

The background of the advertisement is a photograph of a large, modern building with a central dome and arched windows. The building is constructed with light-colored stucco and red brick. A sign above the entrance reads "CALIFORNIA REALTY ASSOCIATION". The address "10800" is visible on the building's facade. The foreground shows a paved plaza with benches and trees.

# For Lease - Office Space The Shops at River Walk

10800 Stockdale Highway  
Bakersfield, CA

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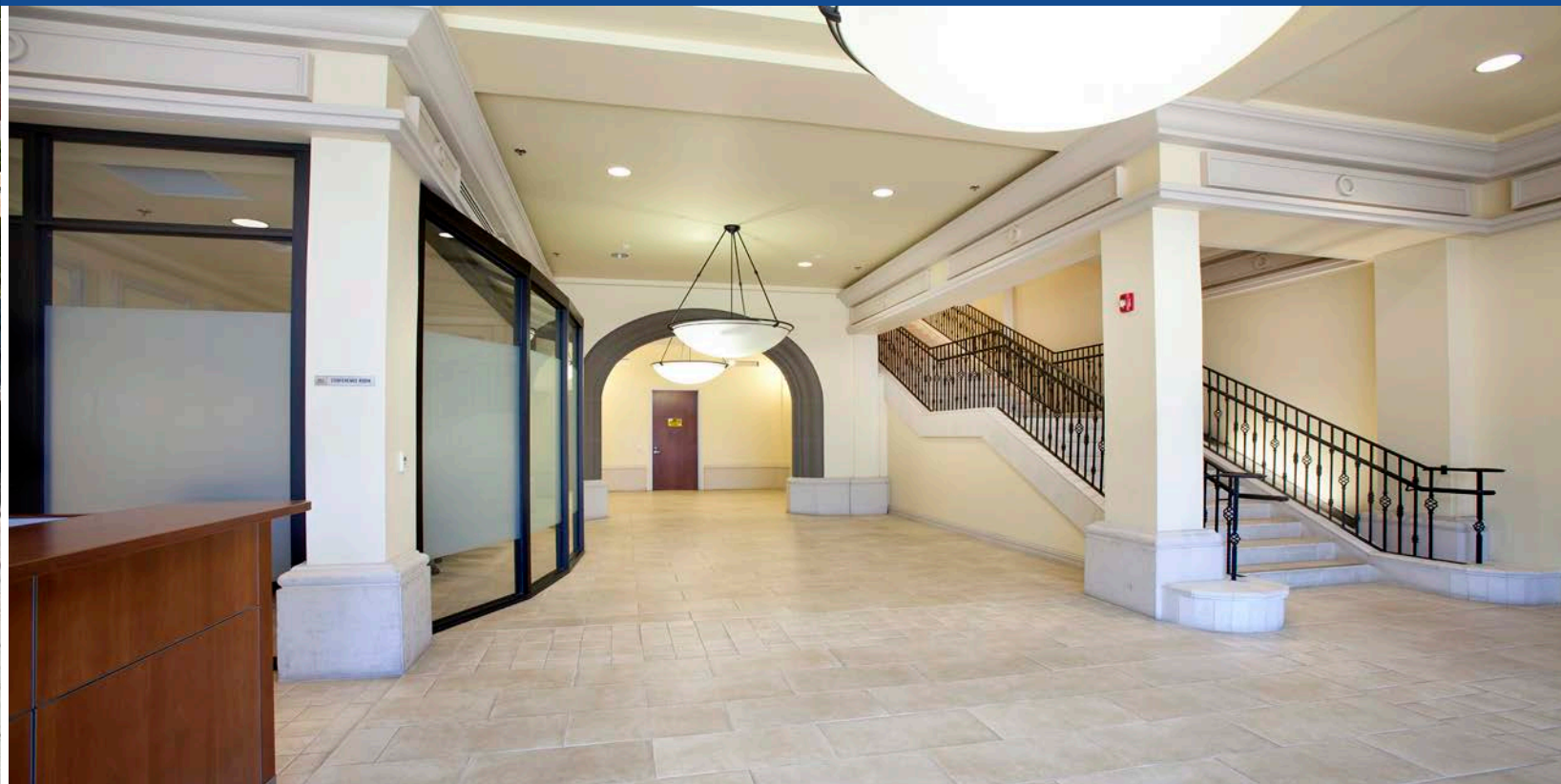
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**10800 Stockdale Highway** is a two-story Class A office building located in Castle & Cooke's Shops at River Walk, a 500,000 square foot mixed use office and retail center. This uniquely designed building is just steps away from restaurants, shops and entertainment. Neighboring tenants include: Nordstrom Rack, Panera Bread, BevMo, DSW, PF Changs, Sprouts, Target, Fresno Pacific University, Spectrum Amphitheater, TJ Maxx and Pizza Rev.

## Features & Amenities

- Prime location in Bakersfield's most prestigious submarket
- Steel, brick, glass and concrete
- Built in 2009
- Total Rentable Area: 39,547 SF
- Floors: Two (2)
- Land Area: 1.72 Acres
- Parking: 4/1,000
- APN: 390-390-22





## First Floor - Availability

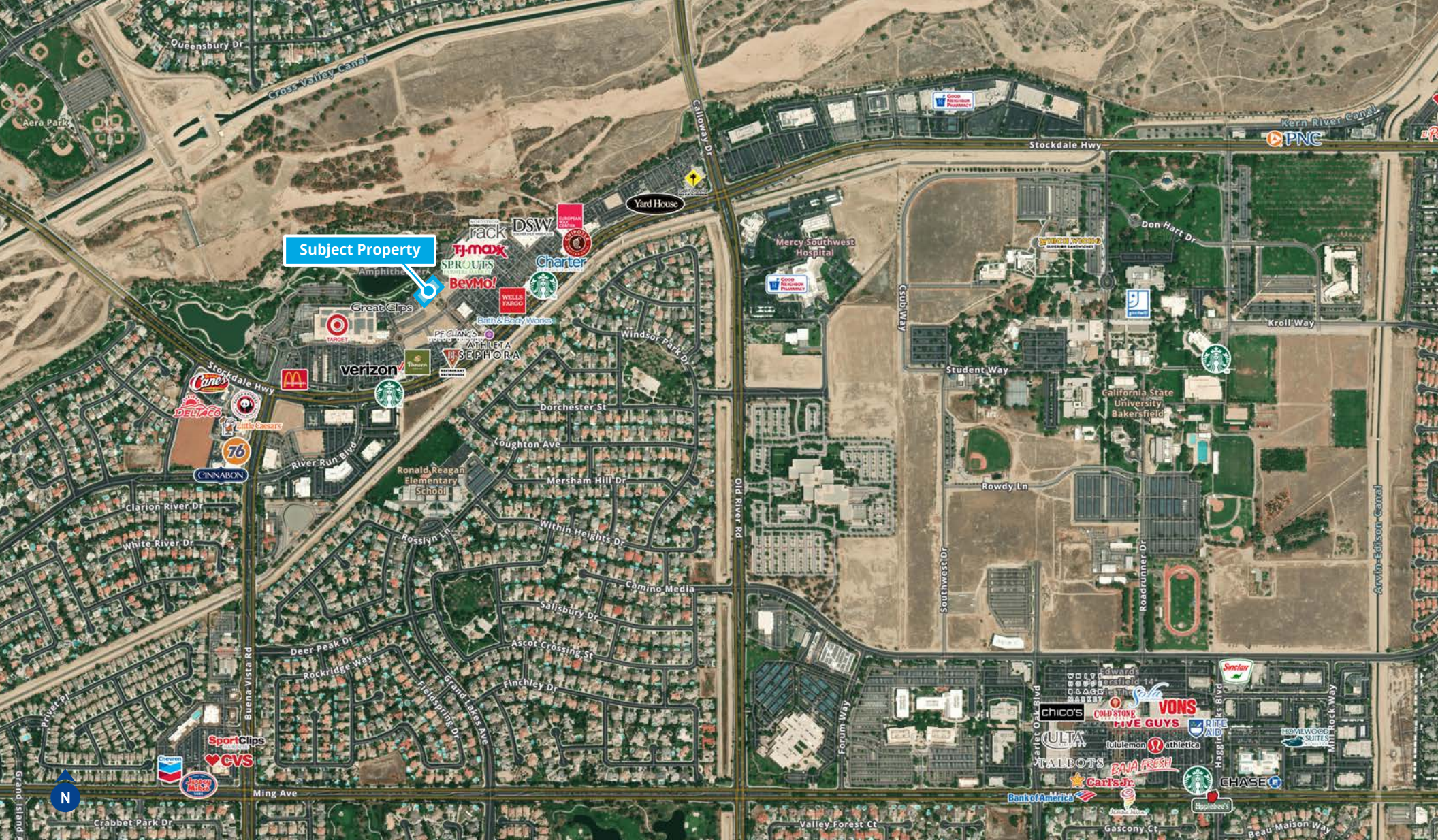
- Suite A: +/- 4,789 SF
- Suite B: +/- 3,596 SF

## Lease Rate

\$2.45/sf, Modified Gross

\*Tenant Improvements: Negotiable on credit and length of lease term.





**Contact Us:**

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