

1,200 SF | INDUSTRIAL | CANOGA PARK

1,200
SQUARE FEET

\$1.75/mo
APPROX RENT/SF

\$2,100/mo
BASE RENT

(818) 717-0200
www.tSCO-re.com

PROPERTY ADDRESS

**21414 CHASE ST, UNIT 2
CANOGA PARK, CA 91311**

COMMERCIAL TYPE: **Multi-Tenant Industrial**

LEASE TYPE: **Gross** AVAILABLE: **3/15/2026**

DESCRIPTION

Unit Size (approximate): 1,200 square feet Industrial Space WAREHOUSE | One Office

Restroom: One (sink & toilet)
Power: 100-Amps Single Phase Parking: (3) Spaces
Overhead Door: Ground Level about 12'x10'
Evaporative Cooler & Space Heater in Warehouse
Warehouse Clearance is 12'

Tenant pays for its own electricity, gas (heating), telephone, internet. Water & Trash reimbursed through CAMs
Please no woodworkers, welders, marijuana or automotive use

- * Subject to Credit and Financial Review.
- * Monthly Estimated CAM Fee: \$144.00 (\$.12 PSF)
- * Term: 1 to 3 Years
- * Security Deposit Amount will be determined upon review of credit report, bank statements and/or Business Financial Statements

AMENITIES

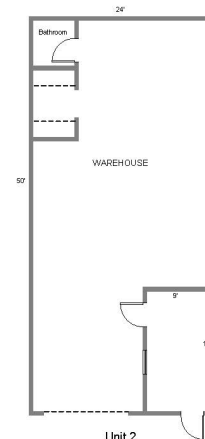
- 12' x 10' Overhead Door
- Secured Parking

RENTAL TERMS

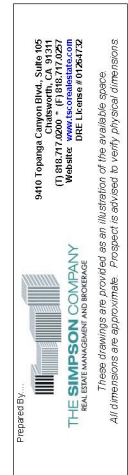
Monthly Base Rent	\$2,100.00
Security Deposit	Based on Financials
Estimated CAM FEE	\$144.00 per month (\$.12)

Estimated Monthly Cost is \$2,244.00

1200 SQ FT
100 Amp Single Ph



Unit 2
21414 Chase St.
Canoga Park, Ca. 91304



AVAILABLE
INDUSTRIAL WAREHOUSE
818-717-0200
JEREMY WACKER



SPECIALIZING IN MULTI-TENANT INDUSTRIAL PROPERTIES
tscorealestate.com

FOR LEASING INFORMATION
JEREMY WACKER 818-717-0200 x17

JWacker@tSCO-re.com

DRE License 01986677



THE SIMPSON COMPANY
REAL ESTATE MANAGEMENT AND BROKERAGE

CORP DRE LICENSE 01264732