





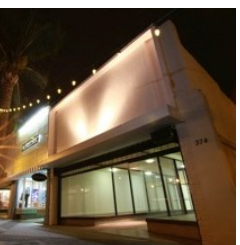
# AVAILABLE PROPERTIES

# DOWNTOWN WORKS

UNIQUE RETAIL • OFFICE SPACE

VENTURA, CA

## RETAIL SPACE AVAILABLE FOR LEASE as of 010/04/2013

Address	Square Feet	Price/Parking	Contact
	21 South California Street 4,940 1st Floor 683 Mezzanine	\$2.75 FSG	Lee & Associates David Kim: 805-626-1264
	89 South California Street 6,639	\$2.25 NNN Contact broker about parking	CBRE William Clark: 805-465-1609 John La Spada: 805-465-1642
	128-144 South California Street Contact Broker Apartment and Office for lease  Several office suites available from 650 up to 950 SF.	Contact Broker	Troop Real Estate Joe Ahearn—Jodato Group: 805-388-6884
	230 East Main Street 5,000	For rent and sale Contact broker for details  Parking behind building	ACCORP INC. 800-900-1007
	374 East Main Street 5,417	\$6500 per month modified gross. or \$1.20 per sf.	Jeffrey Crocker: 805-653-5147

## RETAIL SPACE AVAILABLE FOR LEASE (Cont.)

Address	Square Feet	Price/Parking	Contact	
	418 East Main Street	3,250	\$1.60 Gross	Westridge Management Cordain Levitt (805) 981-1361
	427 East Main Street Zander Building	Contact Broker	Contact Broker	Broker: 805-658-2531
	455 East Main Street	Contact Broker	Contact Broker	Becker Group Jeffrey Becker: 805-653-6794
	616 East Main Street	900 - 970	\$18.00 - \$19.79 USD/ SF/Year	Central Property Services Taylor Gilbert: 805-667-8272
	20 North Oak Street	6,831	\$1.15 NNN Public Parking	Real Investments Michael Hernandez: 805-985-1000 Westcord: 805-497-4557
	27 South Oak Street	2,000	\$1.50 NNN Public Parking	Becker Group Jeffrey Becker: 805-653-6794

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## RETAIL SPACE AVAILABLE FOR LEASE (Cont.)

Address	Square Feet	Price/Parking	Contact
	51 South Oak Street 3,800 Divisible	Contact Broker	Tag Gilbert: 805-657-6363
	57/61 South Oak Street 2,250	\$1 NNN Public Parking	Ventura Realty Company Travis W Campbell: 805-648-5670



## OFFICE SPACE AVAILABLE FOR LEASE

	Address	Square Feet	Price/Parking	Contact
	60 California Street	4,738 Divisible	\$2.75 sf/month MG Public lot behind reserved for a fee	Lee & Associates David Kim: 805-626-1234
	93 South Chestnut Street 2nd Floor Executive Suites	5,700 Divisible  Up to 13 Office Suites, 100 sq ft -1,000 sq ft	\$3.75 FSG  Private parking (approximately 20 stalls) Public Parking Structure	805-236-4779
	199 Figueroa Street	Contact Broker for Office Dimensions	Lot behind building	Fausset Neely, Inc. 805-643-9358 x 12
	196 Fir Street	10,000 Divisible to 2,000	\$1.75 MG Parking available contact broker	CBRE John La Spada Doug Shaw: 805-465-1600
	56 East Main Street	615-4200	\$1.50-\$1.65 Per Sq Ft	Joel: 805-652-1218
	434 Main Street 2nd Level Office	1,427	\$1.25 NNN	Becker Group Jeffrey Becker: 805-653-6794

## OFFICE SPACE AVAILABLE FOR LEASE (Cont.)

	Address	Square Feet	Price/Parking	Contact
	468 East Main Street	Contact Broker	Contact Broker	Ventura Realty Co. Travis Campbell: 805-648-5670 Contact for all information
	532 Main Street 2nd Level Office	1,400	\$1.50 NNN	Becker Group Jeffrey Becker/James Gloyd: 805-653-6794
	620 East Main Street 2nd Floor	6,000	Contact Broker Public Parking	Central Property Services Tag Gilbert: 805-657-6363
	739 East Main Street *Currently being Renovated*	506-882	\$1.35 Parking -Private lot 16 + 1 Handicap	Currently off market until renovations are complete.
	374 Poli Street	900-1,751	\$1.90 MG- \$2.10 FSG Parking lot on premises	Lee & Associates David Kim: 805-626-1234
	428 Poli Street	1,218	\$1.30 /SF/Month	Central Property Services Taylor Gilbert 805-667-8272





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## OFFICE SPACE AVAILABLE FOR LEASE (Cont.)

Address	Square Feet	Price/Parking	Contact
	701 East Santa Clara Street	220.99-583.98	1, 6 or 12 Month Terms Starting \$500 /Virtual Offices /Starting \$50 parking behind  Ventura Executive Suites Building Manager: 805-653-2381
	790 East Santa Clara Street	100-1600	\$500 Monthly Parking On Site  Ventura OFI Property Karla Reed: 805-320-0113

## PROPERTIES AVAILABLE FOR SALE

	Address	Square Feet	Price/Parking	Contact
	230 East Main Street	5,000	\$1,650,000	ACCORP INC. 310-314-8000
	297 East Main Street	9,000	\$2,795,000. For Sale Reduced Price	Real Investments Michael Hernandez: 805-985-1000
	532 East Main Street	10,200	\$3,000,000 For Sale 2 Fee-Owned spaces and 1 ADA space	Becker Group Jeffrey Becker: 805-653-6794
	300 East Santa Clara Street	Contact Owner	Contact Owner	For sale by owner: 424-704-1010

DOWNTOWN



VENTURA  
ORGANIZATION

## CONTACT

DOWNTOWN VENTURA PARTNERS/ORGANIZATION  
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