FOR LEASE OR SALE MEDICAL OFFICE BUILDING & SURGERY CENTER

2725 16TH STREET, BAKERSFIELD, CA 93301



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FOR LEASE OR SALE MEDICAL OFFICE BUILDING & SURGERY CENTER PROPERTY INFORMATION

2725 16th Street is an approximately 6,575 square foot two-story, medical office building that includes a surgery center. This building is located in the Midtown Medical & Business Park, a planned commercial development, adjacent to Mercy Hospital and close to city and county offices, retail and professional businesses in the Downtown Bakersfield Medical/Office corridor of the Downtown Business District.

AVAILABILITY

Building Size: 6,575 SF two-story medical office building

First Floor: Surgery Center.....+/-2,139

Exam and Office area.....+/-2,761 SF

Second Floor: Administrative and Records storage......+/-1,676 SF

APN: 004-150-10

LEASE RATE

> Lease Rate: \$2.15/SF NNN

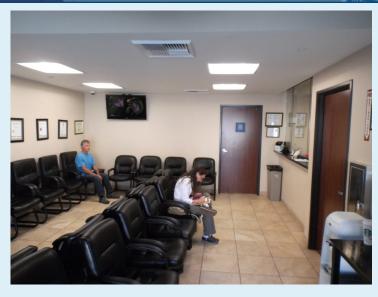
SALE PRICE

> Sale Price: \$3,000,000

HIGHLIGHTS

- > Freestanding, two-story medical office building and fully licensed and accredited surgery center
- > Total building size is approximately 6,576 SF
- > First Floor: Surgery Center area aproximately 2,139 SF and an Exam and Office area of approximately 2,761 SF
- > Second Floor: Approximately 1,676 SF and contains administrative offices and records storage
- > Building is part of a planned unit development with shared parking and common areas
- > New construction built in 2008
- > A rare, fully functional surgery center that is Joint Commission accredited and Medicare certified
- > The center performs pain management procedures, spine surgeries, and general orthopedic surgeries

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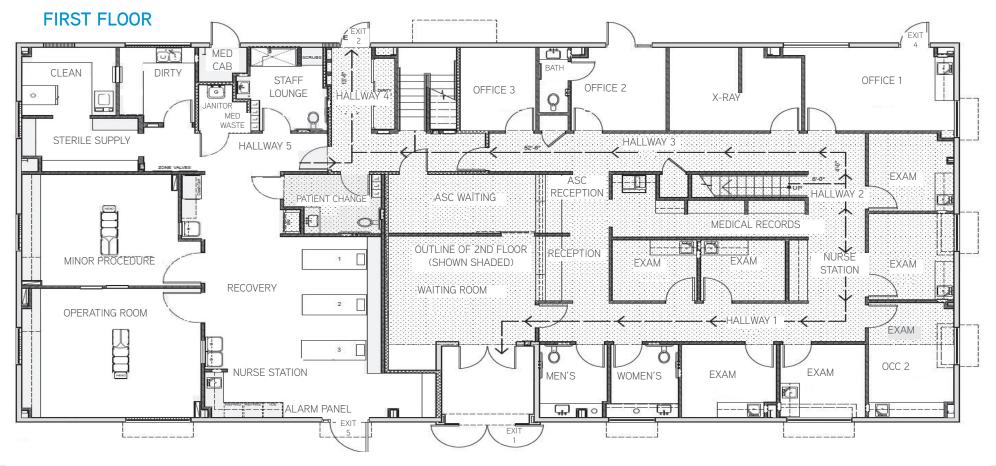
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FLOOR PLANS

2725 16TH STREET, BAKERSFIELD, CA 93301







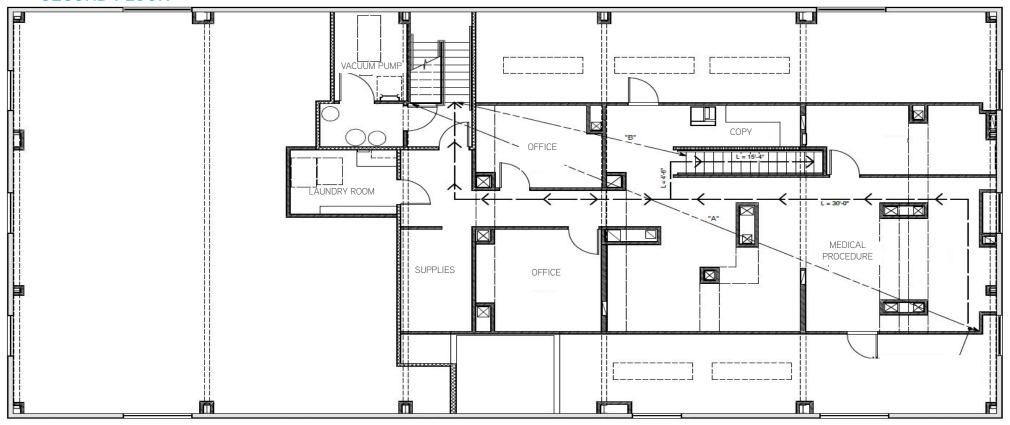


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FLOOR PLANS

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SECOND FLOOR



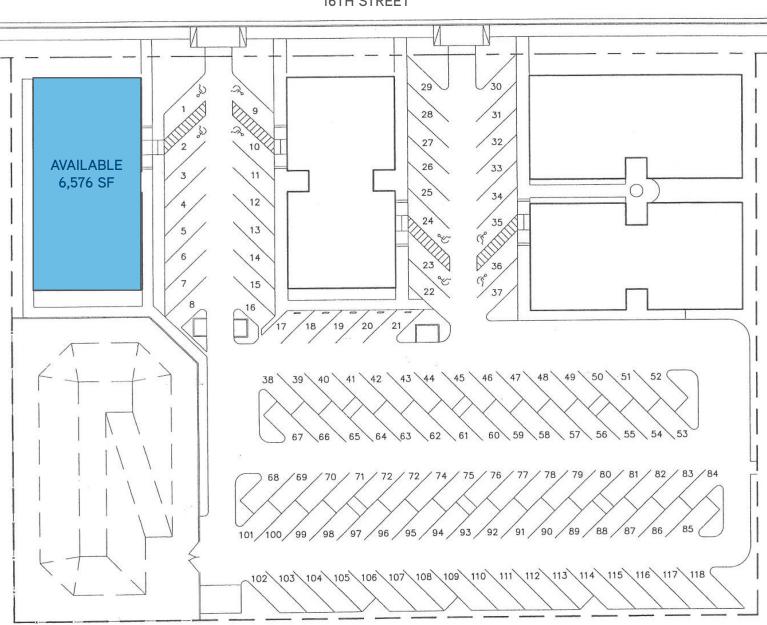






SITE PLAN

16TH STREET



FOR LEASE OR SALE MEDICAL OFFICE BUILDING & SURGERY CENTER AERIAL MAP

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CONTACT US

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