

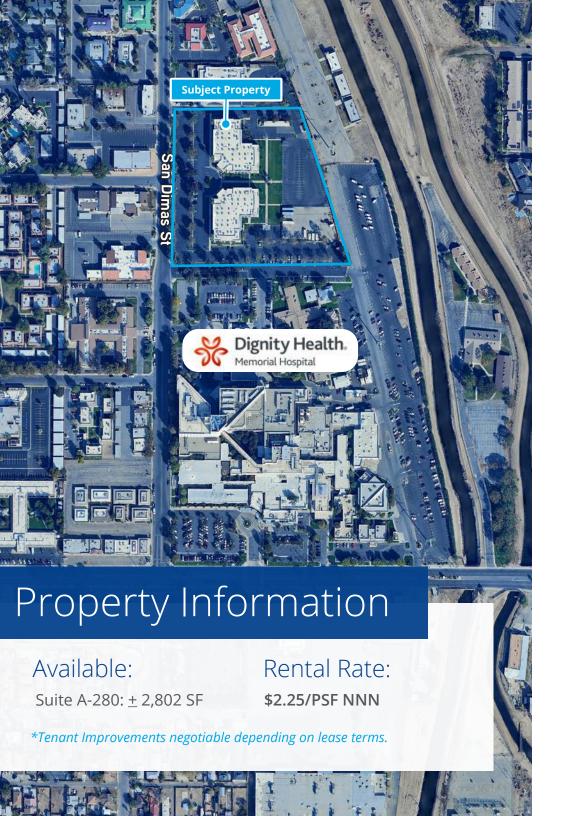
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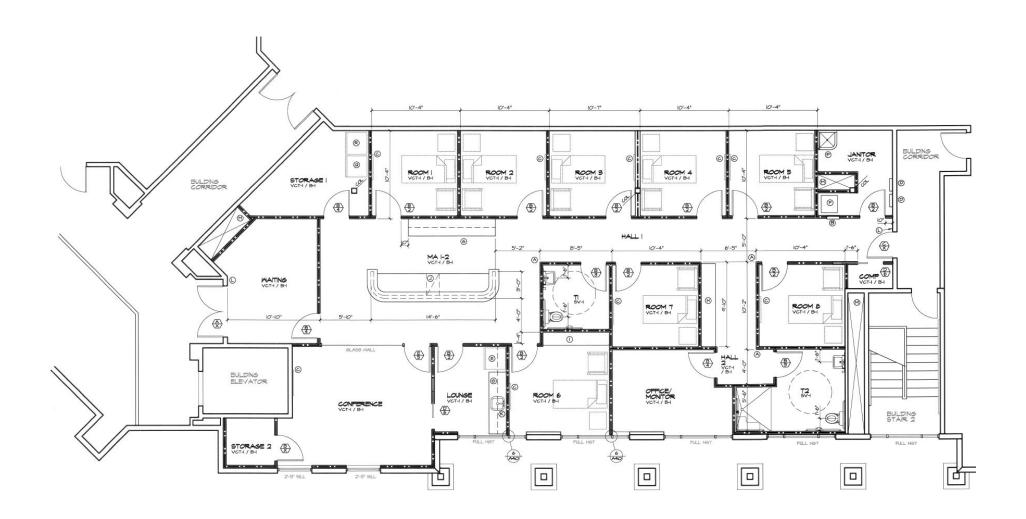
Memorial Medical Plaza is a landmark property consisting of two highly identifiable, Class A, 2-Story medical office buildings. Strategically located next to Dignity Memorial Hospital on San Dimas Street, between 34th Street and Columbus Street. A contemporary medical campus totaling approx. 83,328 sf. on nearly 3 acres of land, and host high-value healthcare services in a thriving Bakersfield corridor—home to imaging, primary care, surgery, rehab, and urgent care professionals. With excellent visibility, strategic access, and a growing local population, this property positions a practice for long-term growth.

Highlights:

- · High quality Class A construction
- On Memorial Hospital campus
- Located amongst other physicians and medical providers
- Monument signs on San Dimas St
- Monument directory signs located near entrance of buildings
- Abundant parking surrounding both buildings
- Built in 2005 with high quality construction and finishes
- Easy access to major transit routes
- Well established tenant mix with Rad Net, Dignity Health, Premier Medical Associates, and Riverwalk Surgical Associates to name a few.

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Floor Plan



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