

1,270 SF | INDUSTRIAL | CHATSWORTH

1,270
SQUARE FEET

\$1.61/mo
APPROX RENT/SF

\$2,050/mo
BASE RENT

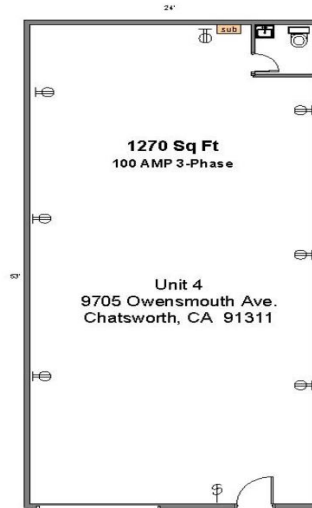
(818) 717-0200
www.tSCO-re.com

PROPERTY ADDRESS

**9705 OWENSMOUTH, UNIT 4
CHATSWORTH, CA 91311**

COMMERCIAL TYPE: **Multi-Tenant Industrial**

LEASE TYPE: **Gross** AVAILABLE: **Now**



DESCRIPTION

**Unit Size (approximate): 1,270 square feet Industrial Space
WAREHOUSE | NO OFFICE**

Restroom: One (sink & toilet)
Power: 100-Amp 3-Phase Service
Parking: (2) Spaces
Overhead Door: Ground Level about 10'x10'
Evaporative Cooler in Warehouse

Tenant pays for its own electricity, gas (heating), telephone,
internet & trash.

Please no woodworkers, welders, marijuana or automotive use

- * Subject to Credit and Financial Review.
- * Monthly Trash Fee: \$70 (normal office trash; no job site trash)
- * Term: 1 to 2 Years
- * Security Deposit Amount will be determined upon review of credit report, bank statements and/or Business Financial Statements

AMENITIES

- 10' x 10' Overhead Door

RENTAL TERMS

Monthly Base Rent	\$2,050.00
Security Deposit	Based on Credit/Financials
Trash Fee (No Jobsite Trash)	\$70.00 per month



AVAILABLE
INDUSTRIAL WAREHOUSE
818-717-0200
CODY DIXON

THE SIMPSON COMPANY
REAL ESTATE MANAGEMENT AND BROKERAGE
SPECIALIZING IN MULTI-TENANT INDUSTRIAL PROPERTIES
TSCO-RE.COM

FOR LEASING INFORMATION

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THE SIMPSON COMPANY
REAL ESTATE MANAGEMENT AND BROKERAGE
CORP DRE LICENSE 01264732