

Available SF 7,134 SF

Industrial For Lease

Building Size 32,172 SF



Address: 9455 De Soto Ave, Chatsworth, CA 91311, Chatsworth, CA 91311

Cross Streets: De Soto Ave/Plummer St

24' Clear Height
Major Street Frontage
Heavy Parking

Lease Rate/Mo:	\$7,633	Sprinklered:	Yes	Office SF / #:	4,380 SF
Lease Rate/SF:	\$1.07	Clear Height:	24'	Restrooms:	2
Lease Type:	NNN / Op. Ex: \$0.36	GL Doors/Dim:	1 / 12 x 14	Office HVAC:	Heat & AC
Available SF:	7,134 SF	DH Doors/Dim:	0	Finished Ofc Mezz:	2,190 SF
Minimum SF:	7,134 SF	A: 400 V: 277 O: 3 W: 4		Include In Available:	Yes
Prop Lot Size:	POL	Construction Type:	TILT UP	Unfinished Mezz:	0 SF
Term:	3-5 years	Const Status/Year Blt:	Existing / 1991	Include In Available:	No
Sale Price:	NFS	Whse HVAC:	No	Possession:	11/01/2026
Sale Price/SF:	NFS	Parking Spaces: 21	/ Ratio: 2.9:1/	Vacant:	Yes
Taxes:	\$115,483	Rail Service:	No	To Show:	Call broker
Yard:	No	Specific Use:	Warehouse/Distribution	Market/Submarket:	West SFV
Zoning:	MR2			APN#:	2746-008-013
Listing Company:	JLL				
Agents:	George Stavaris 747-234-3552 , Jackson Weirick 747-234-3568				
Listing #:	45582057	Listing Date:	09/04/2026	FTCF:	
Notes:					