

FOR LEASE





20600-30 LASSEN STREET, CHATSWORTH, CA 91311

Located at the corner of Lassen Street and Mason Avenue



PROPERTY FEATURES

- ±2,930 SF Available
- \$1.30/SF MG
- ±11,700 SF Total Building Size
- ±60/40 Office/Warehouse Layout
- Clean Office Space With 6 Rooms, 2 Restrooms and Kitchenette
- M1 Zoning
- 14' Clear Height in Warehouse
- Large Roll-up Door
- Prime Chatsworth Industrial Area
- Convenient Access to 101 & 118 Freeways

	1-mile	3-mile	5-mile
 TOTAL POPULATION	15,827	152,905	400,411
 AVERAGE HH INCOME	\$105,727	\$107,151	\$101,985
 DAYTIME POPULATION	20,869	75,392	159,011
 TRAFFIC COUNTS	±55,696 Cars Per Day		



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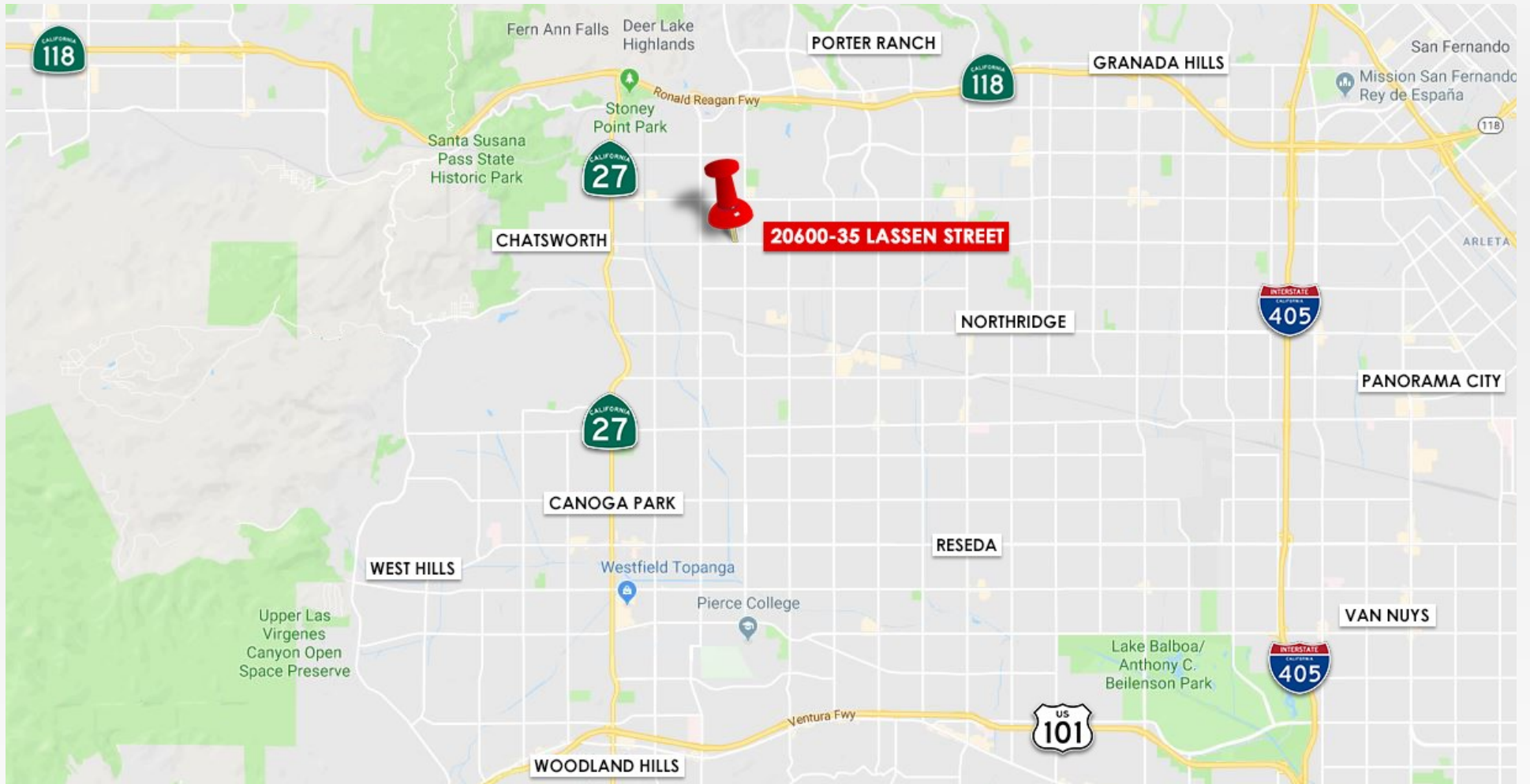
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