

Available SF 42,312 SF

Industrial For Sale

Building Size 42,312 SF


Address: 9600 Lurline Ave, Chatsworth, CA 91311

Cross Streets: Lurline Ave/Plummer St

Price Reduced, Seller Motivated
 Highly Desirable Warehouse/Distribution Facility
 5 Dock-High & 2 Ground Level Loading Doors
 Secured Fenced Side / Roof-Top Solar

Sale Price: \$12,500,000.00
Sale Price/SF: \$295.42
Available SF: 42,312 SF
Prop Lot Size: 1.52 Ac / 66,312 SF
Taxes: \$69,407 / 2025
Yard: Fenced
Zoning: MR2

Sprinklered: No
Clear Height: 16'
GL Doors/Dim: 2
DH Doors/Dim: 5
A: 800 V: 120/208 O: W:
Construction Type: Concrete
Const Status/Year Blt: Existing / 1973

Whse HVAC: No
Parking Spaces: 84 / **Ratio:** 2.0:1
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: 5,000 SF / 15
Restrooms: 3
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: COE
Vacant: No
To Show: Call broker
Market/Submarket: West SFV
APN#: 2748-040-027

Listing Company: Delphi Business Properties, Inc.
Agents: [David Hoffberg, SIOR 818-933-7117](mailto:david@go2delphi.com)

Listing #: 43484170

Listing Date: 10/06/2025

FTCF: CB000N000S000

Notes: Call broker for commission information. All information contained herein is estimated & must be verified by buyer. Call broker regarding seller contingency to consummate a sale.

