

FOR LEASE

1200 Truxtun Avenue, Bakersfield, CA



PROPERTY DETAILS

- \$2/ft Modified Gross
- APN # 006-211-08
- High Visibility
- Centrally Located
- Private Executive Suites
- Across the street from Court House and County Buildings.
- 590-8,000 SQFT

HENRY E. MENDEZ, JR.

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MARCUS DUARTE

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Aerial Map



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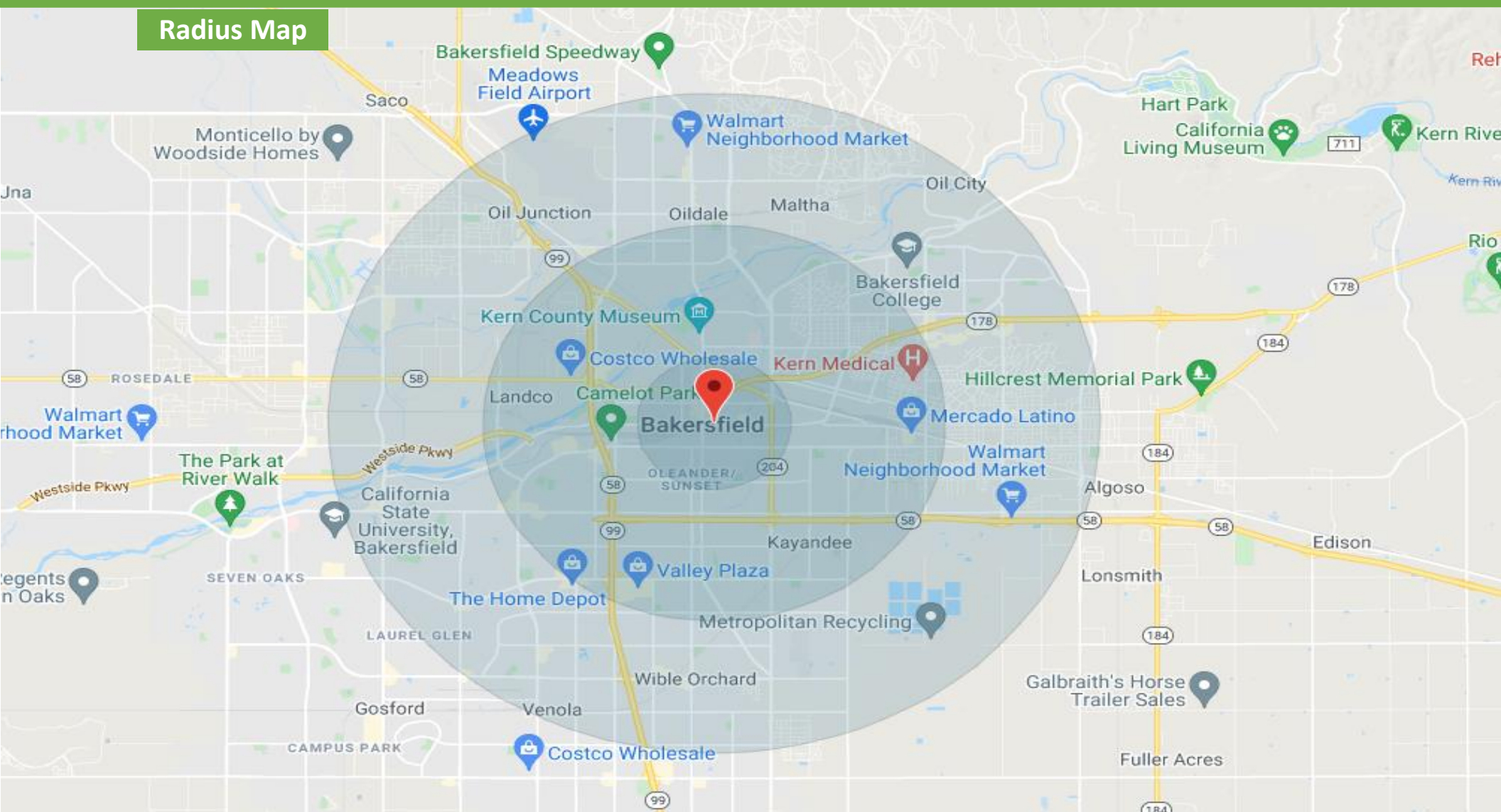
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Radius Map



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	1-Mile	3-Miles	5-Miles
Total Population	11,450	127,528	208,210
Population Median Age	33	32	33
Population by Age			
0-9 Yrs	2218 (10%)	24304 (10%)	52034 (17%)
10-19 Yrs	1507 (13%)	10884 (15%)	40840 (15%)
20-29 Yrs	1020 (10%)	22107 (17%)	50704 (17%)
30-39 Yrs	1823 (15%)	17727 (13%)	40353 (13%)
40-49 Yrs	920 (8%)	12035 (9%)	31511 (10%)
50-59 Yrs	1131 (9%)	12020 (10%)	31220 (10%)
60-69 Yrs	905 (8%)	9047 (7%)	24200 (8%)
70+ Yrs	870 (7%)	7015 (5%)	21100 (7%)
Median HH Income	\$32,552	\$34,540	\$42,310
Total Household Income			
< 24K	1715 (41%)	14704 (30%)	27870 (20%)
25-49K	1040 (25%)	11208 (28%)	20704 (28%)
50-74K	831 (20%)	7318 (18%)	17331 (18%)
75-99K	200 (4%)	3004 (7%)	9140 (9%)
100-100K	284 (0%)	3283 (8%)	11700 (12%)
200K+	73 (1%)	474 (1%)	2205 (2%)
Highest Education Level			
No Diploma	1058	24524	40555
Diploma or GED	1824	21523	51430
Some College	1027	15506	30124
Assoc. Degree	470	4025	11200
Bachelors Degree	505	4502	15308
Higher Degree	370	2204	7530
Total Housing Units	4,508	44,308	103,111
--Owner-Occupied	928	14,407	42,520
--Renter-Occupied	3,220	25,703	52,040

	1-Mile	3-Miles	5-Miles
Owner-Occupied Values			
< 100K	111	3570	7123
100-100K	205	6000	18710
200-200K	340	2740	11054
300-300K	75	681	3110
400-400K	40	253	972
500K+	58	440	1545
Total Working Age Population	8,232	90,200	210,180
In Work Force	4,002	53,422	130,007
Not In Work Force	3,031	30,770	85,102
Workforce Employed	4,038	45,207	114,000
Workforce Unemployed	504	8,103	15,832
Civilian Workforce	4,002	53,300	130,828
Military Workforce	0	53	100
Total Households	4,154	40,201	95,175
Family Households	2,205	27,411	60,388
Non-Family Households	1,040	12,700	28,787
Married Couple	804	12,002	37,505
Other Family	1,341	14,440	28,883
Married w/Child	410	6,544	18,032
Single Male w/Child	251	2,150	4,310
Single Female w/Child	632	6,404	12,175



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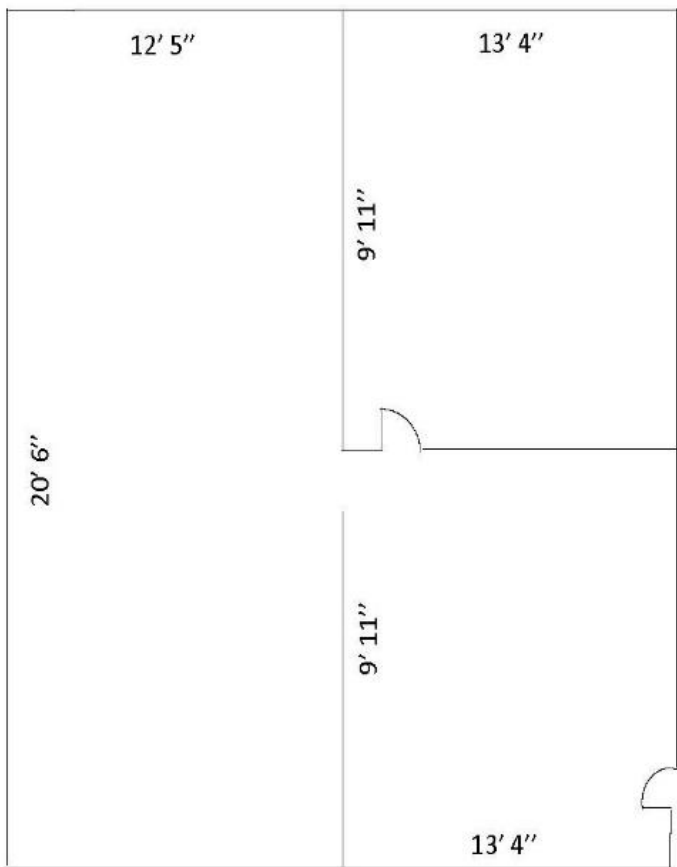
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Floorplans



Suite 110

590 SF



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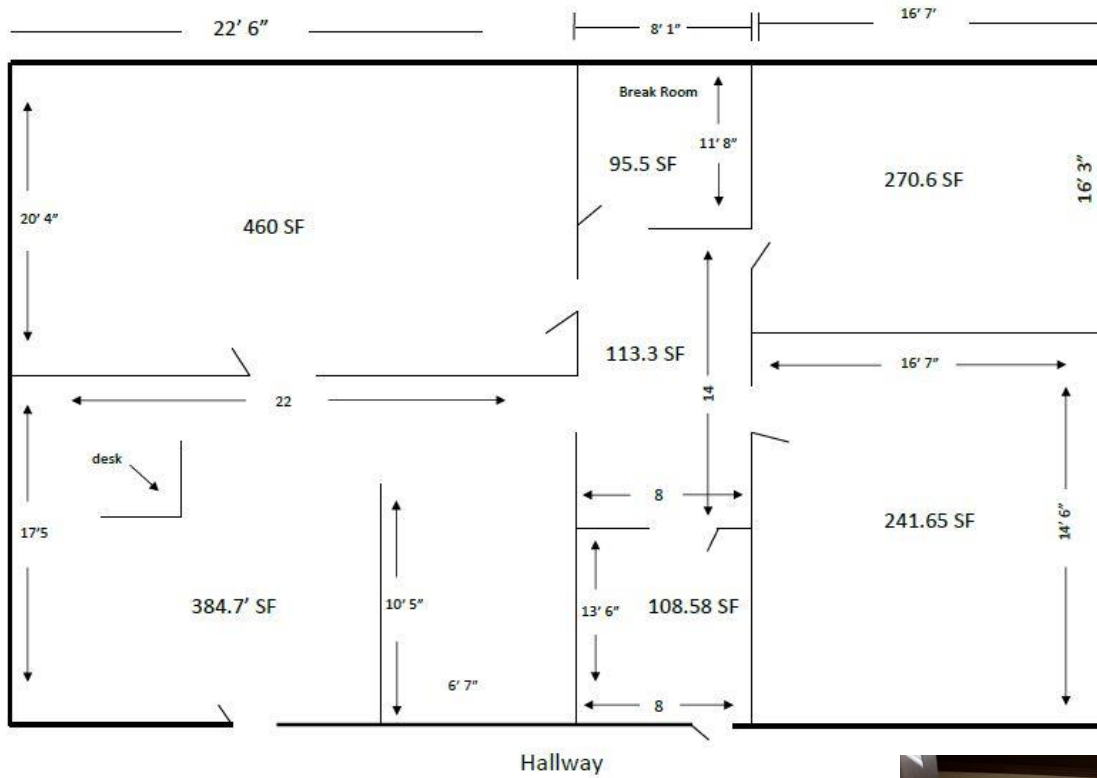
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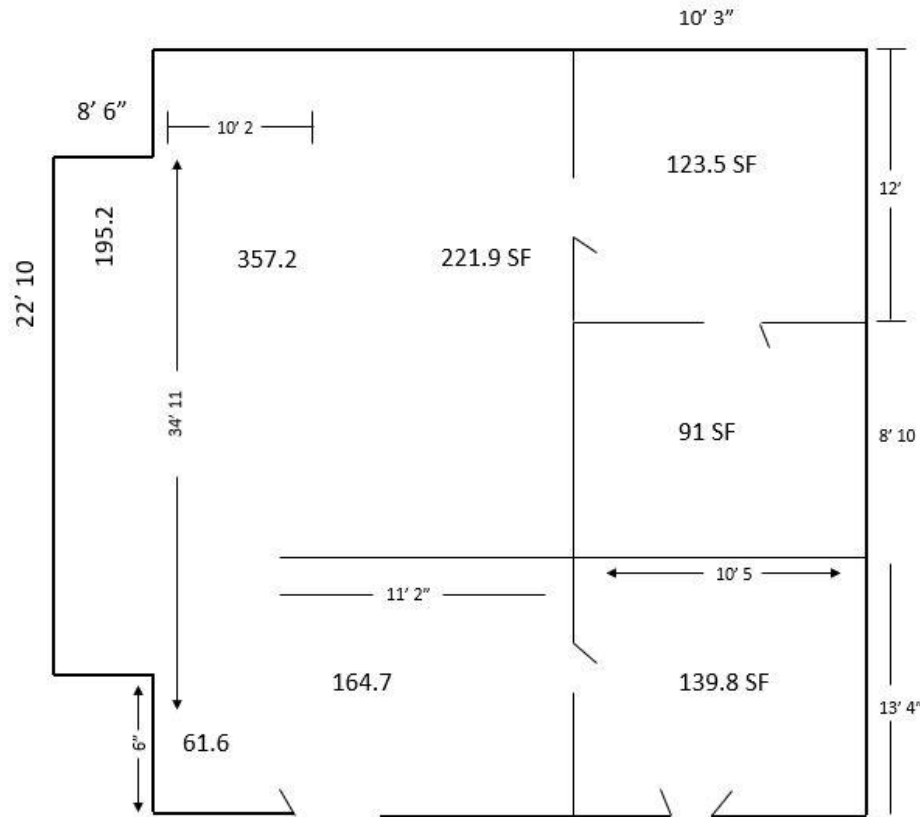
Suite 120

1,674 SF

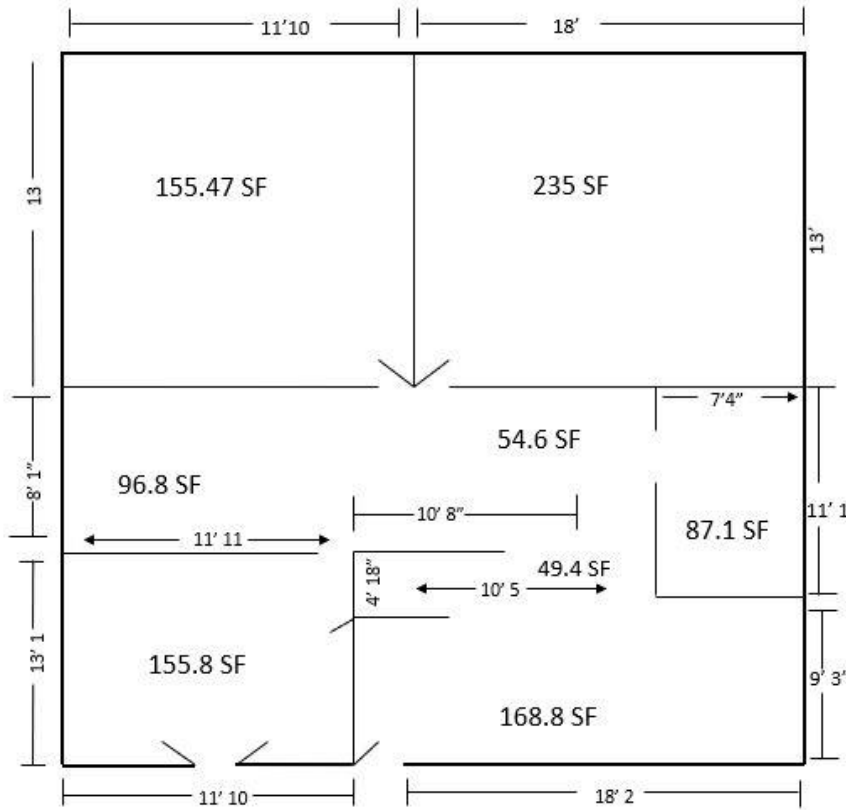


Suite 130

1,355 SF

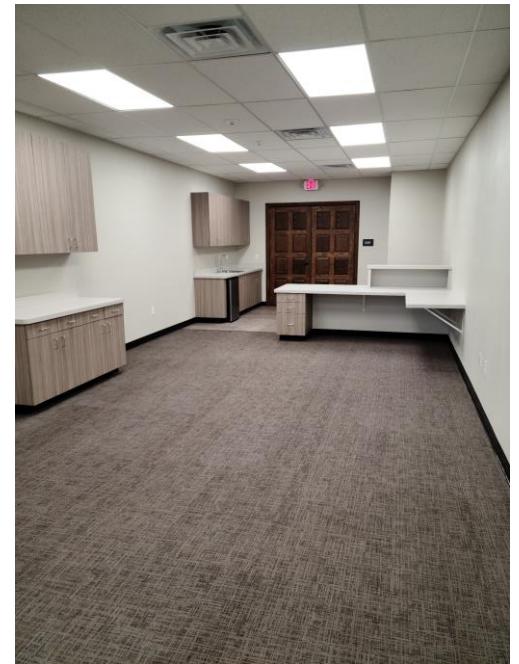
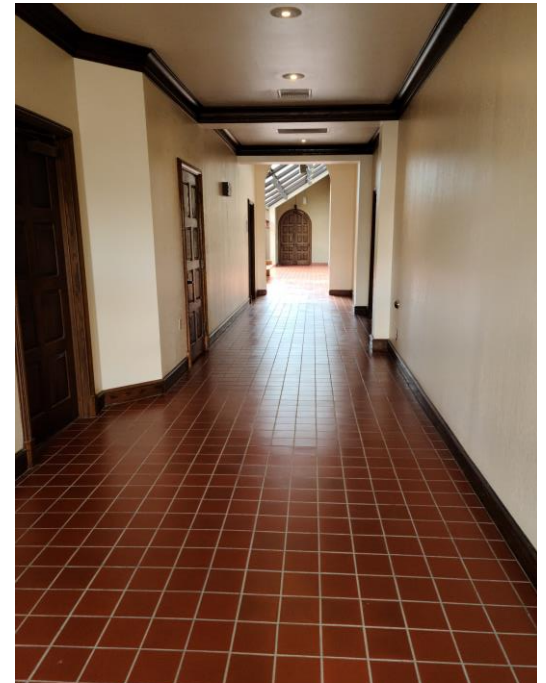
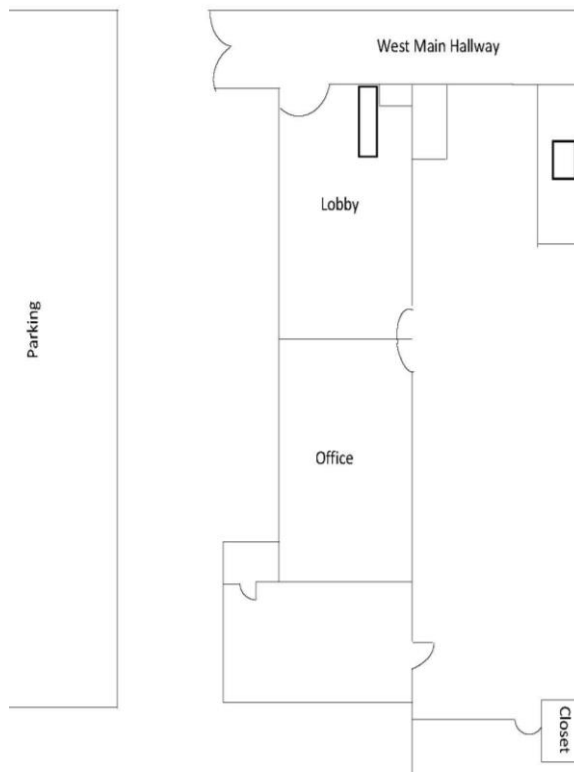


Suite 140
1,003 SF



Suite 150A

865 SF



Suite 160

301 SF

