

For Lease | +/- 4,000 to 8,600 SF

# New Office Space | Seven Oaks Business Park

4616 Benchmark Ct | Bakersfield, CA 93311



Colliers

**Contact Us:**

**David A. Williams, SIOR**  
Senior Vice President | Principal  
License No. 00855489  
+1 661 631 3816  
[david.a.williams@colliers.com](mailto:david.a.williams@colliers.com)

**Colliers International**  
10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
[www.colliers.com/bakersfield](http://www.colliers.com/bakersfield)



## Property Overview:

4616 Benchmark is a new +/- 8,600 square feet single story office building in the Seven Oaks Business Park. The building is ideally suited for 1 to 4 tenants.

## Master Planned Community:

Seven Oaks Business Park is a 276-acre master planned mixed-use commercial development. The master planned community caters to the needs of users in a live/work environment incorporating heavily landscaped open spaces and trails for the enjoyment of businesses and neighborhood pedestrian traffic.

Neighboring occupants within the Seven Oaks Business Park include S.C. Anderson Inc., Kern Schools Federal Credit Union, Houchin Community Blood Bank, Davita Dialysis, Hoffmann Hospice, Northern Digital, Village at Seven Oaks Assisted Living & Memory Care, Centric Health, Westcoast Eye Institute, Purpose Driven Home Health and Home Care, Coffee Bean & Tea, Starbucks, to name a few.

## Lease Price:

\$1.95/sf

## Tenant Improvements:

\$50/sf

## Property Highlights:

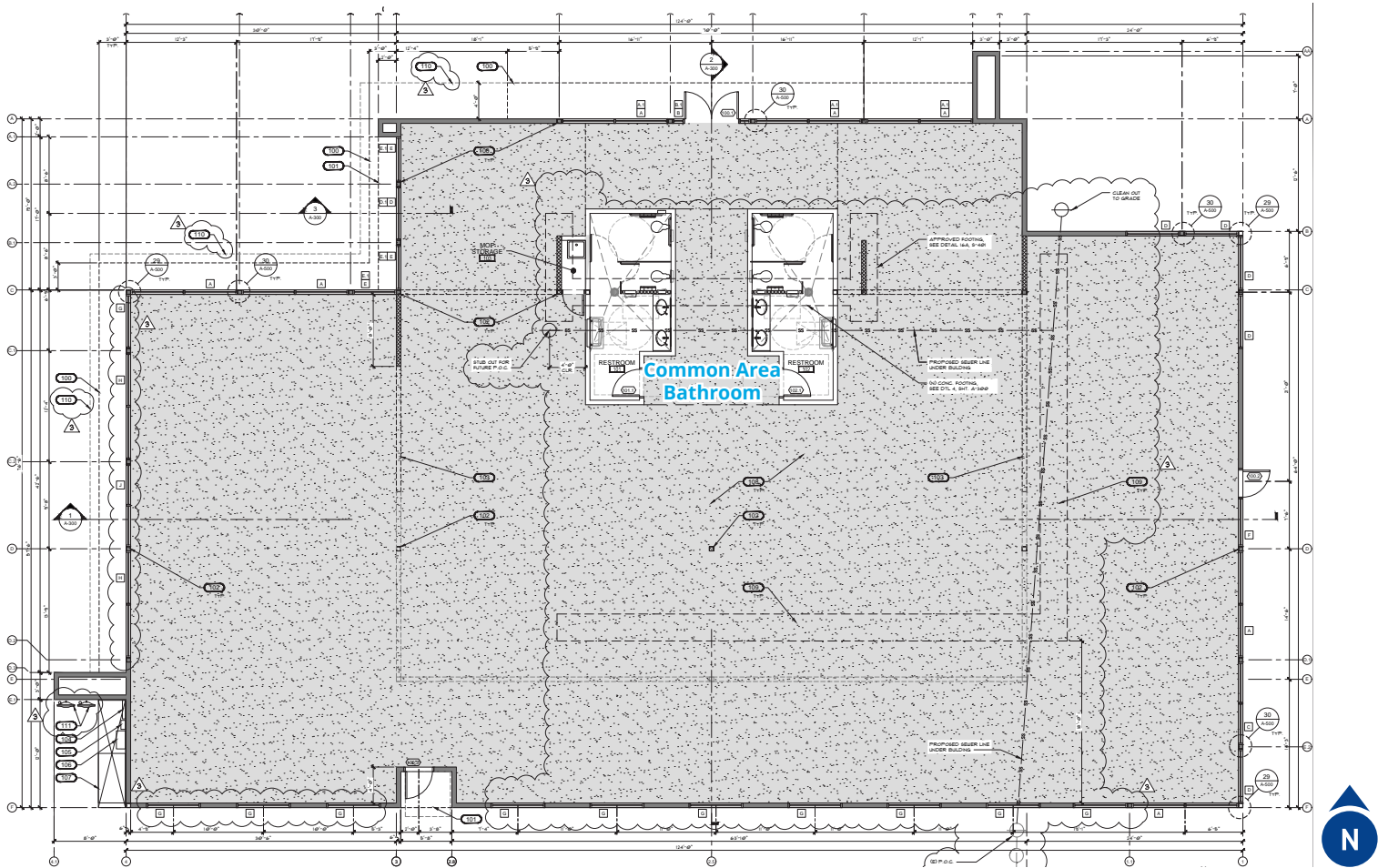
- Prime location within Seven Oaks Business Park.
- Building can accommodate professional or medical office.
- Separate metering for electrical.
- Ready for interior improvements.
- Common area restroom.

## Property Details:

<b>Address</b>	4616 Benchmark Ct Bakersfield, CA 93311
<b>Building Size</b>	+/- 8,600 square feet
<b>Lot Size</b>	+/- 1.01 acres
<b>Zoning</b>	WM-SU (West Ming Special Use Zone)
<b>Number of Floors</b>	One (1)



# Floor Plan



## Contact Us:

**David A. Williams, SIOR**  
Senior Vice President | Principal  
License No. 00855489  
+1 661 631 3816  
david.a.williams@colliers.com

**Colliers International**  
10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
www.colliers.com/bakersfield

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2023. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement

[illegible]

**Colliers International**  
10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
[www.colliers.com/bakersfield](http://www.colliers.com/bakersfield)

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2023. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement



# Aerial



## Contact Us:

### David A. Williams, SIOR

Senior Vice President | Principal  
License No. 00855489  
+1 661 631 3816  
david.a.williams@colliers.com

### Colliers International

10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
www.colliers.com/bakersfield

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). © 2023. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.