

**Contact Us:** 

### **David A Williams, SIOR**

Senior Vice President | Principal License No. 00855489 +1 661 631 3816 david.a.williams@colliers.com

#### **Colliers International**

License No. 00452468 10000 Stockdale Hwy, Suite 102 Bakersfield, CA 93311 colliers.com/bakersfield

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.



Address: 8307 Brimhall Rd, Suite 1702

Bakersfield, CA 93312

Suite Size:  $\pm$  2,722 sf

Building Size:  $\pm$  27,377 sf

Class: A

Floors: Single Story/Ground Floor

Year Built: 2019

Signage: Building Fascia Signage

A ready to occupy fully built medical condominium suite located in the Crown Pointe Business Center. Crown Pointe is Bakersfield's premier medical office building community offer over 195,000 SF of mostly medical and medical related space in 20 buildings. This medical condominium suite, built in 2019, is ready to be occupied and offers modern features and design. Crown Pointe's synergies of referrals and sharing has become legendary in the Bakersfield physicians' communities as the number one place to practice medicine.

# Property **Overview**

Crown Pointe is located in Northwest Bakersfield between Brimhall Road and the West Side Parkway just west of Coffee Road. Access is easy and convenient. Connectivity via the Westside Park Way makes Crown Pointe a convenient destination from all areas of Bakersfield and Kern County.

### Available:

**Suite 1702** 

+ 2,722 sf

Layout:

- Furnished Waiting Room (30 seats)
- Reception Front/Back Office
- Lounge
- Call Center
- Two Private Offices (DR and NP)
- Eight (8) Rooms for Exam/Consult/ Procedure
- Manager's Office
- Medical Assistants Workstation
- Storage/IT Closet/Restroom (Private and Common)

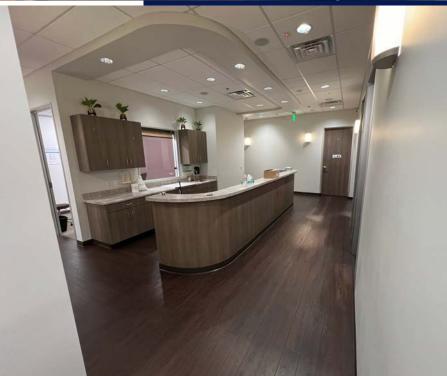
Commercial Office (Medical) Zoning:

Parking: 5/1000

**Aspire** 

- Neighbors: Beautiful You
  - Brimhall Dental Group
  - **Ultimate Family Orthopedics**
  - Central Valley Surgical Group
  - Stockdale Podiatry





## 8307 Brimhall Rd

# Floor Plan



