



Colliers

For Sale | Approx. 3,571 SF on 11.59 AC

Freeway Development Opportunity w/Drive Thru Building

17215 Zachary Ave | Bakersfield, CA

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Colliers International

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Property Overview

17215 Zachary Ave, Bakersfield, CA. Prime 11.59-acre site with a vacant 3,571 SF former QSR building. Approximately 9.6 acres of undeveloped land allow for QSR, retail, or truck stop development. The site offers excellent Highway 99 visibility, strong traffic, and pylon signage potential. Flexible use, land value upside, and a high-demand corridor make this a strategic investment.

Sale Price:

\$4,750,000

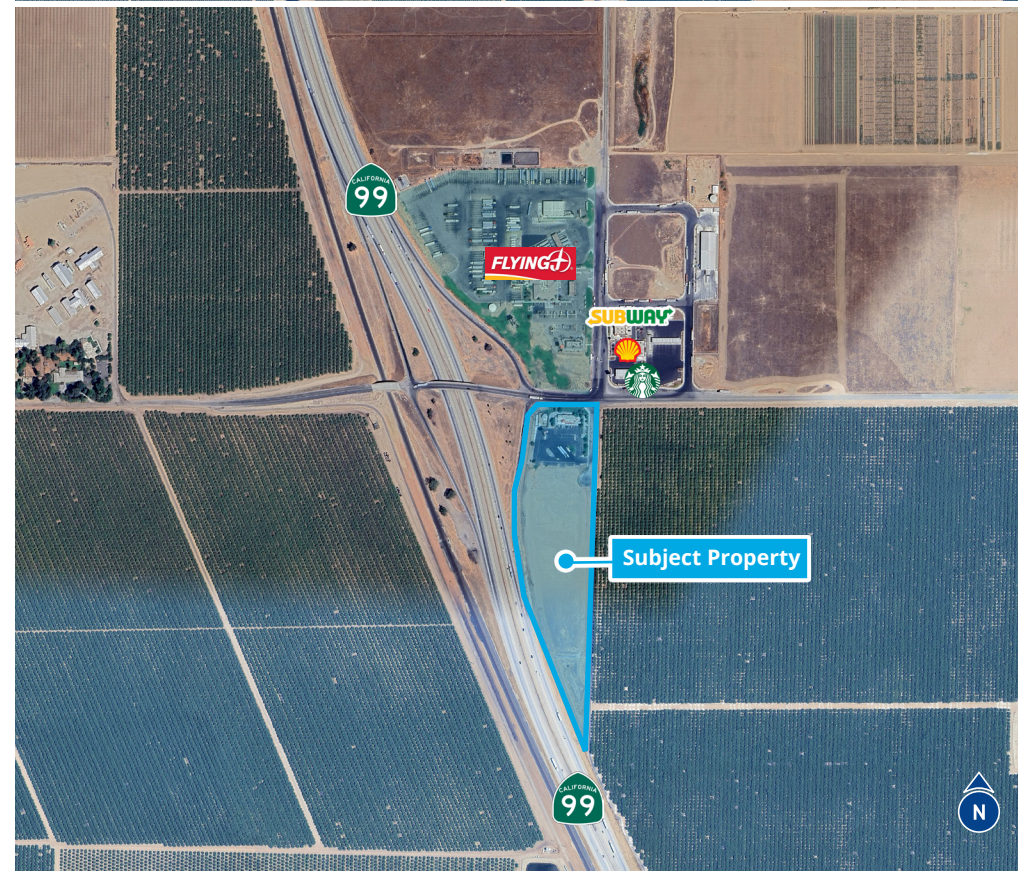
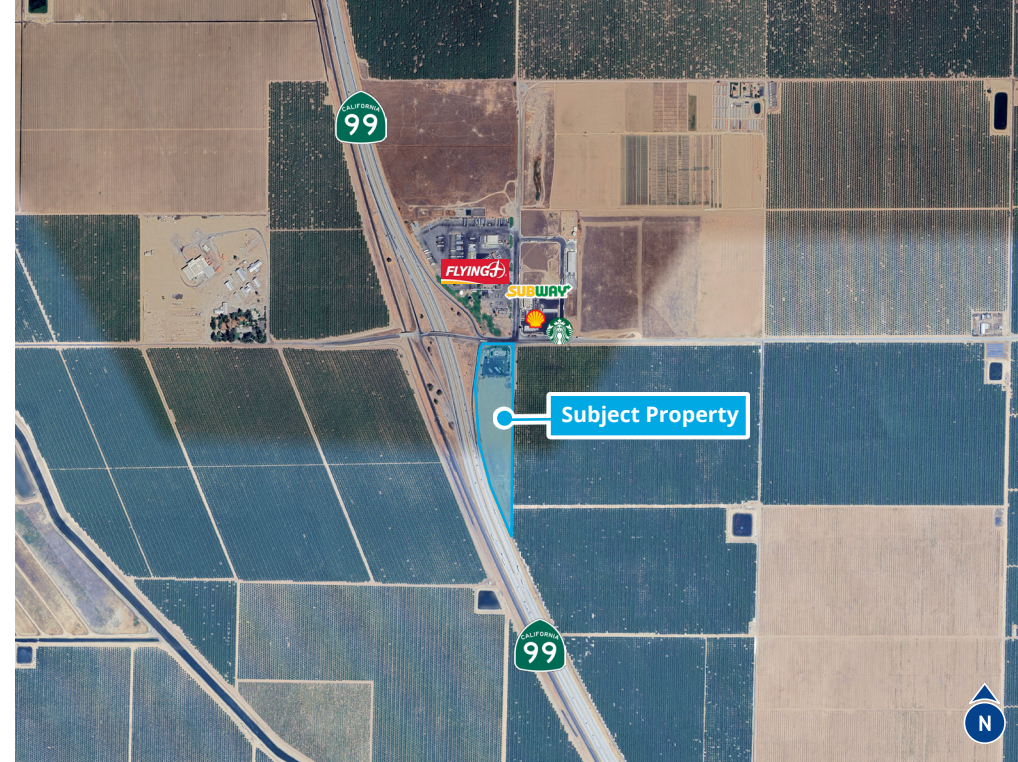
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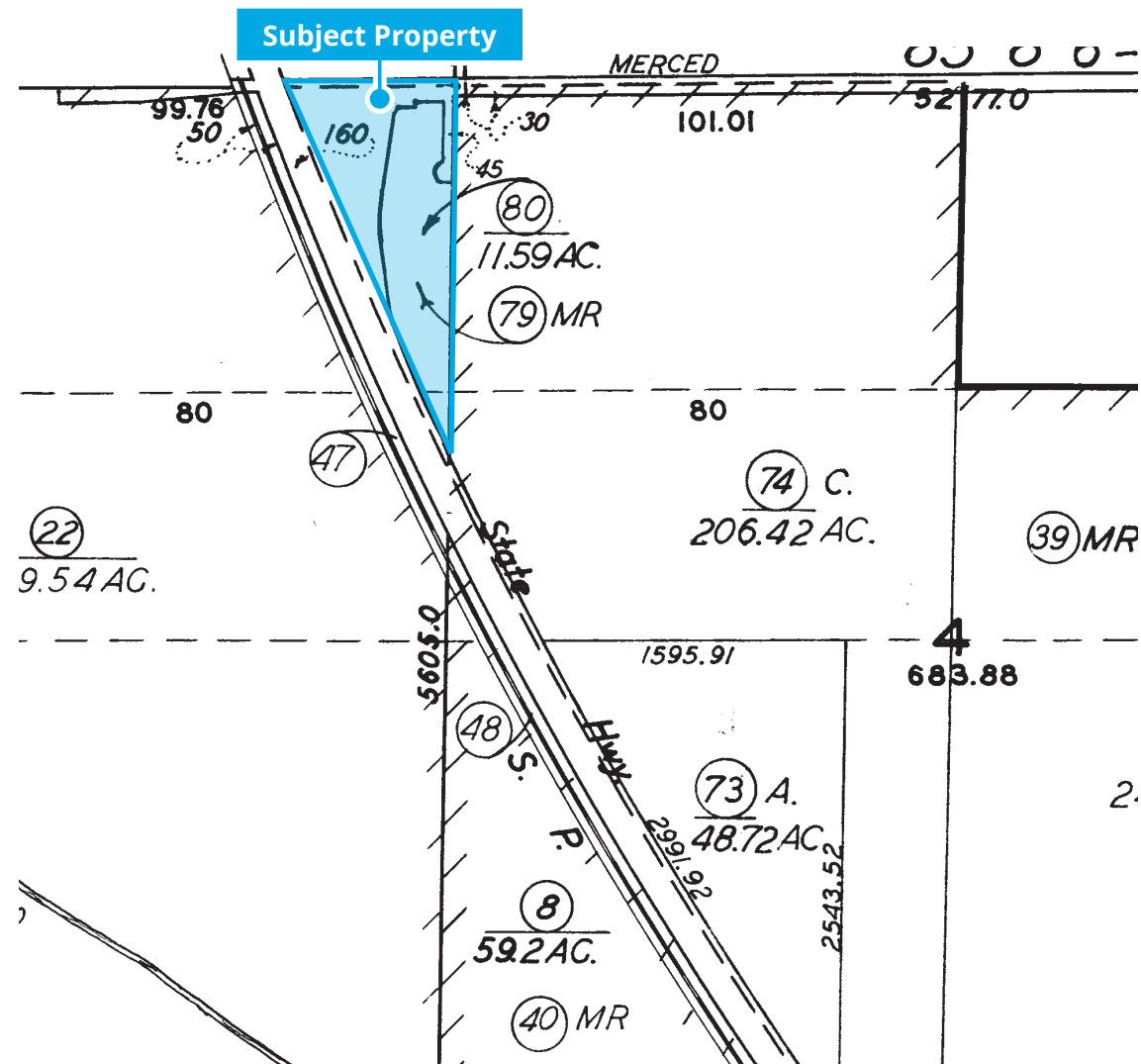
Total Lot Size: \pm 11.59 AC Zoned CH PD

Building Size: \pm 3,571 (Fast food building vacant at COE)

Property Highlights:

- Freeway Pylon Sign
- Flexible site suited for QSR, truck stop, retail, or mixed-use development.
- Prime Highway 99 visibility with strong daily traffic counts (71,000 AADT)
- Direct ingress/egress from Zachary Ave and frontage road alignments
- Over 9 acres of undeveloped land for pads, leasing, or expansion.
- Favorable cost basis supports future resale or development
- Located in a high-demand travel and service corridor.
- Limited competing development parcels nearby.





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