

# RETAIL SPACE AVAILABLE

## THE PLAZA AT RIVERLAKES

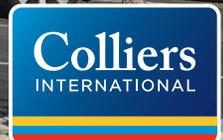
9440-9680 Hageman Road, Bakersfield, California



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# THE PLAZA AT RIVERLAKES PROPERTY INFORMATION

9440-9680 HAGEMAN ROAD, BAKERSFIELD, CA

The Plaza at Riverlakes is a grocery and drug anchored neighborhood shopping center in the Northwest Bakersfield trade area. It is located at the signalized intersection of Calloway Drive and Hageman Road with easy access and excellent exposure. Surrounded by dense residential, in proximity to Centennial High School and adjacent to the Links at Riverlakes Golf Course, The Plaza at Riverlakes offers a convenient location for shoppers and retailers alike.

## AVAILABLE

Suite 9530-F	1,170 SF	\$2.00/SF NNN
Suite 9660-C	1,275 SF	\$1.85/SF NNN

## HIGHLIGHTS

- > Grocery-Drug Anchored Shopping Center
- > High Daytime Population
- > Over \$100,000 Average Income In A 3 Mile Radius
- > Convenient Ingress/Egress

## DEMOGRAPHICS

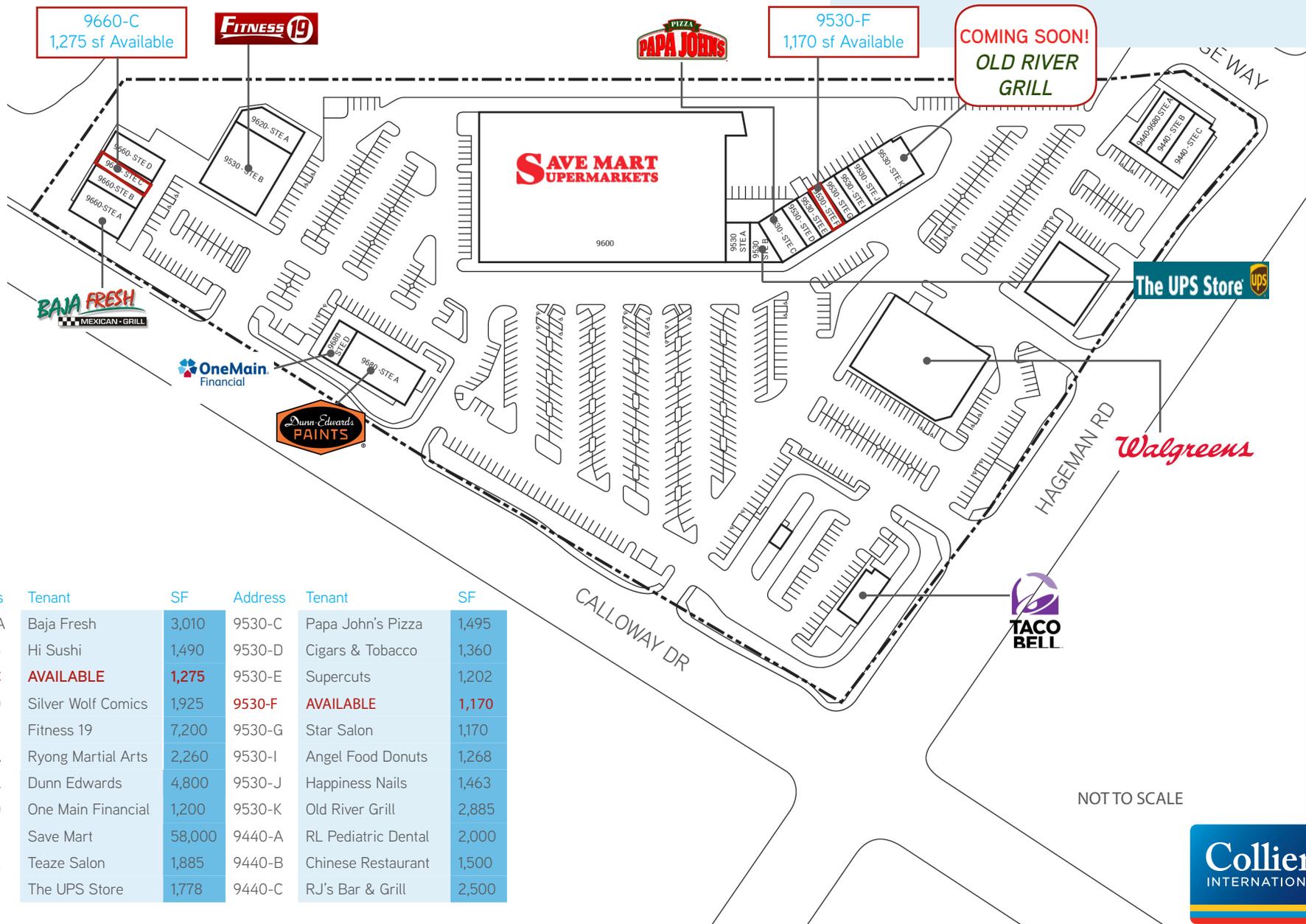
	1 MILE	3 MILE	5 MILE
POPULATION	13,351	82,247	178,379
EMPLOYEES	4,703	25,177	77,577
TOTAL HOUSEHOLDS	4,519	27,746	64,449
AVERAGE HH INCOME	\$100,222	\$109,283	\$97,442
POPULATION MEDIAN AGE	29.5	33.4	34.2

ALTERYX.COM 2017 ESTIMATES



# THE PLAZA AT RIVERLAKES SITE PLAN

9440-9680 HAGEMAN ROAD, BAKERSFIELD, CA



Address	Tenant	SF	Address	Tenant	SF
9660-A	Baja Fresh	3,010	9530-C	Papa John's Pizza	1,495
9660-B	Hi Sushi	1,490	9530-D	Cigars & Tobacco	1,360
<b>9660-C</b>	<b>AVAILABLE</b>	<b>1,275</b>	9530-E	Supercuts	1,202
9660-D	Silver Wolf Comics	1,925	<b>9530-F</b>	<b>AVAILABLE</b>	<b>1,170</b>
9530-B	Fitness 19	7,200	9530-G	Star Salon	1,170
9620-A	Ryong Martial Arts	2,260	9530-I	Angel Food Donuts	1,268
9680-A	Dunn Edwards	4,800	9530-J	Happiness Nails	1,463
9680-D	One Main Financial	1,200	9530-K	Old River Grill	2,885
9600	Save Mart	58,000	9440-A	RL Pediatric Dental	2,000
9530-A	Teaze Salon	1,885	9440-B	Chinese Restaurant	1,500
9530-B	The UPS Store	1,778	9440-C	RJ's Bar & Grill	2,500

# THE PLAZA AT RIVERLAKES LOCATION AERIAL

9440-9680 HAGEMAN ROAD, BAKERSFIELD, CA



-  Centennial High School
-  The Links at Riverlakes Golf

## CONTACT US

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