

9121-9211 Oakdale Avenue  
Chatsworth, CA 91311

# CHATSWORTH

BUSINESS CENTER



Jones Lang LaSalle Brokerage, Inc.  
Lic. #01856260



# CHATSWORTH BUSINESS CENTER

## OVERVIEW

Chatsworth Business Center is situated on an 11.3-acre site in the City of Los Angeles' San Fernando Valley. The project is comprised of an institutional-quality, four-building office campus totaling approximately 212,000 rentable square feet, located at 9121, 9131, 9201 and 9207/9211 Oakdale Avenue, in Chatsworth, California.

The project's highly desirable characteristics, including modern, concrete and steel construction, a unique low-density campus environment, and ample parking, have established it as one of the prominent Class A office projects in the market.





**212,825 SF**  
Office Campus



**PRESTIGIOUS**  
Business Park



**ARCHITECTURALLY**  
Distinctive Design



**QUALITY**  
Ownership



**PROFESSIONAL**  
Property  
Management



**4.0/1,000 SF**  
& Plenty of Street  
Parking



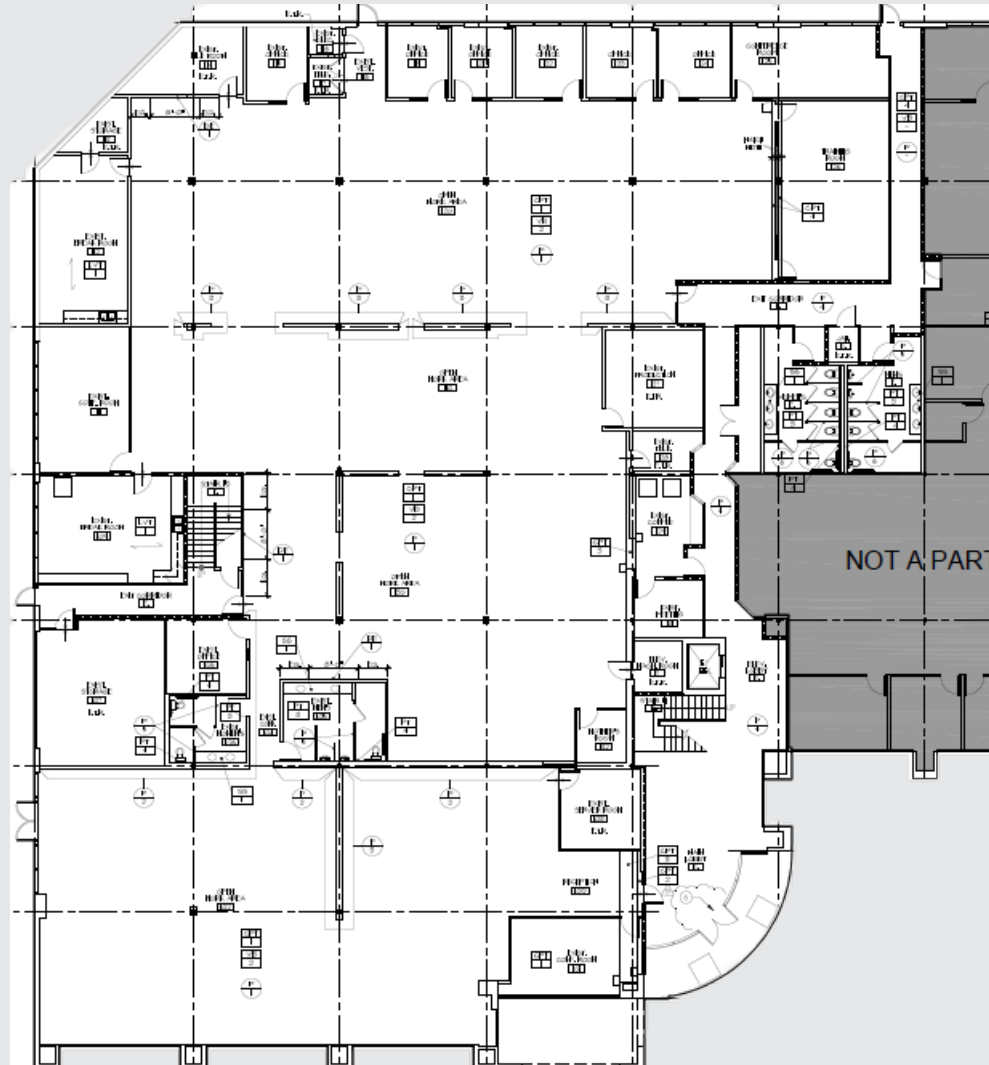
**INVIGORATING**  
Fountains, Lush Landscaping,  
and an Abundant Amount of  
Palm Trees

# CHATSWORTH BUSINESS CENTER

## LOCATION FEATURES

- Located within California Enterprise Zone
- Close to numerous retail amenities including Northridge Fashion Center Regional Mall
- Direct proximity to Cal State Northridge
- Convenient access to the 101, 118 & 405 Freeways
- Serviced by various bus lines, Chatsworth Amtrak & Northridge Metrolink





\*Floor Plan is for marketing purposes, tenant to verify layout

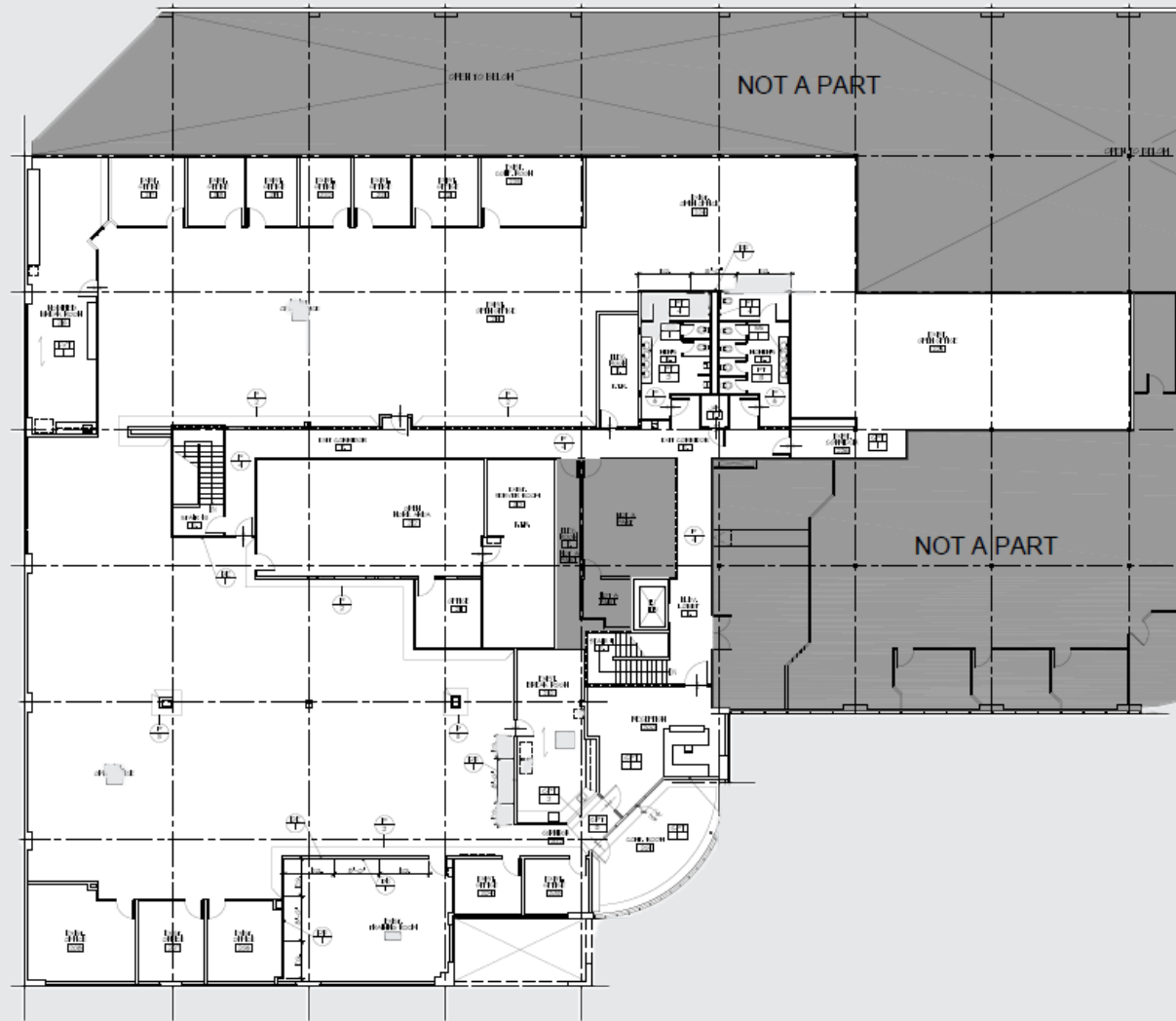
# FLOOR

P L A N

**9121 OAKDALE AVENUE**

**FIRST FLOOR / 20,090 SF OF OFFICE SPACE AVAILABLE WITH BUILDING SIGNAGE**

*The first and second floors are contiguous for a total of 39,431 SF*



\*Floor Plan is for marketing purposes, tenant to verify layout

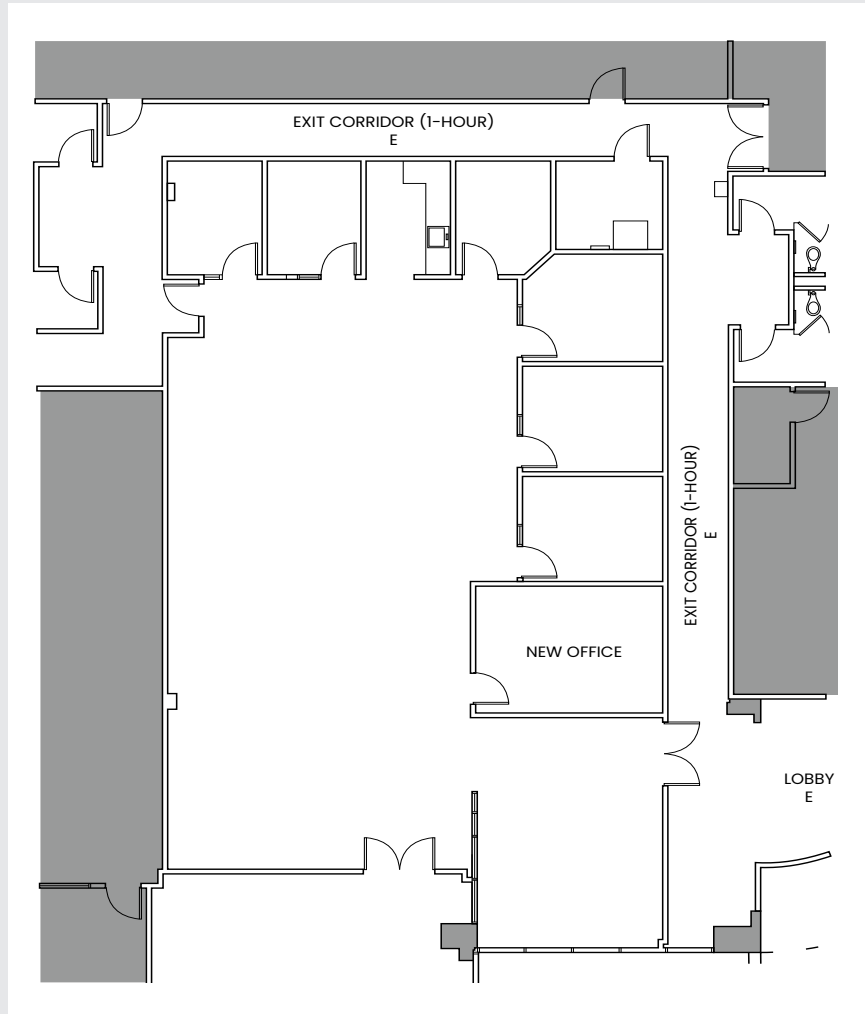
# FLOOR

P L A N

**9121 OAKDALE AVENUE**

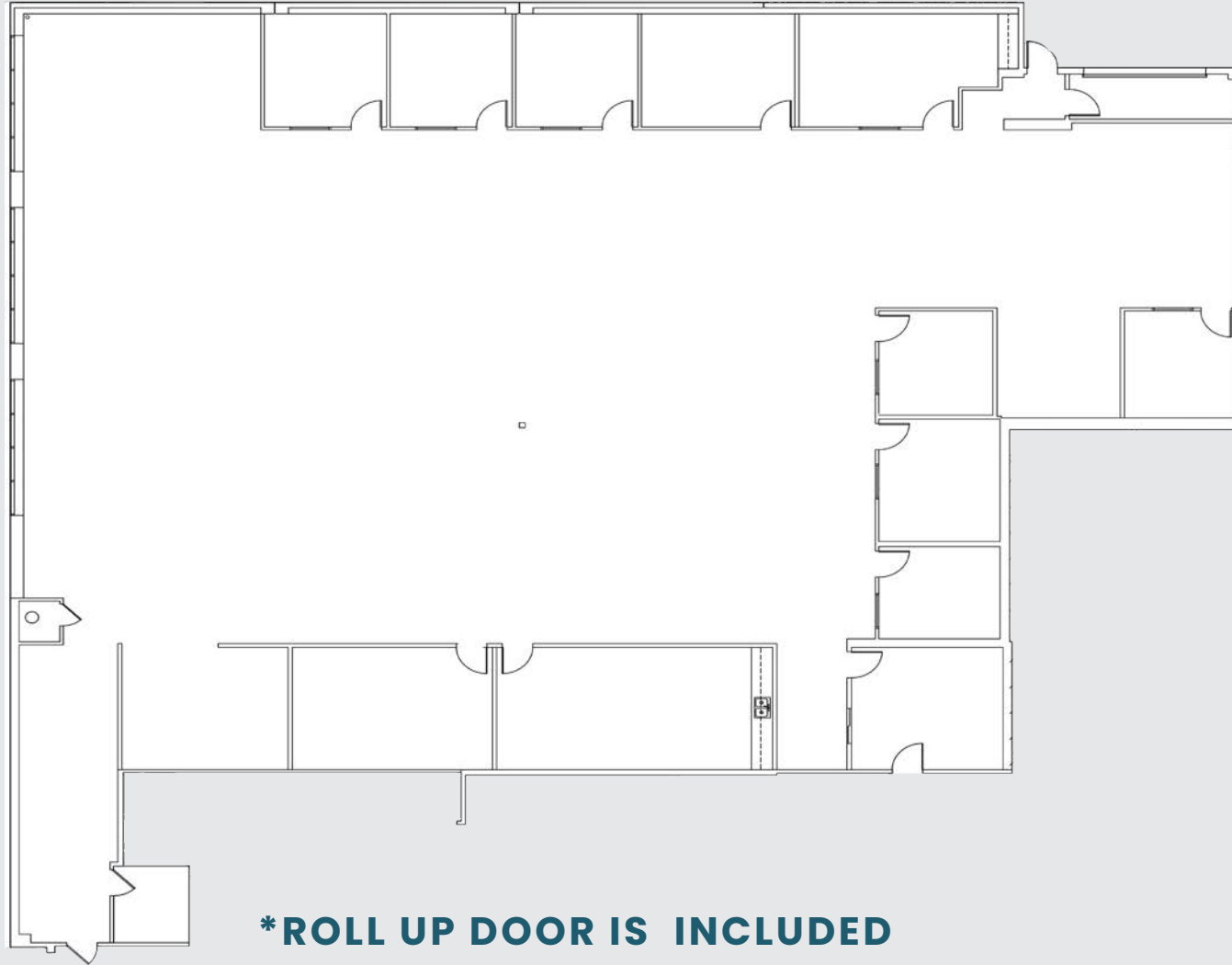
**SECOND FLOOR / 19,341 SF OF OFFICE SPACE AVAILABLE WITH BUILDING SIGNAGE**

*The first and second floors are contiguous for a total of 39,431 SF*



# FLOOR PLAN

**9131 OAKDALE AVENUE**  
**SUITE 100 / 3,962 SF OF OFFICE SPACE AVAILABLE**

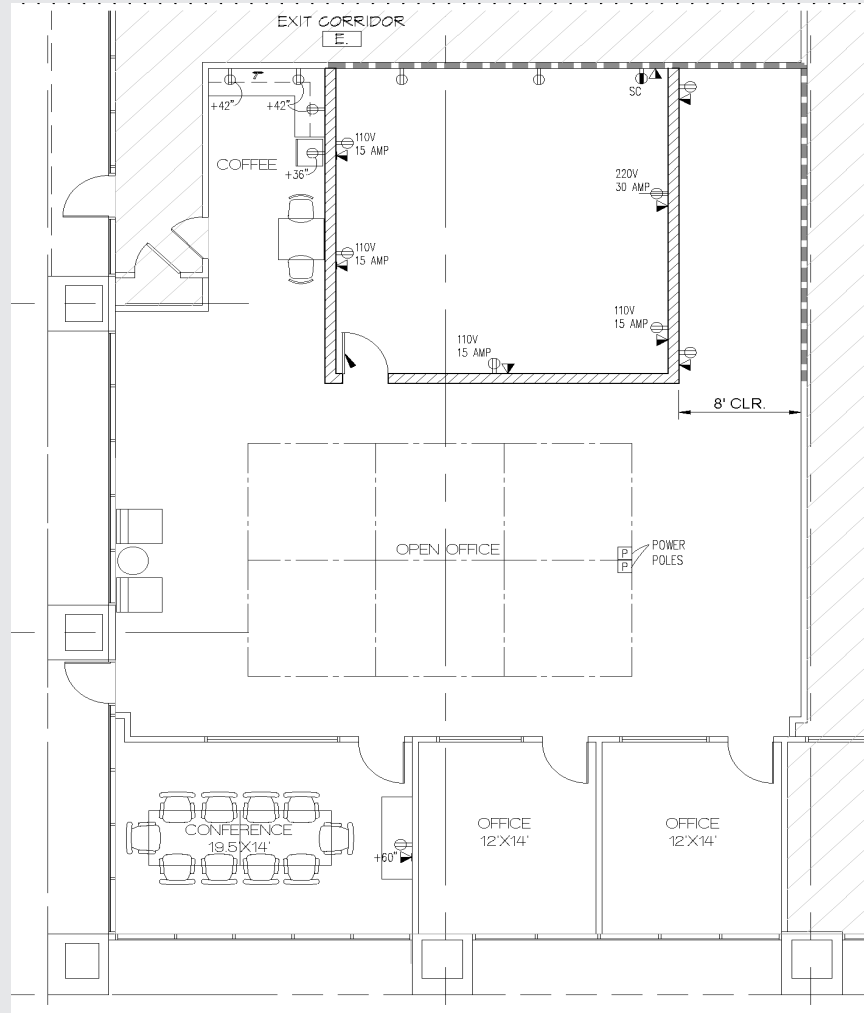


**\*ROLL UP DOOR IS INCLUDED**

\*Floor Plan is for marketing purposes, tenant to verify layout

# FLOOR PLAN

**9131 OAKDALE AVENUE  
SUITE 150 / 10,712 SF OF OFFICE SPACE AVAILABLE**

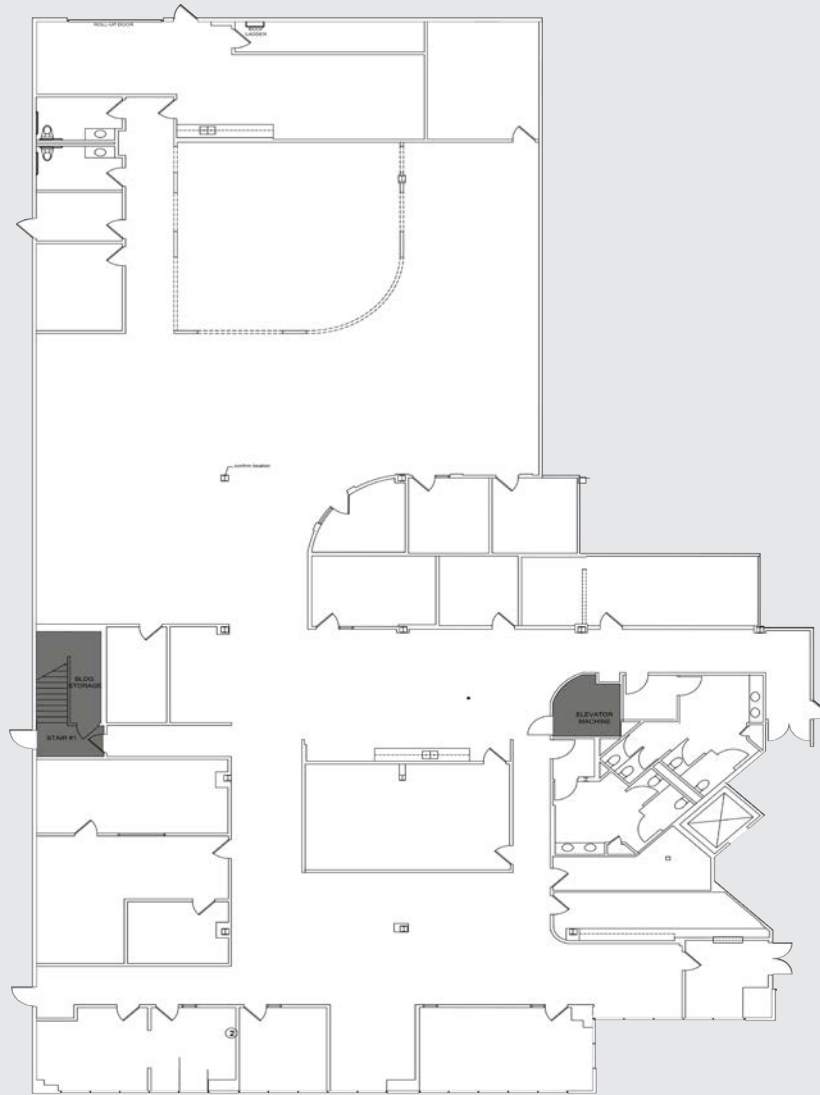


\*Floor Plan is for marketing purposes, tenant to verify layout

# FLOOR PLAN

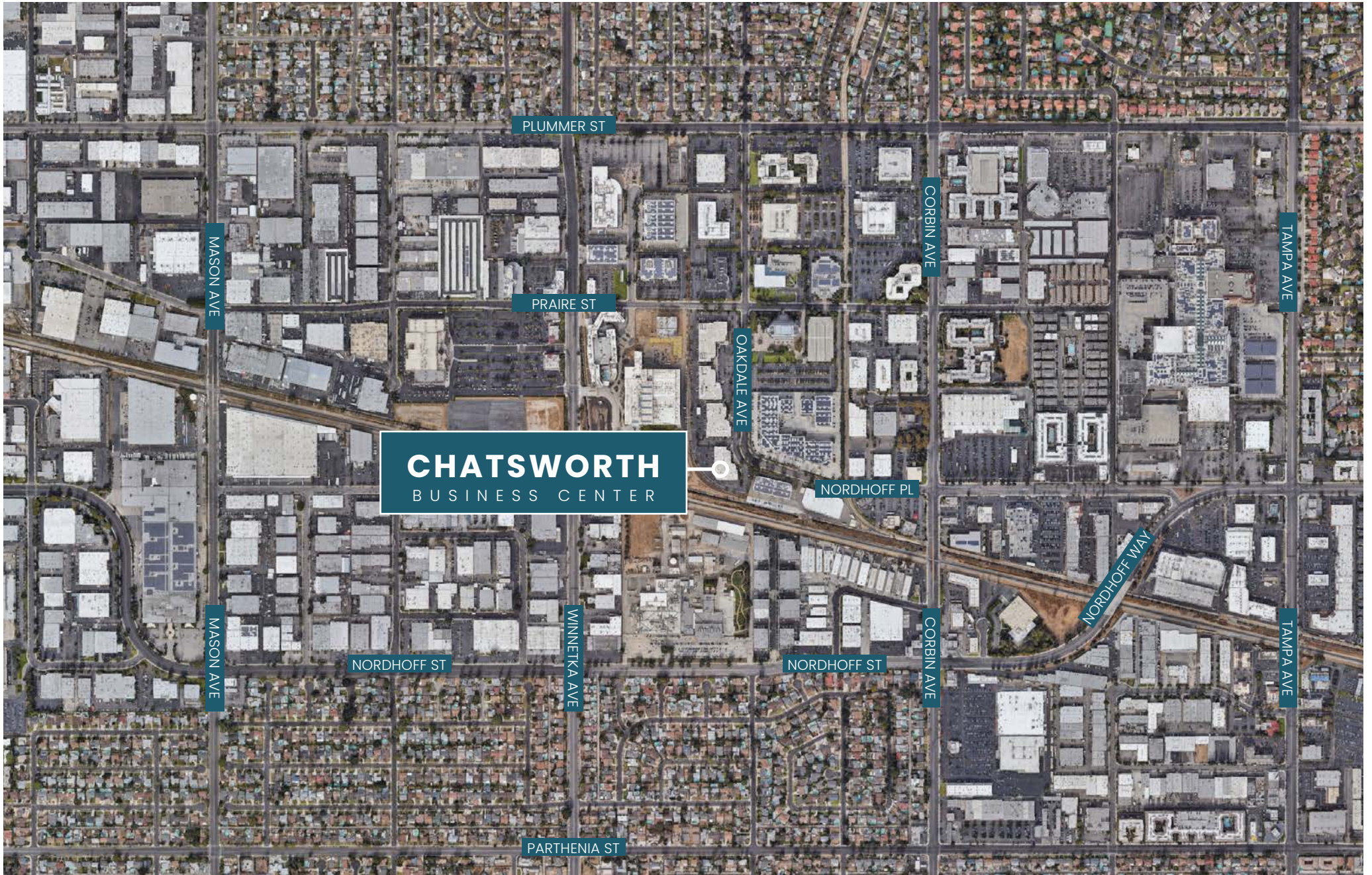
**9131 OAKDALE AVENUE**  
**SUITE 170 / 3,130 SF OF OFFICE SPACE AVAILABLE**





**FLOOR**  
P L A N

**9201 OAKDALE AVENUE**  
**FIRST FLOOR / 14,370 SF OF OFFICE SPACE**  
**AVAILABLE WITH BUILDING SIGNAGE**







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Chatsworth, CA 91311

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