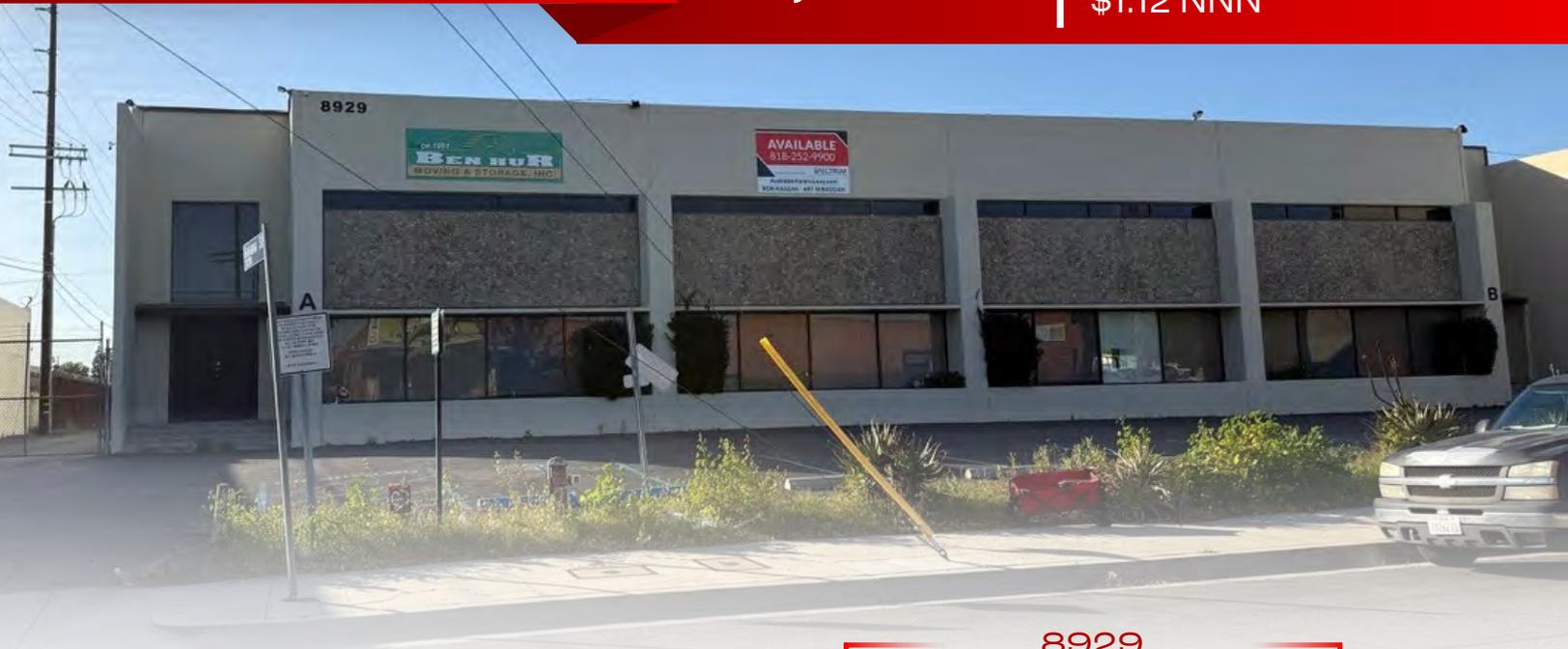


FOR LEASE

23,400 SF

MOTIVATED OWNERSHIP
\$1.12 NNN



PROPERTY HIGHLIGHTS

8929
OSO AVENUE
CHATSWORTH, CA



18' HIGH CLEARANCE WAREHOUSE



2,000 SF BONUS OFFICE MEZZANINE
(NOT INCLUDED IN SF)



3 GROUND LEVEL LOADING DOORS



STRATEGIC CENTRAL SFV LOCATION



SECURED AND FENCED PREMISES

LARGE REAR YARD - GREAT FOR
EXTRA STORAGE/PARKING



TRANSIT-ACCESSIBLE
W/ BUS STOP AT NORDHOFF/OSO



CLOSE PROXIMITY TO AMENITIES



800 AMPS OF 3 PHASE 120/240 POWER



spectrumcre.com | 818.252.9900

SPECTRUM
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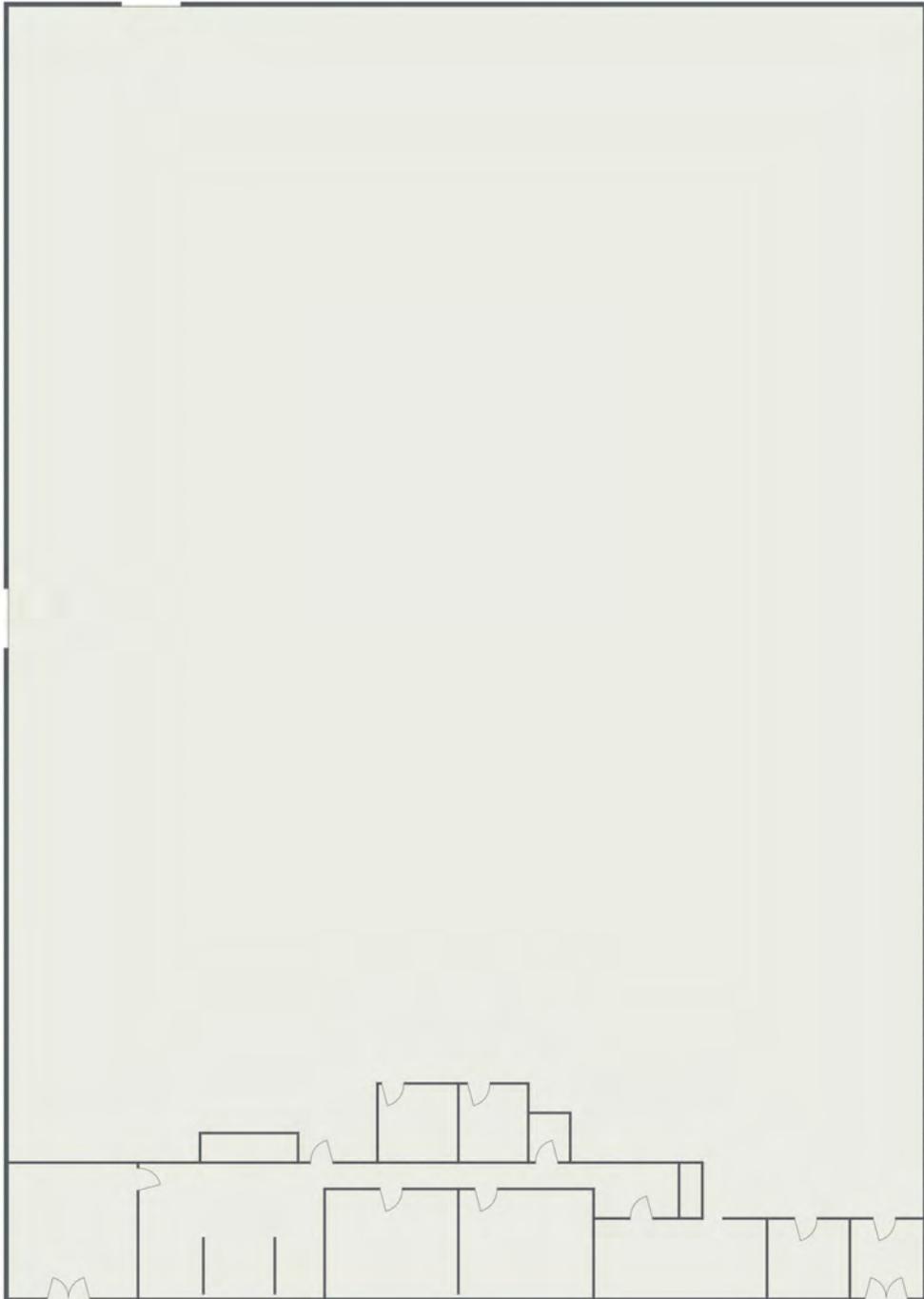


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