

Available SF 4,920 SF

Industrial For Lease

Building Size 85,080 SF



**Property Name:** Sunnyglen Industrial Park  
**Address:** 21700 Nordhoff St, Canoga Park, CA 91304  
**Cross Streets:** Owensmouth Ave/Nordhoff St

\$50 Broker Gift Card for Qualified Tours  
 Excellent Main Street Identity  
 Outstanding West Valley Location  
 Two (2) 12x12 Roll-Up Doors  
 Secured Rear Parking / Trucking Area

**Lease Rate/Mo:** \$6,593  
**Lease Rate/SF:** \$1.34  
**Lease Type:** Modified Gross / Op. Ex: \$0.16  
**Available SF:** 4,920 SF  
**Minimum SF:** 4,920 SF  
**Prop Lot Size:** POL  
**Term:** Acceptable to Owner  
**Sale Price:** NFS  
**Sale Price/SF:** NFS  
**Taxes:**  
**Yard:** No  
**Zoning:** QMR1-1

**Sprinklered:** No  
**Clear Height:** 15'-16'  
**GL Doors/Dim:** 2 / 12'x12'  
**DH Doors/Dim:** 0  
**A: 200 V: 120 O: W:**  
**Construction Type:** TILT UP  
**Const Status/Year Blt:** Existing / 1980  
**Whse HVAC:** No  
**Parking Spaces: 9 / Ratio:** 1.8:1  
**Rail Service:** No  
**Specific Use:** Warehouse/Office

**Office SF / #:** 1,448 SF / 5  
**Restrooms:** 2  
**Office HVAC:** Heat & AC  
**Finished Ofc Mezz:** 0 SF  
**Include In Available:** No  
**Unfinished Mezz:** 0 SF  
**Include In Available:** No  
**Possession:** 08/01/2026  
**Vacant:** No  
**To Show:** Call broker  
**Market/Submarket:** West SFV  
**APN#:** 2779-020-052

**Listing Company:** Lee & Associates

**Agents:** [Scott Caswell 818-444-4911](mailto:scaswell@lee-re.com), [Erica Balin 818-444-4912](mailto:ericabalin@lee-re.com)
**Listing #:** 43660102

**Listing Date:** 06/25/2026

**FTCF:** CB300N000S000/A0AA

**Notes:** Lessee to independently verify all information contained herein. Broker/Agent and Owner/Lessor make no representations and cannot verify it's accuracy.