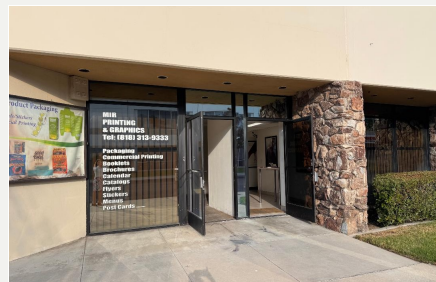




21333 DEERING CT - CANOGA PARK



ADDITIONAL OFFICE / PRODUCTION INTERIORS

INDUSTRIAL PROPERTY FOR SALE

21333 DEERING CT

Canoga Park, CA 91304

\$3,200,000

EXCEPTIONAL INDUSTRIAL OPPORTUNITY

Exceptional industrial opportunity in Canoga Park, surrounded by established industrial properties, offering a highly functional warehouse/industrial space designed to accommodate a variety of business and operational needs. The property features 800 AMP, 480V, 3-phase electrical power, providing substantial capacity for power-intensive users. Three separate access doors and two large grade-level roll-up warehouse doors provide efficient loading, unloading, and flexible access.

PROPERTY HIGHLIGHTS

- 800 AMP / 480V / 3-Phase Electrical Power
- Three Separate Access Doors
- Two Large Grade-Level Roll-Up Warehouse Doors
- Functional Warehouse / Industrial Space
- Excellent Power Capacity for Manufacturing & Industrial Users
- Flexible Loading and Delivery Access
- Located in Canoga Park / San Fernando Valley
- Ideal for Manufacturing, Warehouse, Distribution & Industrial Uses
- Convenient Access to Major San Fernando Valley Transportation Corridors
- Versatile Layout for a Variety of Industrial Operations

FOR MORE INFORMATION

Alley Aghazarian, CCIM

Commercial & Residential Real Estate Broker

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