

1537

KERN ST., HWY 33
TAFT, CA

**FOR SALE
OR LEASE**



ROSS PUSKARICH
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CHAD BROCK
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5401 Business Park South Suite 122 & 123 | Bakersfield, CA 93309 | 661.864.1000

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES
CENTRAL CALIFORNIA

PROPERTY OVERVIEW

This versatile 6,000 SF industrial warehouse/office property is located at the entrance to one of the largest oil fields in the world, the Taft Field. Situated on a 1.5 acre lot and zoned M-2, this property offers an ideal space for businesses seeking a strategic location with easy access to major transportation routes. The fully insulated warehouse boasts six(6) roll-up doors.

OFFERING PRICE

\$775,000

LEASE RATE

\$0.75 SF NNN

AVAILABLE SF

6,000± SF | 1,000± SF office

LOT SIZE

1.50± Acres

ZONING

M-2

APN

198-330-05



WATER

West Kern Water District



ELECTRIC

PG&E



GAS

SoCal Gas



SEWER

Septic



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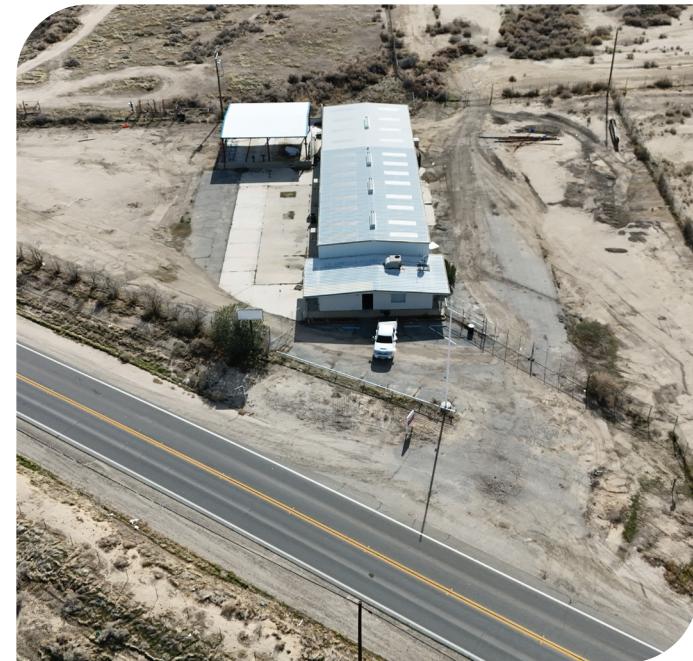
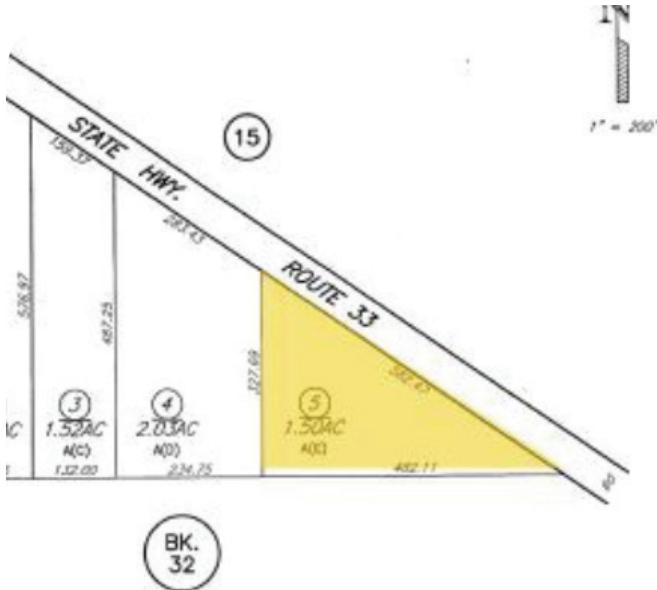
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PROPERTY IMAGES



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LEE &
ASSOCIATES

COMMERCIAL REAL ESTATE SERVICES

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Lee & Associates, the largest broker-owned firm in North America, has been providing seamless, consistent execution and value-driven market-to-market services for our clients since 1979.

Our real estate services are tailored to exceed the needs of our local, national, and international clients by combining the latest technology, resources, and market intelligence with over 40 years of expertise to optimize results.

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License ID# 01454494

Central California, Inc. -

Lee & Associates

Corporate ID #02215506

A Member of the Lee & Associates

Group of Companies

5401 Business Park South, Suite 122 & 123

Bakersfield, CA 93309

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