

5101-5145 Ming Ave - Colonial Square



Location: **Colonial Square**
AKA 5137 Ming Ave
Southwest Bakersfield Cluster
Southwest Bakersfield Submarket
Kern County
Bakersfield, CA 93309

Building Type: **Retail/Storefront Retail/Office (Neighborhood Center)**

Bldg Status: **Built 1985**

Building Size: **36,912 SF**

Typical Floor Size: **18,456 SF**

Stories: **2**

Land Area: **113,883 SF**

Developer: -
 Management: -
 Recorded Owner: **Srk Investment Inc**

Total Avail: **4,077 SF**

% Leased: **100%**

Expenses: **2021 Tax @ \$2.74/sf; 2008 Ops @ \$4.19/sf**

Total Spaces Avail: **1**

Smallest Space: **4,077 SF**

Parcel Number: **355-010-10-00-9**

Bldg Vacant: **-**

CAM: **\$8.40**

Amenities: **Signalized Intersection**

Street Frontage: **153 feet on Ming Ave**
297 feet on New Stine Rd

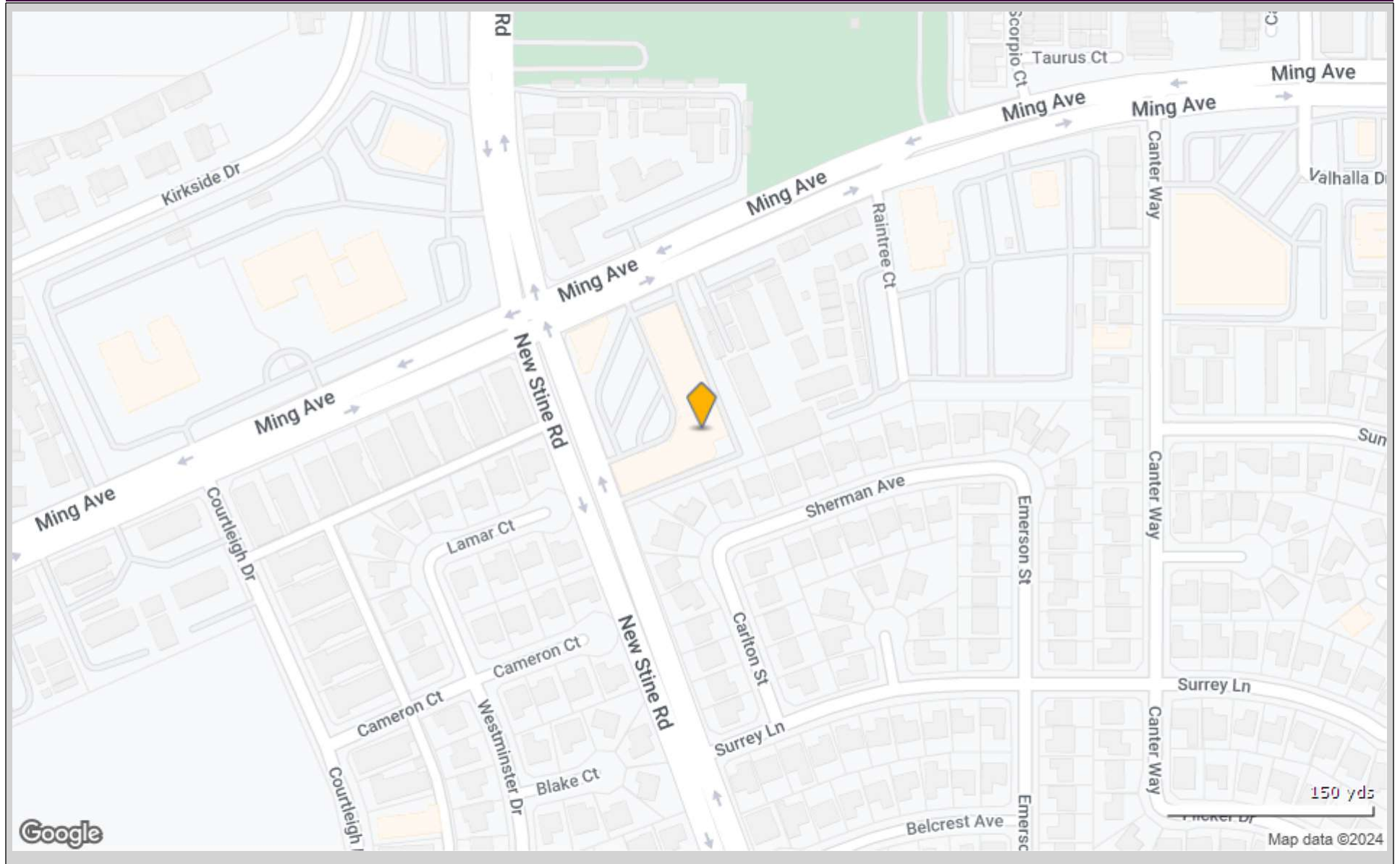
Traffic Count: **0 cars per day on Ming Ave; 0 cars per day on New Stine Rd**

Parking: **70 Surface Spaces are available; Ratio of 1.35/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st / Suite 5127	4,077	4,077	4,077	\$19.80/nnn	08/2024	Negotiable	Direct

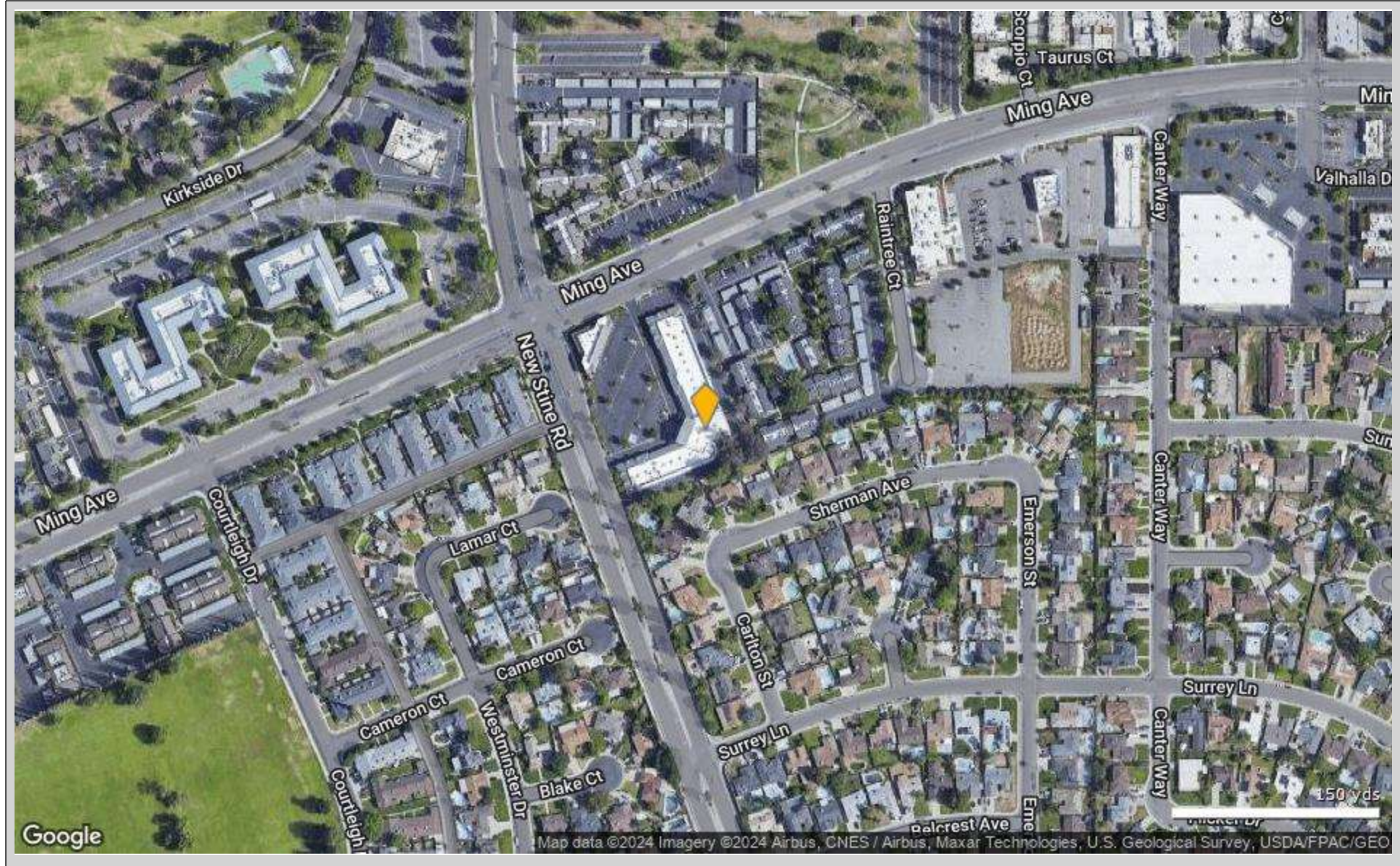
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No Site Plan image was found for this property

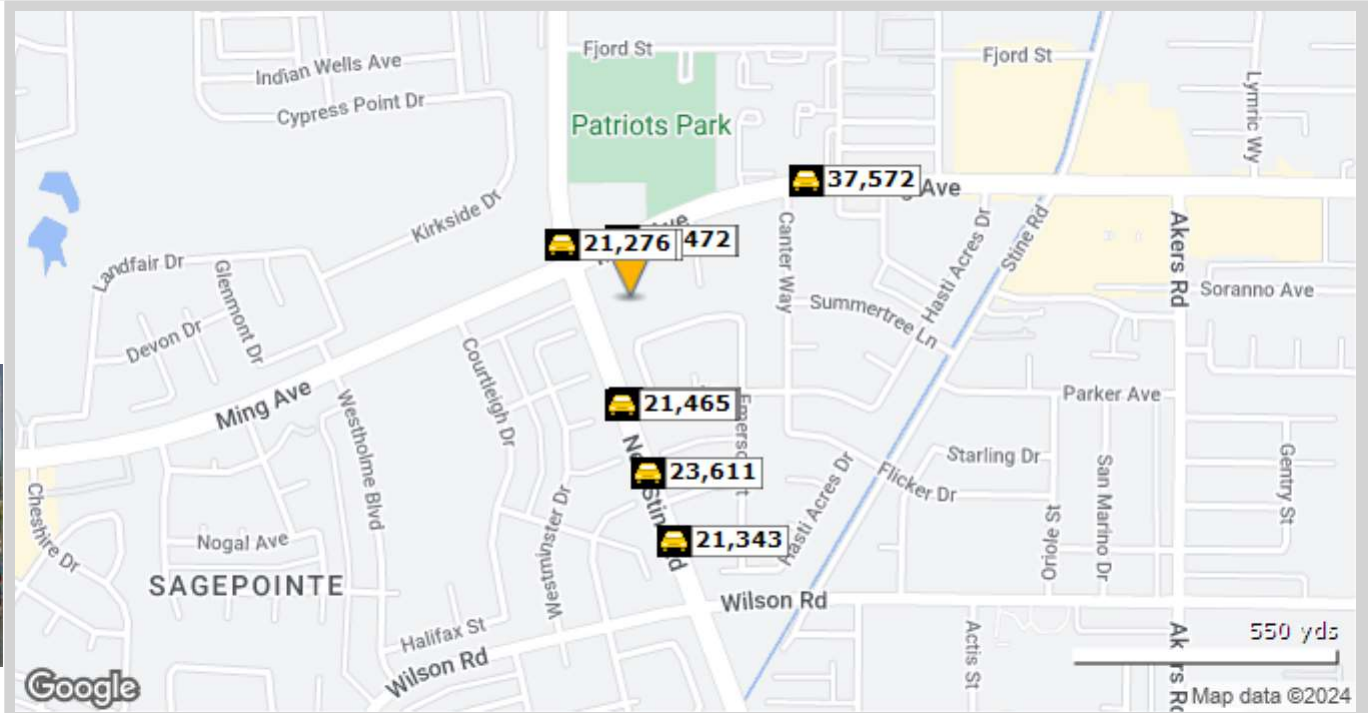
5101-5145 Ming Ave			Colonial Square				Colonial Square		
Tenant	SF Occupied	Floor(s)	Industry	# Emp	Lease Began	Lease Expiration	Phone	Contacts	
Cole Vocational Services	6,081	1	Health Care and Social Assistance				(661) 834-8700		
Comfort Life, USA	1,534	2	Retailer	5	01/30/2019	01/29/2029	(661) 213-3768	Kenneth Sohn, Owner	
Comfort Lounge	1,534	2				03/31/2029			
Engineering for Kids Kern County	3,570	2	Educational Services	4	03/01/2019		(661) 426-2444	Mack Hunter, Owner	
Engineering for Kids Kern County	3,570	2	Educational Services	4	03/01/2019		(661) 426-2444	Mack Hunter, Owner	
Kristen's Salon	1,360	1	Services	3			(661) 428-3912	Kristen Le, Owner	
Liberty Tax Service	990	1	Professional, Scientific, and Technical Services	20	02/13/2020		(661) 426-8332		
Nick Rail Music	4,038	1	Retailer	5	05/01/2009		(661) 412-4942	Laura Penrose, Owner	
O Ramen Restaurant	2,370	1	Retailer	10	12/11/2016		(661) 665-6632	Surapan Phonsukah, Owner	
OneMain Financial	1,815	1	Finance and Insurance	4			(661) 833-5560		
Oriental Health Foot & Body Massage	1,200	1	Services	3	02/13/2020		(661) 833-2729	Daihong Harper, Principal	
Piccolos Remedies	1,815	1			09/05/2023	09/04/2028			
Smoke Scene	2,800	1	Manufacturing	3	09/17/2018		(661) 398-3030	Mohamed Algazali, President	
State Farm	639	1	Finance and Insurance	2			(661) 831-6266		
Stratton Davis Realty	2,352	1	Real Estate	16			(661) 663-3600	Alfredo Ortega, Owner	
Thai House Restaurant	1,200	1	Retailer	5			(661) 397-9667	Suksan Somsong, Owner	
Zaika Indian Cuisine	2,604	1	Retailer	13	12/28/2018		(661) 836-0100	Harry Bhullar, Owner	
Total Tenants for 5101-5145 Ming Ave:								17	
Total Tenants for report:								17	

Traffic Count Report

Colonial Square

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Building Type: **General Retail**
 Secondary: **Storefront Retail/Office**
 GLA: **36,912 SF**
 Year Built: **1985**
 Total Available: **4,077 SF**
 % Leased: **100%**
 Rent/SF/Yr: **\$19.80**

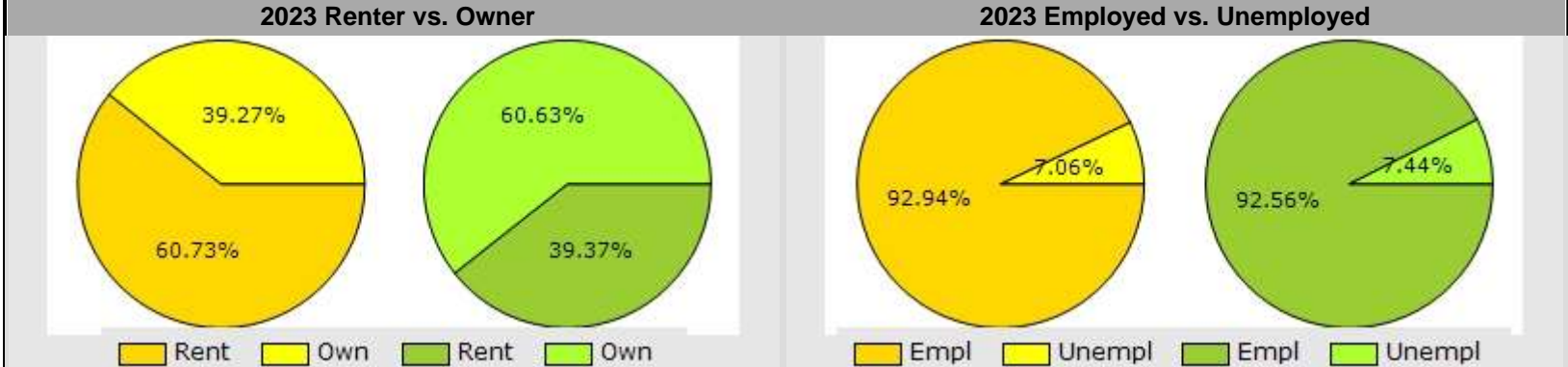
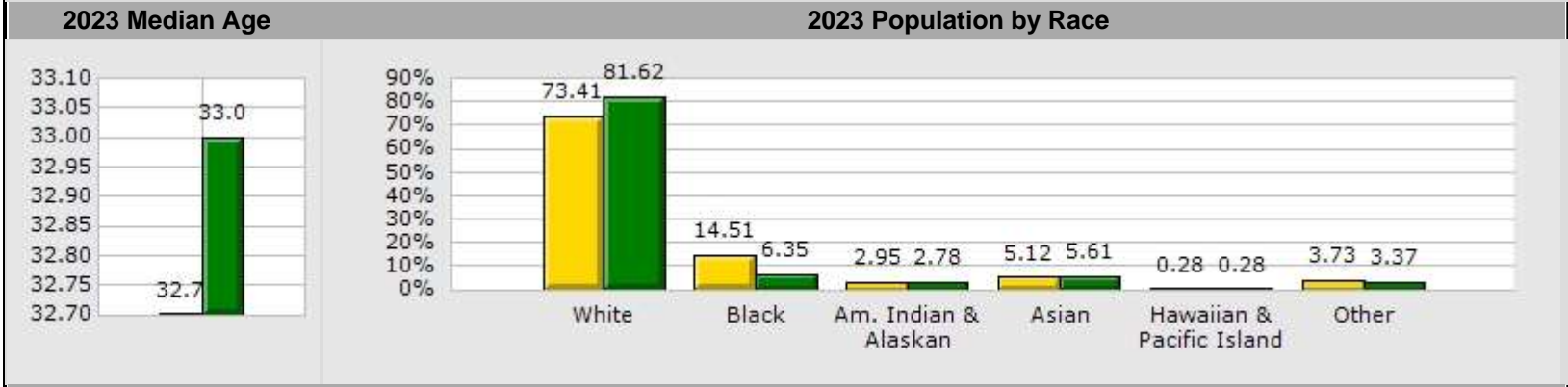
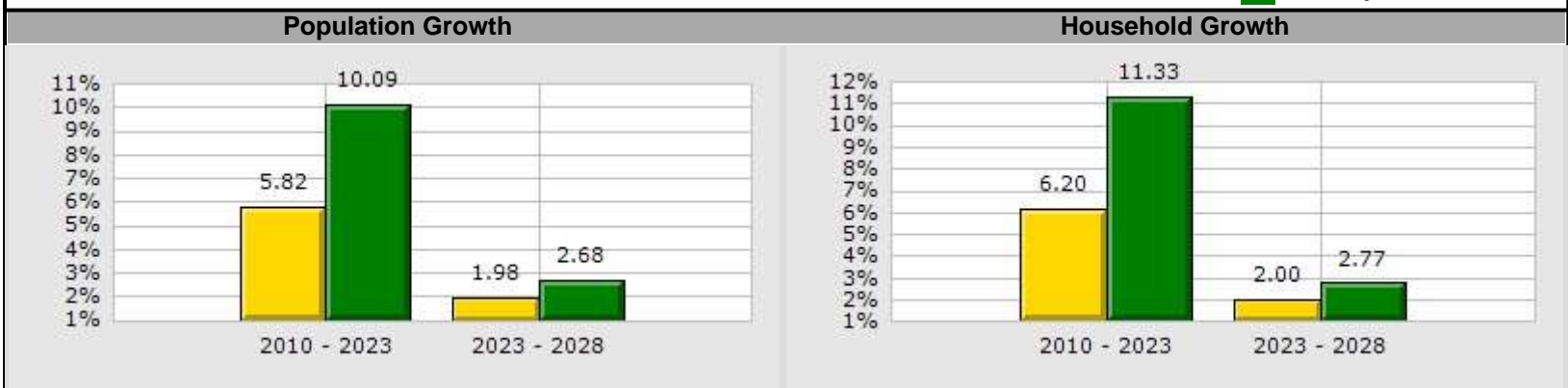


	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Ming Ave	New Stine Rd	0.07 SW	2020	32,541	MPSI	.07
2	Ming Ave	New Stine Rd	0.07 SW	2022	32,472	MPSI	.07
3	New Stine Rd	Ming Ave	0.03 S	2020	21,950	MPSI	.10
4	New Stine Rd	Ming Ave	0.03 S	2022	21,276	MPSI	.11
5	New Stine Rd	Surrey Ln	0.01 SE	2022	22,139	MPSI	.12
6	New Stine Rd	Surrey Ln	0.01 SE	2020	22,677	MPSI	.12
7	New Stine Rd	Surrey Ln	0.01 SE	2018	21,465	MPSI	.12
8	New Stine Rd	Sea Star Ln	0.04 SE	2022	23,611	MPSI	.21
9	Ming Ave	Canter Way	0.03 W	2022	37,572	MPSI	.26
10	New Stine Rd	Sea Star Ln	0.05 NW	2018	21,343	MPSI	.29

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Type: **Retail/Storefront Retail/Office (Neighborhood Ctr)**
County: **Kern**

■ 1 Mile
■ County



Demographic Market Comparison Report

1 mile radius

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Type: **Retail/Storefront Retail/Office (Neighborhood Ctr)**
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	1 Mile		County	
Population Growth				
Growth 2010 - 2023	5.82%		10.09%	
Growth 2023 - 2028	1.98%		2.68%	
Empl	10,502	92.94%	376,609	92.56%
Unempl	798	7.06%	30,280	7.44%
2023 Population by Race				
	24,344		924,361	
White	17,871	73.41%	754,418	81.62%
Black	3,532	14.51%	58,684	6.35%
Am. Indian & Alaskan	719	2.95%	25,700	2.78%
Asian	1,246	5.12%	51,871	5.61%
Hawaiian & Pacific Island	69	0.28%	2,573	0.28%
Other	907	3.73%	31,115	3.37%
Household Growth				
Growth 2010 - 2023	6.20%		11.33%	
Growth 2023 - 2028	2.00%		2.77%	
Renter Occupied	5,506	60.73%	111,591	39.37%
Owner Occupied	3,561	39.27%	171,875	60.63%
2023 Households by Household Income				
	9,068		283,466	
Income <\$25K	2,647	29.19%	65,149	22.98%
Income \$25K - \$50K	2,460	27.13%	64,488	22.75%
Income \$50K - \$75K	1,753	19.33%	47,671	16.82%
Income \$75K - \$100K	600	6.62%	28,519	10.06%
Income \$100K - \$125K	683	7.53%	26,706	9.42%
Income \$125K - \$150K	404	4.46%	15,344	5.41%
Income \$150K - \$200K	310	3.42%	19,707	6.95%
Income \$200K+	211	2.33%	15,882	5.60%
2023 Med Household Inc	\$43,397		\$56,133	
2023 Median Age	32.70		33.00	

Demographic Summary Report

Colonial Square

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Radius	1 Mile	3 Mile	5 Mile
Population			
2028 Projection	24,825	145,735	346,640
2023 Estimate	24,344	143,110	335,186
2010 Census	23,006	136,407	289,517
Growth 2023 - 2028	1.98%	1.83%	3.42%
Growth 2010 - 2023	5.82%	4.91%	15.77%
2023 Population by Hispanic Origin	12,858	78,336	190,278
2023 Population	24,344	143,110	335,186
White	17,871 73.41%	108,482 75.80%	256,501 76.52%
Black	3,532 14.51%	15,109 10.56%	30,587 9.13%
Am. Indian & Alaskan	719 2.95%	4,469 3.12%	9,427 2.81%
Asian	1,246 5.12%	9,321 6.51%	26,120 7.79%
Hawaiian & Pacific Island	69 0.28%	396 0.28%	881 0.26%
Other	907 3.73%	5,333 3.73%	11,670 3.48%
U.S. Armed Forces	11	100	199
Households			
2028 Projection	9,249	49,895	110,006
2023 Estimate	9,068	48,996	106,453
2010 Census	8,539	46,603	92,159
Growth 2023 - 2028	2.00%	1.83%	3.34%
Growth 2010 - 2023	6.20%	5.13%	15.51%
Owner Occupied	3,561 39.27%	25,143 51.32%	60,310 56.65%
Renter Occupied	5,506 60.72%	23,853 48.68%	46,143 43.35%
2023 Households by HH Income	9,068	48,995	106,455
Income: <\$25,000	2,647 29.19%	10,414 21.26%	22,062 20.72%
Income: \$25,000 - \$50,000	2,460 27.13%	12,357 25.22%	24,360 22.88%
Income: \$50,000 - \$75,000	1,753 19.33%	9,490 19.37%	19,057 17.90%
Income: \$75,000 - \$100,000	600 6.62%	5,338 10.89%	11,231 10.55%
Income: \$100,000 - \$125,000	683 7.53%	4,037 8.24%	10,474 9.84%
Income: \$125,000 - \$150,000	404 4.46%	2,392 4.88%	5,638 5.30%
Income: \$150,000 - \$200,000	310 3.42%	2,594 5.29%	7,231 6.79%
Income: \$200,000+	211 2.33%	2,373 4.84%	6,402 6.01%
2023 Avg Household Income	\$59,573	\$74,567	\$80,826
2023 Med Household Income	\$43,397	\$54,250	\$58,480

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Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	809	5,534	7
Retail & Wholesale Trade	115	936	8
Hospitality & Food Service	71	1,040	15
Real Estate, Renting, Leasing	65	223	3
Finance & Insurance	98	344	4
Information	18	145	8
Scientific & Technology Services	80	643	8
Management of Companies	1	3	3
Health Care & Social Assistance	154	735	5
Educational Services	22	681	31
Public Administration & Sales	2	27	14
Arts, Entertainment, Recreation	6	32	5
Utilities & Waste Management	45	126	3
Construction	38	180	5
Manufacturing	12	78	7
Agriculture, Mining, Fishing	4	27	7
Other Services	78	314	4

Consumer Spending Report

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2023 Annual Spending (\$000s)	1 Mile	3 Mile	5 Mile
Total Specified Consumer Spending	\$226,395	\$1,442,235	\$3,374,492
Total Apparel	\$13,637	\$82,179	\$193,658
Women's Apparel	4,859	29,652	69,596
Men's Apparel	2,487	15,643	36,961
Girl's Apparel	1,186	6,911	16,570
Boy's Apparel	919	5,321	12,720
Infant Apparel	802	4,575	10,608
Footwear	3,384	20,077	47,204
Total Entertainment & Hobbies	\$31,567	\$199,945	\$466,978
Entertainment	5,718	38,877	93,369
Audio & Visual Equipment/Service	7,507	44,604	102,116
Reading Materials	478	2,945	6,640
Pets, Toys, & Hobbies	5,138	33,257	78,079
Personal Items	12,727	80,262	186,775
Total Food and Alcohol	\$68,624	\$414,826	\$956,155
Food At Home	38,475	228,240	526,358
Food Away From Home	26,206	162,020	373,298
Alcoholic Beverages	3,943	24,565	56,499
Total Household	\$32,235	\$213,293	\$510,633
House Maintenance & Repair	6,158	44,467	107,326
Household Equip & Furnishings	13,202	84,215	203,633
Household Operations	9,977	63,761	149,608
Housing Costs	2,898	20,849	50,066

Consumer Spending Report

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2023 Annual Spending (000s)	1 Mile	3 Mile	5 Mile
Total Transportation/Maint.	\$59,169	\$391,074	\$909,408
Vehicle Purchases	28,184	197,257	462,196
Gasoline	17,291	106,991	244,619
Vehicle Expenses	1,065	6,384	16,678
Transportation	5,029	32,875	78,480
Automotive Repair & Maintenance	7,601	47,567	107,435
Total Health Care	\$10,367	\$63,888	\$146,377
Medical Services	6,248	39,042	90,233
Prescription Drugs	2,993	17,971	40,518
Medical Supplies	1,125	6,875	15,626
Total Education/Day Care	\$10,797	\$77,030	\$191,282
Education	6,488	47,236	119,505
Fees & Admissions	4,308	29,794	71,777