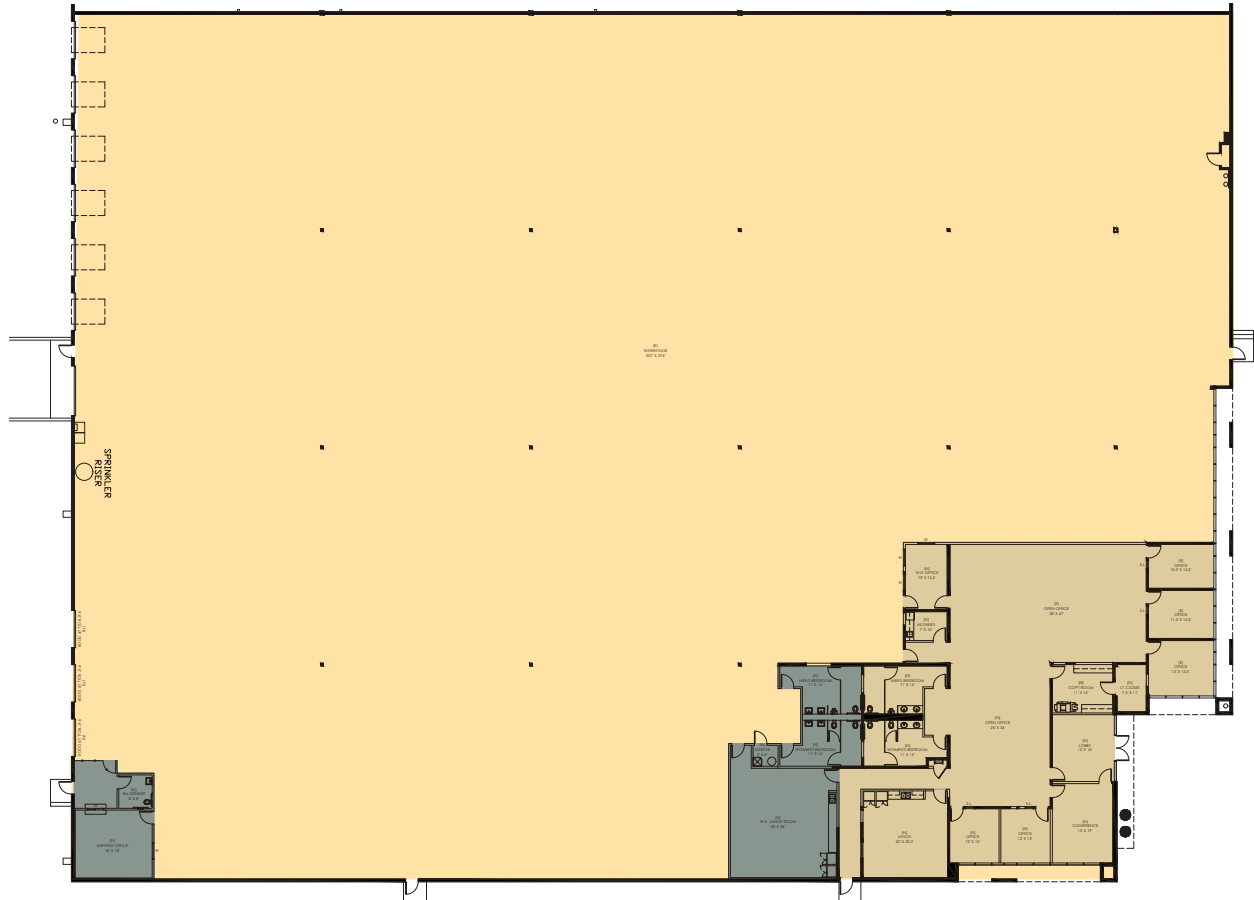
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