



FOR LEASE ±8,900 SF

## INDUSTRIAL WAREHOUSE

6303 SEVEN SEAS AVENUE  
BAKERSFIELD, CA 93308



# INDUSTRIAL WAREHOUSE

## 6303 SEVEN SEAS AVENUE, BAKERSFIELD, CA

### Property Features

6303 Seven Seas is located in the Rosedale “Oilpatch” corridor, just off Fruitvale Avenue, offering convenient access to Rosedale Highway and Highway 99.

|                    |  |
|--------------------|--|
| Available Space:   | ±8,900 SF  |
| Warehouse Area:    | ±8,000 SF  |
| Office Area:       | ±900 SF  |
| Site Area:         | Located on ±0.82 Acres   |
| Clear Height:      | 18 ft. - 20 ft.  |
| Loading:           | Four (4) 14' x 14' ground level electric roll-up doors   |
| Equipment:         | Three (3) ton under mount bridge crane in warehouse<br>Two (2) ton under mount bridge crane in warehouse   |
| Zoning:            | M-3 PD (Heavy Industrial)  |
| Construction Type: | Prefabricated Metal Construction   |
| Utilities:         | <b>Sewer:</b> Septic<br><b>Water:</b> California Water Service<br><b>Gas:</b> Pacific Gas & Electric Company<br><b>Electric:</b> Pacific Gas & Electric Company<br>240/480 Volt, 400 Amps, 3 Phase |
| Air Conditioning:  | HVAC units on the roof, installed by the Previous tenant can be re-energized for full warehouse temperature control.   |
| Lease Rate:        | \$1.12/SF Industrial Gross   |



### EXTERIOR PHOTOS



### EXTERIOR PHOTOS

# INDUSTRIAL WAREHOUSE

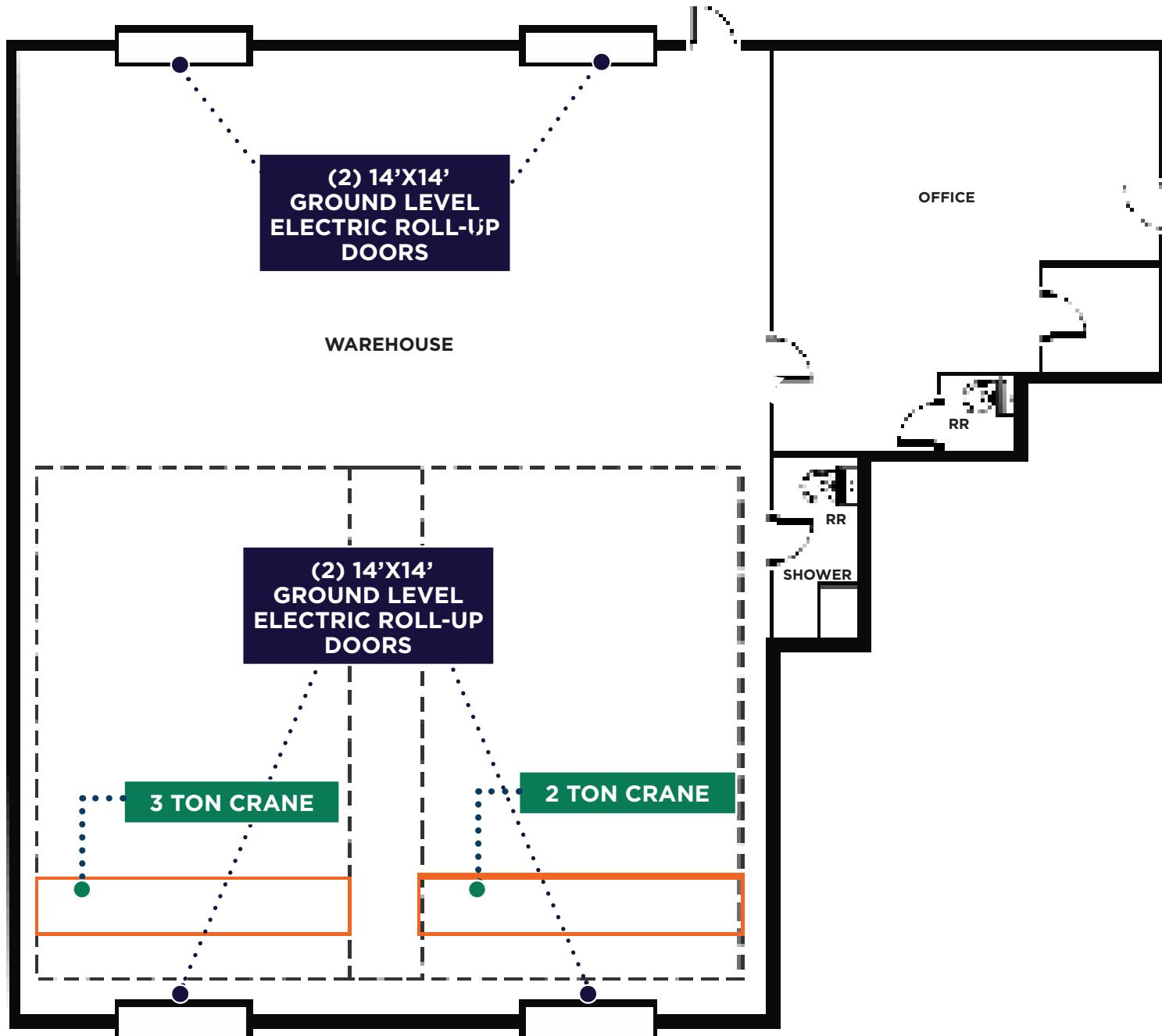
## 6303 SEVEN SEAS AVENUE, BAKERSFIELD, CA

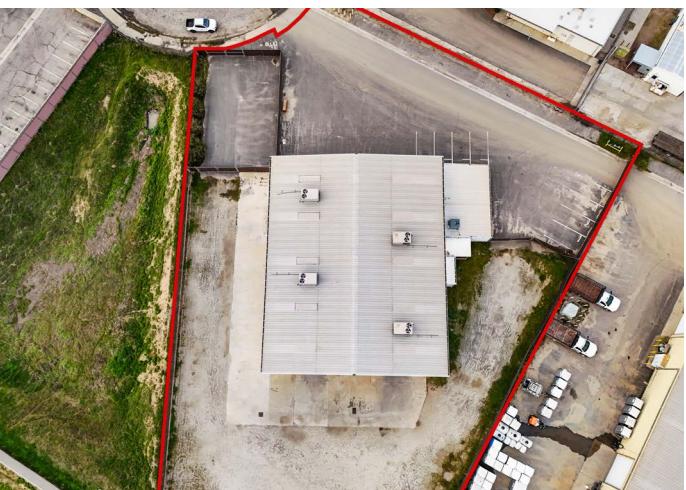
### SITE PLAN

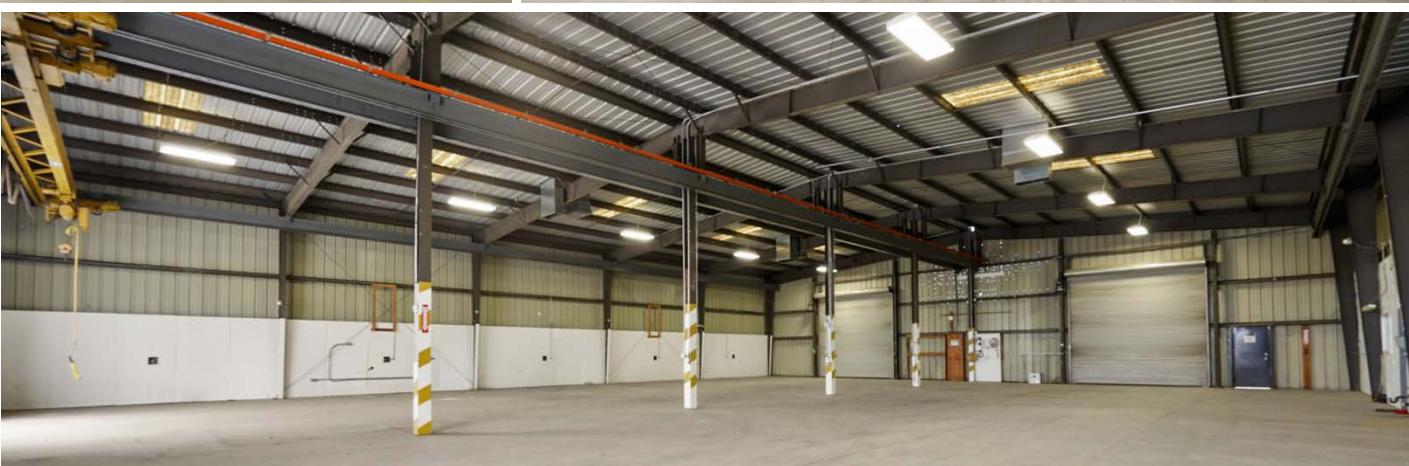
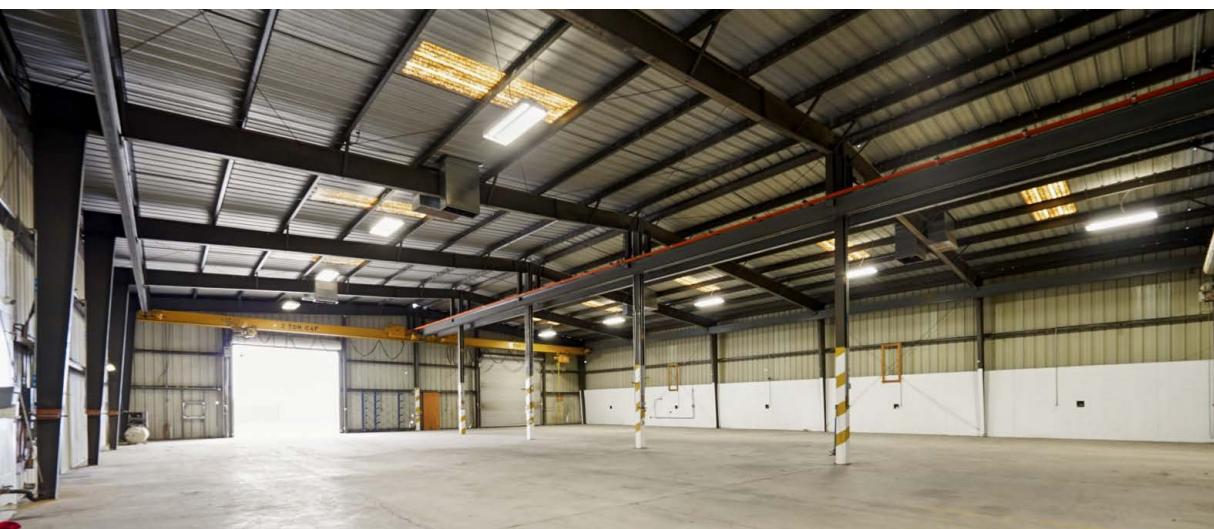


# INDUSTRIAL WAREHOUSE

## 6303 SEVEN SEAS AVENUE, BAKERSFIELD, CA







# INDUSTRIAL WAREHOUSE

## 6303 SEVEN SEAS AVENUE, BAKERSFIELD, CA



Site - 6303 Seven Seas Avenue

- 1. Elite Site Services
- 2. Ally Enterprises
- 3. Advanced Fabrication
- 4. Palvetich Electrical
- 5. Frontier Plumbing
- 6. San Joaquin Collision



## FOR MORE INFORMATION, CONTACT:

### JEFF ANDREW

Executive Director

+1 661 633 3827

[jeff.andrew@cushwake.com](mailto:jeff.andrew@cushwake.com)

Lic. 00941323

5060 California Avenue

Suite 1000

Bakersfield, CA 93309

LIC. 01880493

[cushmanwakefield.com](http://cushmanwakefield.com)

©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

