

RETAIL SPACE
FOR LEASE

END CAP RETAIL SPACE

5550 California Avenue, Bakersfield, California 93309



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COLLIERS INTERNATIONAL
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Property Description

- Subject property is located along California Avenue, a main north/south thoroughfare in Bakersfield
- Available space is approximately 1,500 s.f. end cap, mixed use space
- Situated in a 7,985 s.f. retail building in a busy neighborhood shopping center on .92 acres of land
- Anchoring tenants include: Farmer Brothers, Scott Trade and Elwood Staffing
- Abundant parking: 35 parking spaces - 4.5/1000
- Zoned: C-2

Available

Approximately 1,500 s.f. End Cap Retail Space
\$2.35/s.f. NNN



Property Highlights

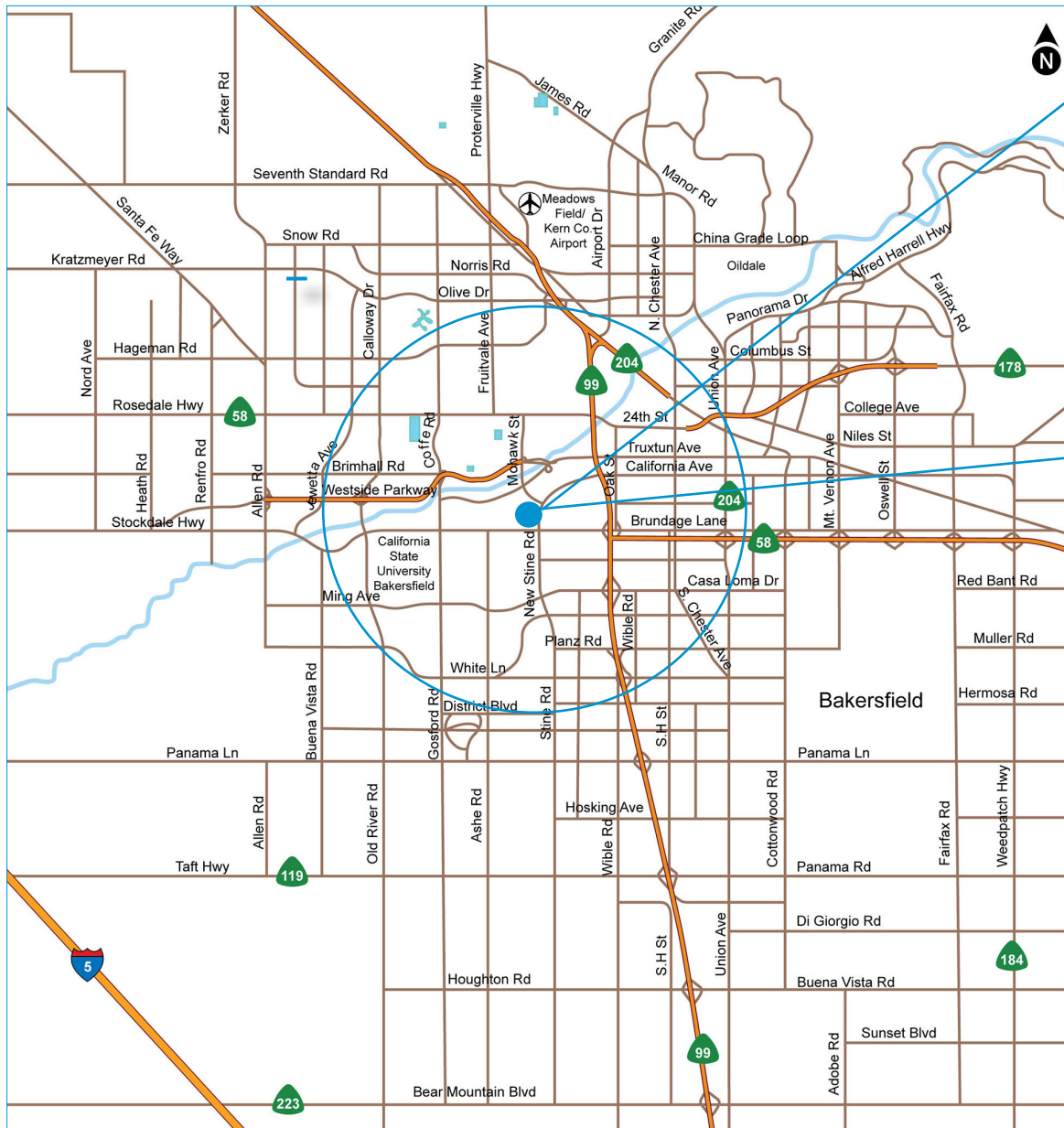
- › LOCATED ALONG MAIN NORTH/SOUTH THOROUGHFARE IN BAKERSFIELD
- › BUSY RETAIL CORRIDOR IN THE SOUTHWEST BAKERSFIELD
- › HIGH VISABILITY
- › EXCELLENT CO-TENANCY
- › END CAP - MIXED USE SPACE

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Location Map



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Competition Map



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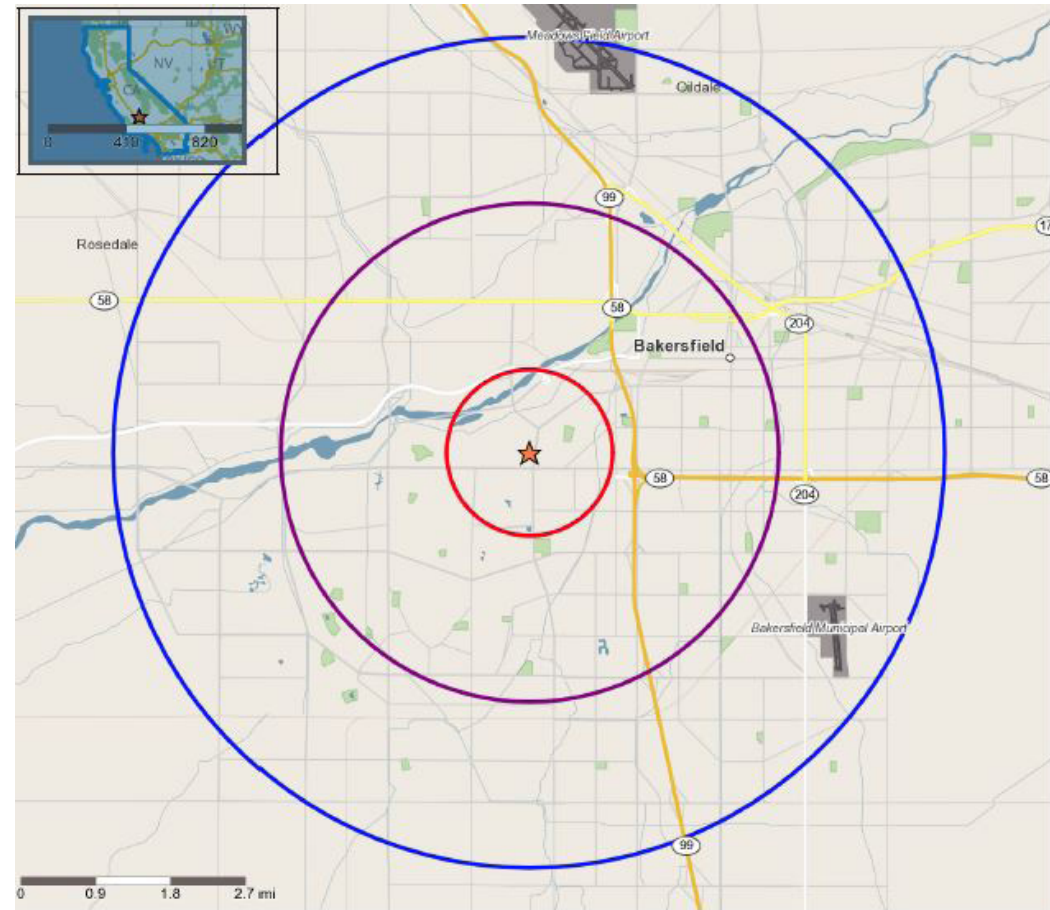
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Demographics

	1 MILE	3 MILE	5 MILE
Population	15,116	109,148	332,297
Employees	11,208	67,135	132,099
Total Households	3,191	30,670	110,073
Average HH Income	\$60,726.	\$69,595.	\$72,447.
Population Median Age	33.6	32.1	31.3

Alteryx.com 2017
Estimates



Contact Us

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