

FOR LEASE

METRO CENTER

21018 DEVONSHIRE STREET | CHATSWORTH, CA 91311



DAVID GUARDADO

CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO

CALDRE #01190225
818.380.9970
BRETT@CBM1.COM

CBM1.COM

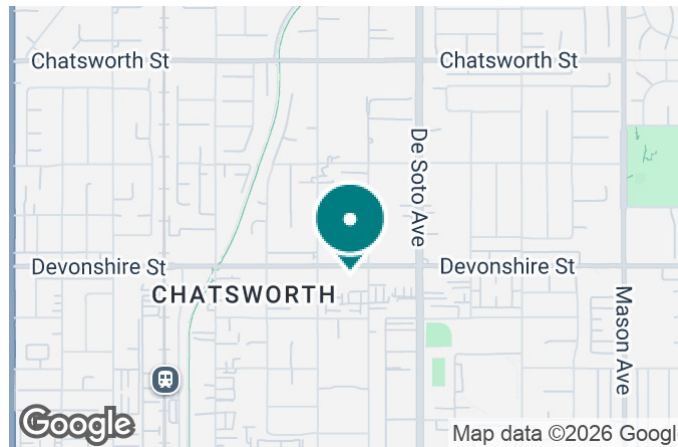
CBM1

LEASING
BROKERAGE
INVESTMENTS

FEATURES & AMENITIES

METRO CENTER | 21018 DEVONSHIRE STREET, CHATSWORTH, CA 91311

BROCHURE | PAGE 2



FEATURES & AMENITIES

- Approx. 1050 Space Available
- Pole Signage Available
- On-site Parking Available
- Easy Access
- High Traffic Counts
- Near The 118 Freeway

NEIGHBORING RETAILERS



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	7,123	39,513	108,407
Total Population	19,717	114,699	318,953
Average HH Income	\$129,763	\$145,346	\$130,672

EXCLUSIVELY REPRESENTED BY

DAVID GUARDADO

CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO

CALDRE #01190225
818.380.9970
BRETT@CBM1.COM

PROPERTY SUMMARY

METRO CENTER | 21018 DEVONSHIRE STREET, CHATSWORTH, CA 91311

BROCHURE | PAGE 3



PROPERTY HIGHLIGHTS

- Approx. 1360 SF Retail Space Available
- Approx. 620 SF office Space Available
- Pole Signage Available
- On-site Parking Available at Front and Rear of The Plaza
- Easy Access
- High Traffic Counts
- Near The 118 Freeway

OFFERING SUMMARY

Lease Rate:	\$2.20 SF/month (NNN)
Number of Units:	6
Available SF:	1,050 SF
Lot Size:	18,383 SF
Building Size:	15,115 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	7,123	39,513	108,407
Total Population	19,717	114,699	318,953
Average HH Income	\$129,763	\$145,346	\$130,672

DAVID GUARDADO
CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO
CalDRE #01190225
818.380.9970
BRETT@CBM1.COM

ADDITIONAL PHOTOS

METRO CENTER | 21018 DEVONSHIRE STREET, CHATSWORTH, CA 91311

BROCHURE | PAGE 4



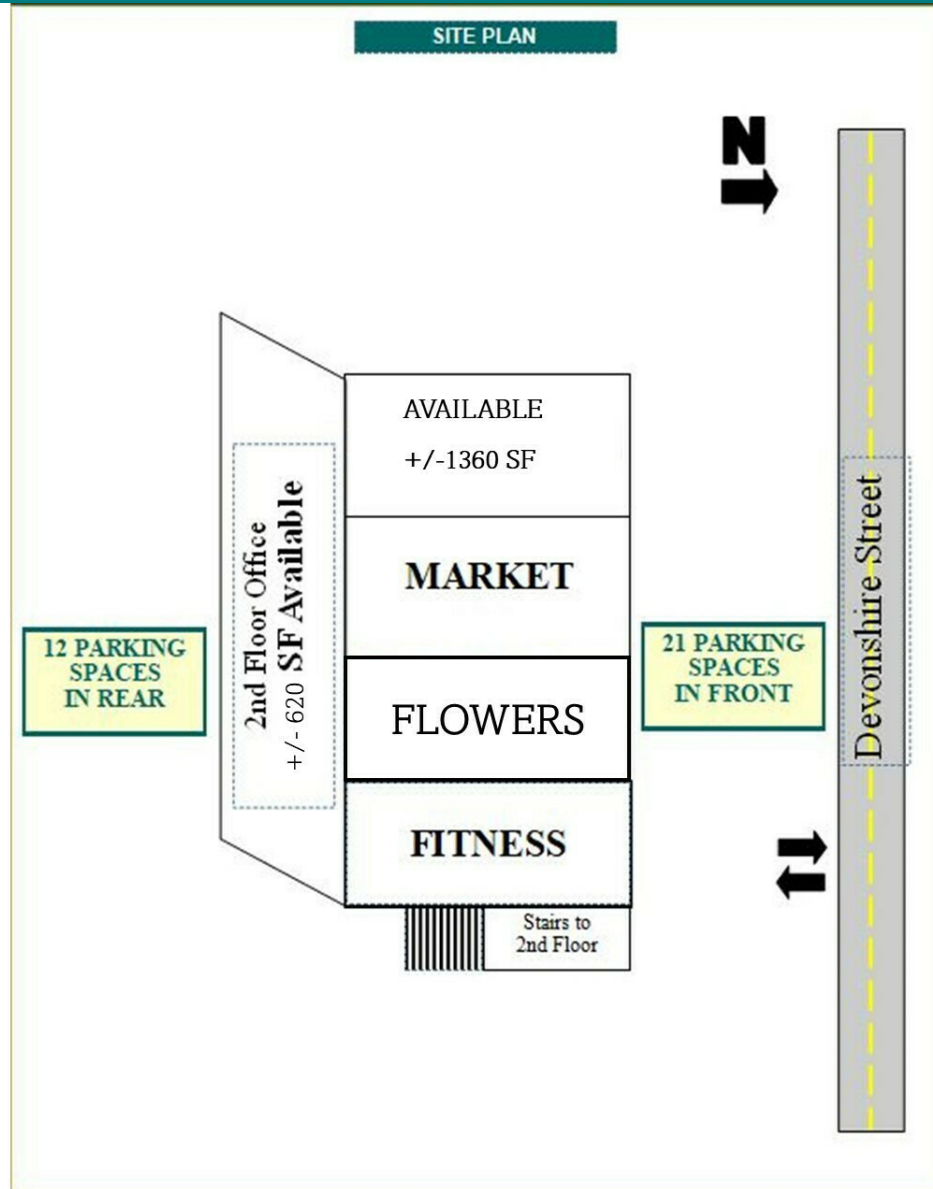
DAVID GUARDADO
CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO
CALDRE #01190225
818.380.9970
BRETT@CBM1.COM

SITE PLANS

METRO CENTER | 21018 DEVONSHIRE STREET, CHATSWORTH, CA 91311

BROCHURE | PAGE 5



DAVID GUARDADO
CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO
CALDRE #01190225
818.380.9970
BRETT@CBM1.COM

LOCATION MAP

METRO CENTER | 21018 DEVONSHIRE STREET, CHATSWORTH, CA 91311



DAVID GUARDADO
CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO
CALDRE #01190225
818.380.9970
BRETT@CBM1.COM

Map
data
©2024
Google

DEMOGRAPHICS MAP & REPORT

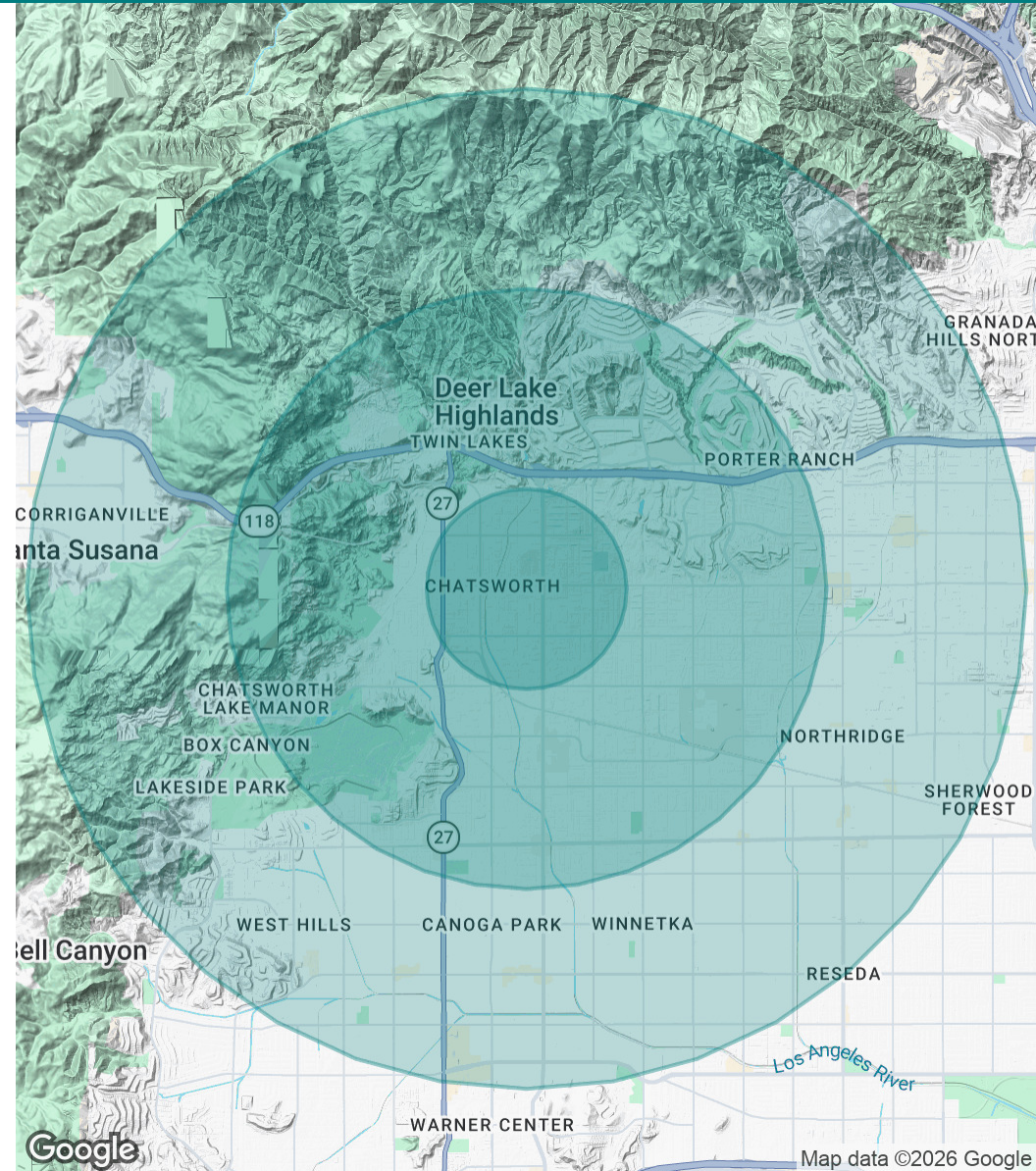
METRO CENTER | 21018 DEVONSHIRE STREET, CHATSWORTH, CA 91311

BROCHURE | PAGE 7

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	19,717	114,699	318,953
Average Age	43	42	41
Average Age (Male)	42	41	40
Average Age (Female)	44	44	42

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	7,123	39,513	108,407
# of Persons per HH	2.8	2.9	2.9
Average HH Income	\$129,763	\$145,346	\$130,672
Average House Value	\$851,161	\$920,505	\$876,630

Demographics data derived from AlphaMap



DAVID GUARDADO
CALDRE #1837493
818.380.9972
DAVIDG@CBM1.COM

BRETT MERO
CALDRE #01190225
818.380.9970
BRETT@CBM1.COM