

FOR SALE

# MEDICAL OFFICE BUILDING / LOT

515-517-519 W. COLUMBUS STREET, BAKERSFIELD, CA



JASON ALEXANDER  
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COLLIERS INTERNATIONAL  
10000 Stockdale Highway, Suite 103  
Bakersfield, CA 93311  
661 631 3800





# MEDICAL OFFICE BUILDING / LOT PROPERTY INFORMATION

515-517-519 W. COLUMBUS STREET, BAKERSFIELD, CA

## LOCATION:

515-517 W. Columbus Street is an approximately 2,500 square foot, free standing, medical office building. The building is located on W. Columbus Street between San Dimas Street and Union Avenue. 519 W. Columbus Street is an approximately 7,800 square foot lot. Both the lot and building share parking in the Columbus Medical Plaza parking association.

## HIGHLIGHTS:

- An approximately 2,550 square foot, free standing medical office building
- Located adjacent to Dignity Health Memorial Hospital
- Building is 100% leased to Bakersfield Orthodontics
- Tenant has occupied the building since 2007
- Annual rent is \$57,557.00
- Tenant's lease is on a modified gross basis and expires 5/31/2020
- Includes the adjacent lot consisting of 7,800 buildable square feet
- Owner has initial plans for a 3,800 square foot building for the lot.

## FOR SALE:

2,550 s.f. Medical Office Building

7,800 s.f. Adjacent Lot

**\$525,000.00**

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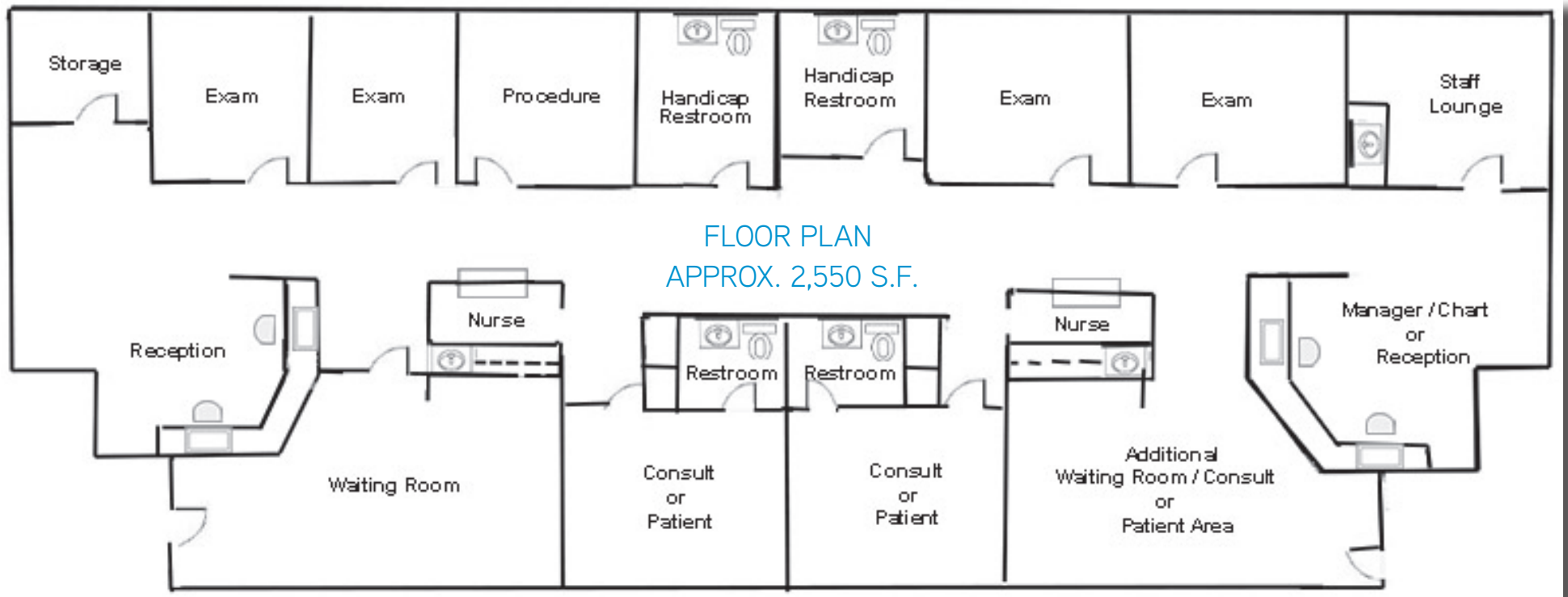


# MEDICAL OFFICE BUILDING / LOT FLOOR PLAN

515-517-519 W. COLUMBUS STREET, BAKERSFIELD, CA



515 - 517 W. COLUMBUS STREET  
MEDICAL OFFICE BUILDING



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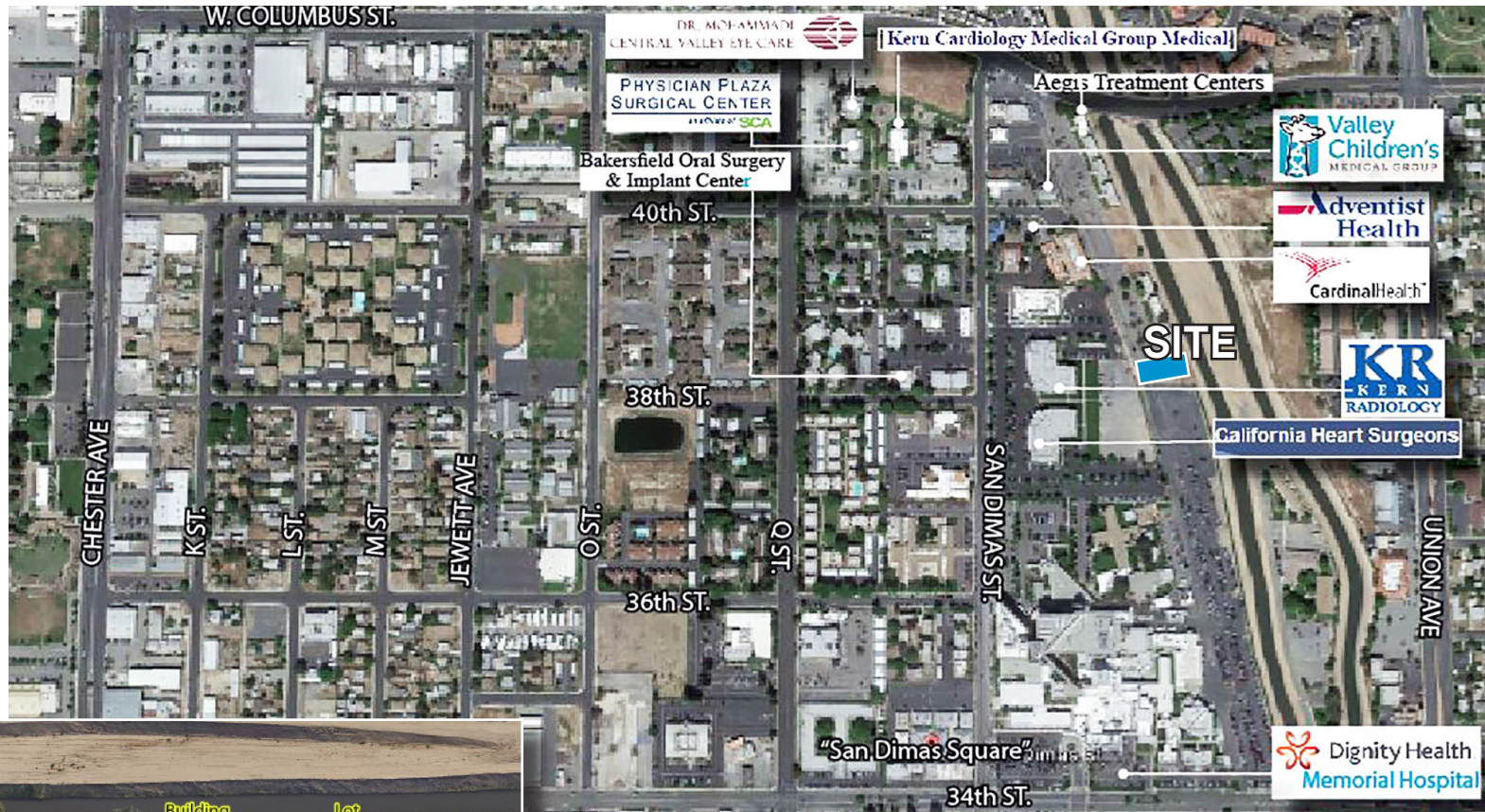
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# MEDICAL OFFICE BUILDING / LOT AERIAL MAP

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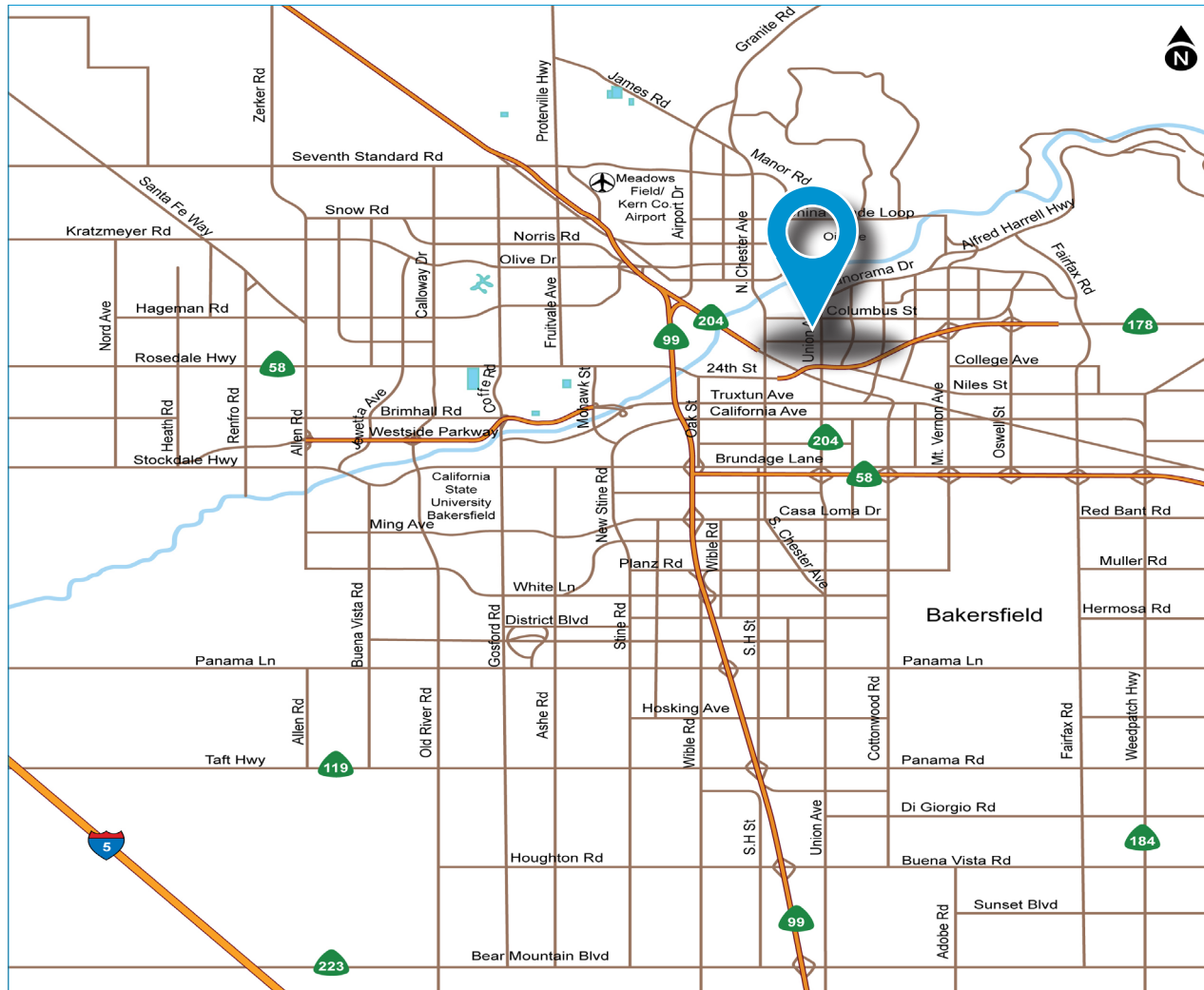
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# MEDICAL OFFICE BUILDING / LOT LOCATION MAP

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## CONTACT US

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