

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
Lease Rate/SF: \$1.39
Lease Type: Gross / Op. Ex: \$0.10
Available SF: 6,500 SF
Minimum SF: 6,500 SF
Prop Lot Size: POL
Term: Acceptable to Owner
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: MR2-1

Sprinklered: No
Clear Height: 15'
GL Doors/Dim: 2 / 12'x11'
DH Doors/Dim: 0
A: 200 V: 120/240 O: W:
Construction Type: Concrete
Const Status/Year Blt: Existing / 1979
Whse HVAC: No
Parking Spaces: 12 / **Ratio:** 1.8:1
Rail Service: No
Specific Use: Warehouse/Office

Office SF / #: 900 SF / 3
Restrooms: 2
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: Now
Vacant: Yes
To Show: Call broker
Market/Submarket: West SFV
APN#: 2746-015-002

Listing Company: Delphi Business Properties, Inc.
Agents: [David Hoffberg, SIOR 818-933-7117](#)
Listing #: 44222636
Notes: All information contained herein is estimated and must be independently verified.

Listing Date: 01/27/2026

FTCF: CB250N000S000
