

Available SF 6,500 SF

Industrial For Lease

Building Size 40,500 SF



Address: 9741 Canoga Ave, Chatsworth, CA 91311

Cross Streets: Owensmouth Ave/Marilla St

\$1.39 Industrial Gross
Major Street Exposure
Front & Rear Ground Level Loading
Employee Lunchroom
MR2 Zoning

Lease Rate/Mo:	\$9,035	Sprinklered:	No	Office SF / #:	900 SF / 3
Lease Rate/SF:	\$1.39	Clear Height:	15'	Restrooms:	2
Lease Type:	Gross / Op. Ex: \$0.10	GL Doors/Dim:	2 / 12'x11'	Office HVAC:	Heat & AC
Available SF:	6,500 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	0 SF
Minimum SF:	6,500 SF	A: 200 V: 120/240 O: W:		Include In Available:	No
Prop Lot Size:	POL	Construction Type:	Concrete	Unfinished Mezz:	0 SF
Term:	Acceptable to Owner	Const Status/Year Blt:	Existing / 1979	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	Now
Sale Price/SF:	NFS	Parking Spaces:	12 / Ratio: 1.8:1	Vacant:	Yes
Taxes:		Rail Service:	No	To Show:	Call broker
Yard:	No	Specific Use:	Warehouse/Office	Market/Submarket:	West SFV
Zoning:	MR2-1			APN#:	2746-015-002

Listing Company: Delphi Business Properties, Inc.

[David Hoffberg, SIOR 818-933-7117](#)

Listing #: 44222636

Listing Date: 01/27/2026

FTCF: CB250N000S000

Notes:

All information contained herein is estimated and must be independently verified.

