

RETAIL SPACE FOR LEASE - NEIGHBORHOOD SHOPPING CENTER

THE ORCHARD

655-695 TUCKER ROAD, TEHACHAPI, CA



AGENT: JJ WOODS, CLS
SENIOR VICE PRESIDENT
RETAIL PROPERTIES TEAM
CENTRAL CALIFORNIA
661 631 3807
LICENSE NUMBER 01420570
jj.woods@colliers.com

AGENT: STEPHEN HALE
ASSOCIATE
RETAIL PROPERTIES TEAM
CENTRAL CALIFORNIA
661 631 3820
LICENSE NUMBER 01997969
stephen.hale@colliers.com



COLLIERS INTERNATIONAL
10000 Stockdale Highway, Suite 102
Bakersfield, CA 93311
661 631 6000
www.colliers.com/bakersfield

RETAIL SPACE FOR LEASE

THE ORCHARD - PROPERTY INFORMATION

655-695 TUCKER ROAD, TEHACHAPI, CA 93561

The Orchard Shopping Center is a 39,258 square foot shopping center anchored by Big 5 Sporting Goods, Family Dollar, Union Bank and First American Title. It is situated along Tehachapi's primary retail corridor with excellent exposure and easy access from Tucker Road.

HIGHLIGHTS

- > 1,170 square feet available now!
- > Excellent location on primary retail corridor
- > Adjacent to planned Walmart Supercenter
- > Anchor Tenants include:



First American Title™



AVAILABILITY

Suite 675-C: 1,170 SF \$1.45/SF NNN

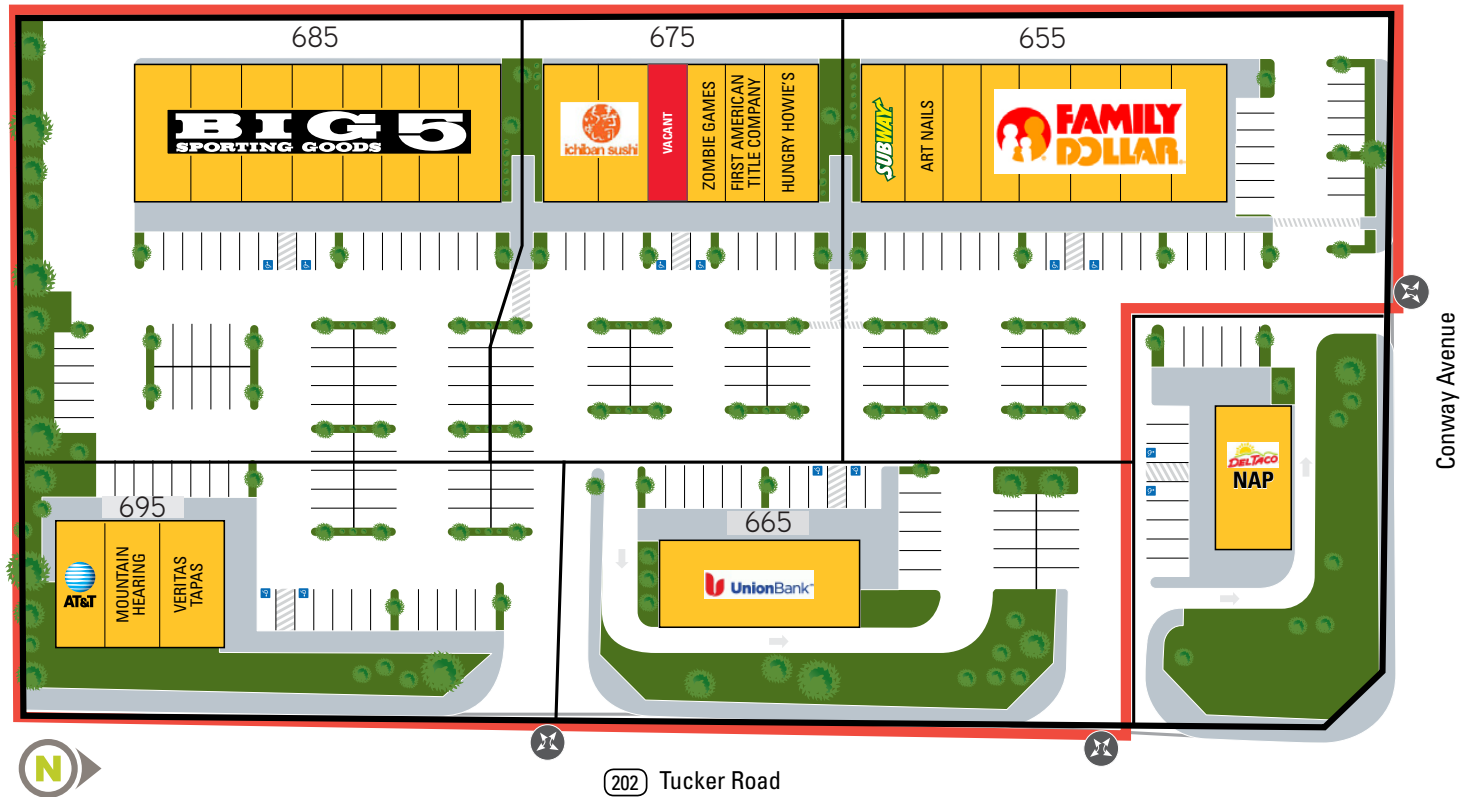
DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	4,293	18,901	21,257
TOTAL HOUSEHOLDS	1,533	7,008	7,843
AVE. HOUSEHOLD INCOME	\$65,253	\$69,695	\$72,113

2017 ESTIMATES, ALTERYX.COM



RETAIL SPACE FOR LEASE
THE ORCHARD - SITE PLAN
655-695 TUCKER ROAD, TEHACHAPI, CA 93561



SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
655-A	FAMILY DOLLAR, INC	8,655 SF	675-E	FIRST AMERICAN TITLE	1,170 SF
655-B	ART NAILS	1,170 SF	675-F	HUNGRY HOWIE'S PIZZA	1,555 SF
655-C	SUBWAY	1,332SF	685	BIG 5 SPORTING GOODS	11,245 SF
665	UNION BANK	3,815 SF	695-A	AT&T WIRELESS	1,400SF
675-A	ICHIBAN	3,250 SF	695-B	MOUNTAIN HEARING CENTER	1,500
675-C	VACANT	1,170 SF	695-C	VERITAS WINE & CHEESE	1,826 SF
675-D	ZOMBIE GAMES	1,170 SF			

RETAIL SPACE FOR LEASE THE ORCHARD - COMPETITION AERIAL MAP 655-695 TUCKER ROAD, TEHACHAPI, CA 93561



CONTACT US:

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