



BUENGER
Commercial Real Estate, Inc.



FOR SALE

COMMERCIAL CONDO FOR SALE

832 North Ventura Road, Port Hueneme CA 93041

Located in the Port City Shopping Center

- 3,032 SQ. Ft.
- Two Story
- APN 207-0-091-365
- Zoned Commercial (C-1)
- Located on high Traffic intersection
- Close proximity to:
 - Naval Base Ventura County
 - Port of Hueneme
- Owners Association Dues: \$308.35 Monthly

\$450,000

Steve Buenger

DRE 1383195

Call 805.207.3572

Steve@BuengerInc.com



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DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2020 POPULATION	26,367	140,295	215,531
2025 POPULATION	26,435	140,939	216,883
GROWTH 2020 - 2025	.26%	.46%	.63%
AVERAGE AGE	33.10	35.4	35.6
HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2020 HOUSEHOLDS	6,614	36,181	56,344
HH GROWTH 2020- 2025	.35%	.75%	.86%
MEDIAN HOUSEHOLD INCOME	61,620	65,506	69,034
AVERAGE HOUSEHOLD SIZE	3.7	3.7	3.6

Condo can be multi-tenant and divided into 3 spaces, each with it's own entryway

Buenger Commercial Real Estate

3600 South Harbor Blvd

Oxnard CA, 93035

(805) 985-1007

www.BuengerInc.com

CalDRE # 01378022