



FOR LEASE

DRIVE-THRU RESTAURANT & SHOPS

MERLE HAGGARD DRIVE & AIRPORT DRIVE
BAKERSFIELD, CA



- Direct proximity to 2.6 million square foot Amazon Fulfillment Center
- Near Hadco Metals, a 250,000 square foot warehouse/distribution center
- Expecting 2,200 future Amazon employees 24/7
- Merle Haggard Drive/7th Standard Road going to/coming home arterial for service industry employees
- Driveway access from both Airport Drive and Merle Haggard Drive

STEVE D. ADAMS ▪ Senior Vice President ▪ sadams@asuassociates.com ▪ CA RE #00868370
11601 Bolthouse Drive Suite 110 ▪ Bakersfield, CA 93311 ▪ D 661.616.3595 ▪ M 661.862.5454 ▪ F 661.862.5444

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DIRECT PROXIMITY TO 2.6 MILLION SF FULLFILMENT CENTER & MEADOWS FIELD AIRPORT



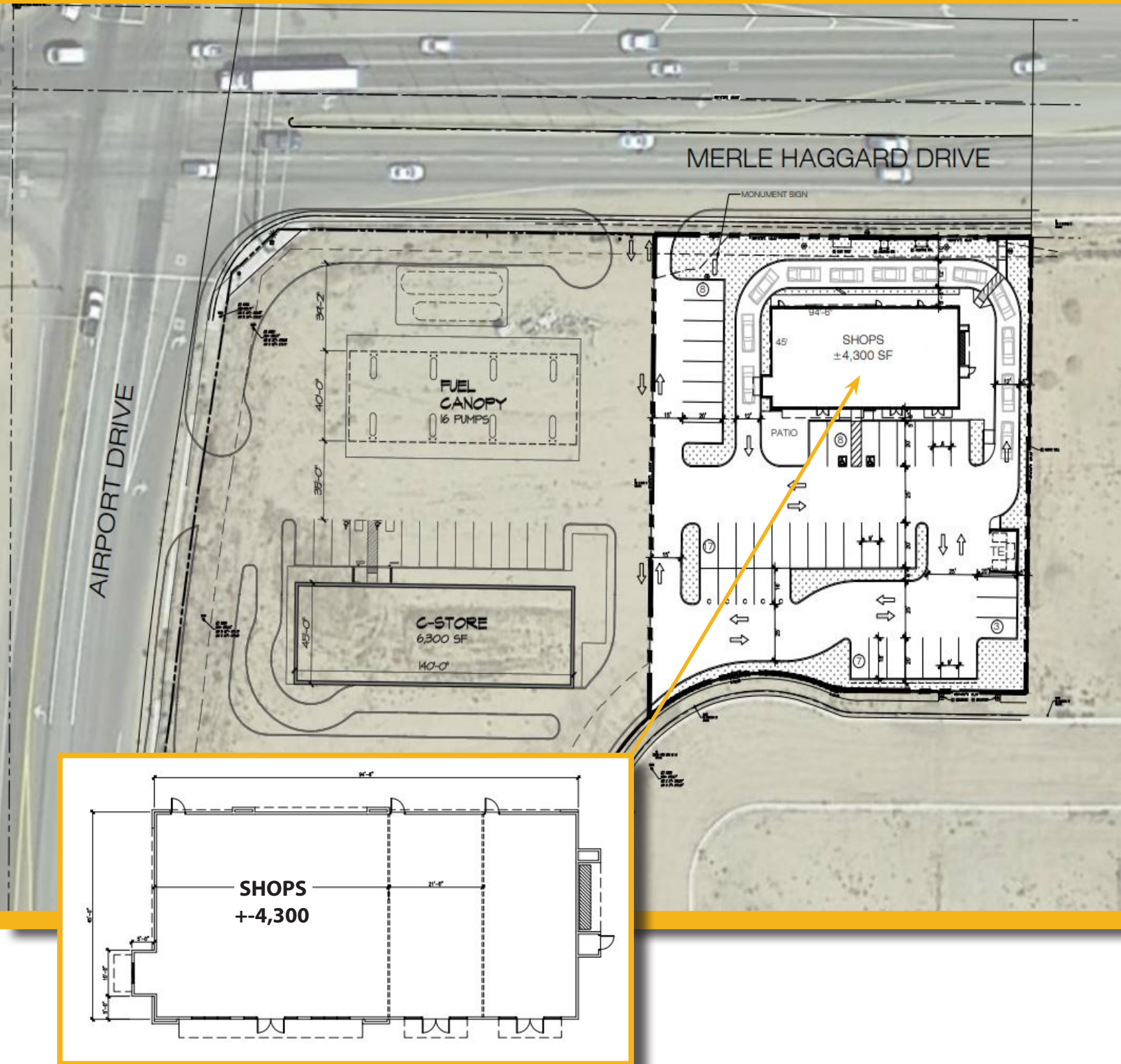
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PROPERTY DETAILS



- Lot Size: 37,682 Square Feet
- APN #491-590-02
- Address: Lot 2 of Tract 7234-4
- Zoned C-2 PDH - County of Kern
- AT&T Phone/Cable
- Southern California Gas
- Pacific Gas & Electric
- Oildale Mutual Water District
- North of the River Sanitation District

SITE & SPACE PLAN



ELEVATIONS

