



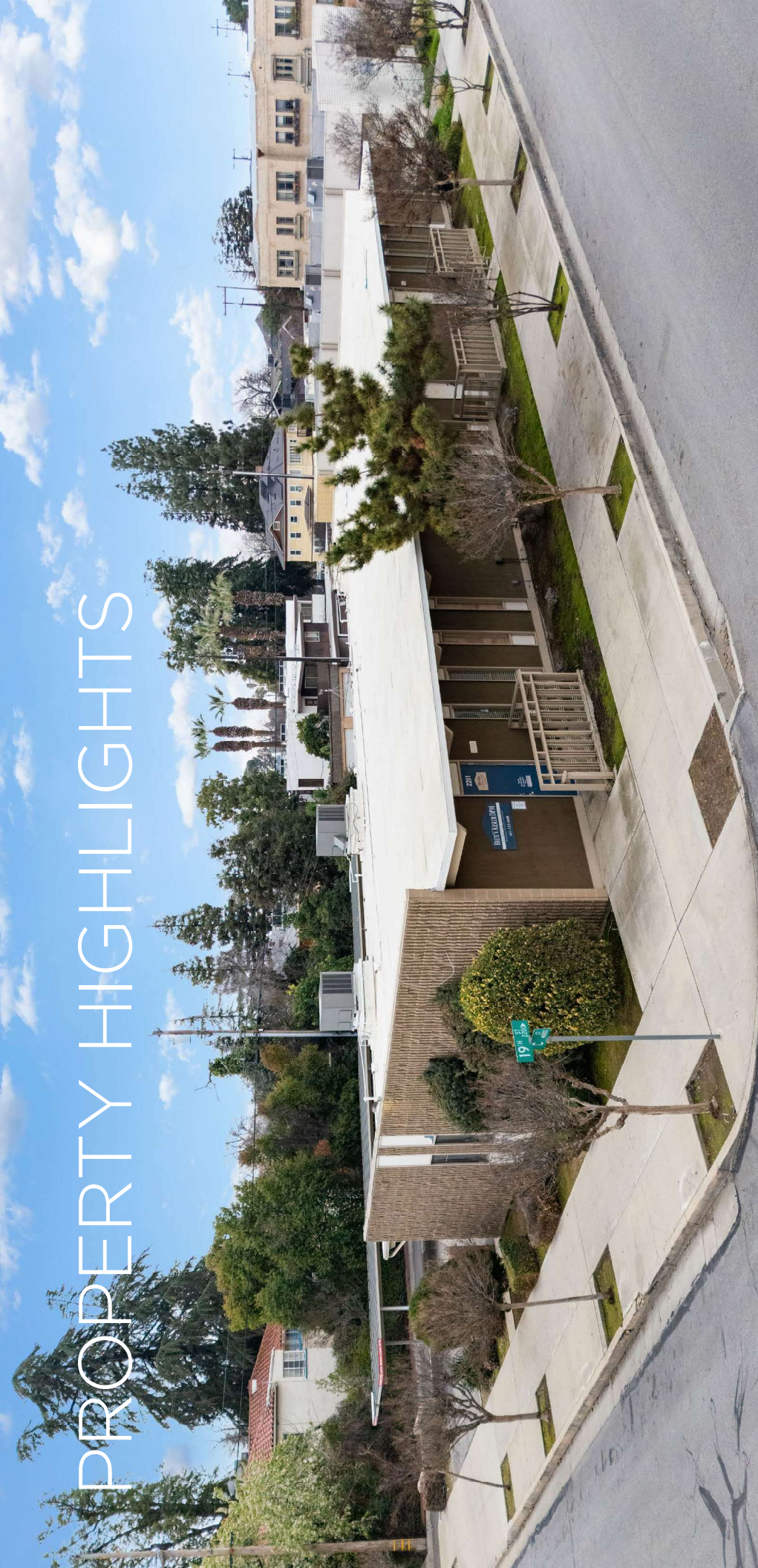
DOWNTOWN MEDICAL OFFICE BUILDING

2201-2203
19TH STREET

BAKERSFIELD, CA 93301

FOR LEASE

PROPERTY HIGHLIGHTS



2201 19th Street is a medical office suite located on the southwest corner of 19th Street and C Street in Downtown Bakersfield. Less than half a mile away from Dignity Health's Mercy Hospital Downtown, the space is conveniently located near major downtown amenities. The space is improved with up to five exam rooms, doctor's office, reception area, administrative office, and more. Exam rooms are improved with sinks, an built-in cabinetry. In addition, one of the exam rooms is oversized to allow for procedures. On and off-street parking is available. Modified gross lease terms with no additional expenses for triple-net (NNN) or common area expenses.

2201 19th Street is located on the southwest corner of 19th Street and C Street in Downtown Bakersfield.

Asking Price: **\$3,500.00/Month** **\$2.00/sf MG**



**±1,750 –
3,500 SF**



**1
STORIES**

FLOOR PLAN

±1,750-3,500 RSF
MEDICAL OFFICE BUILDING

2205 19th Street
LEASED

2203 19th Street
±1,750 SF

2201 19th Street
±1,750 SF

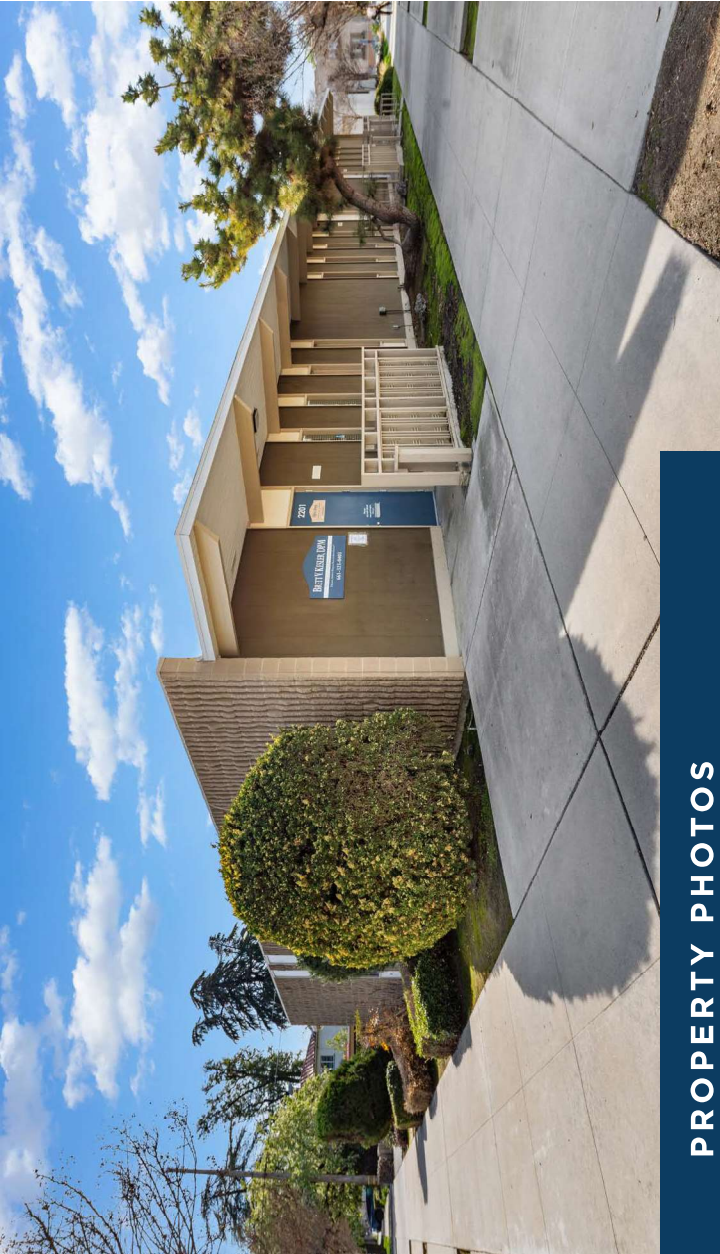
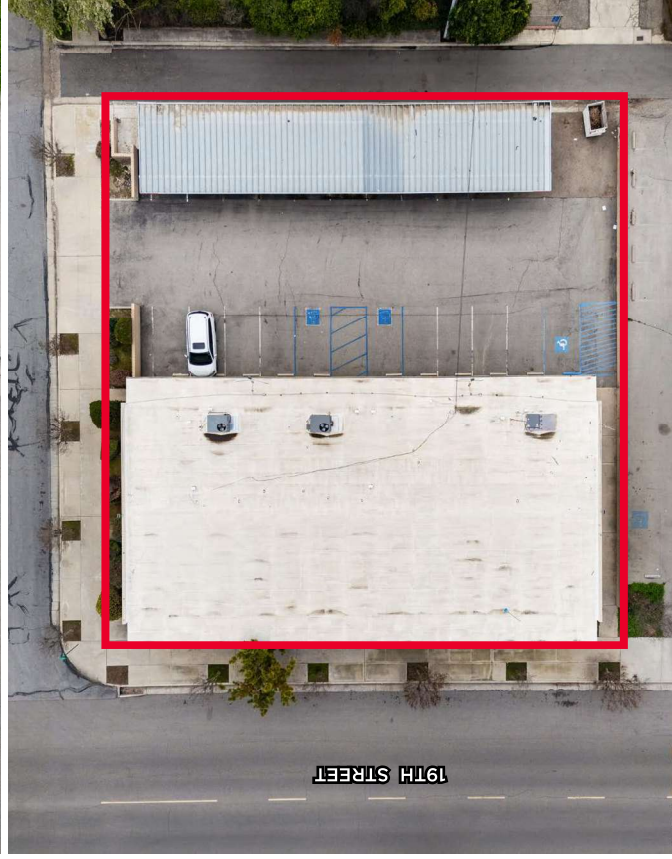
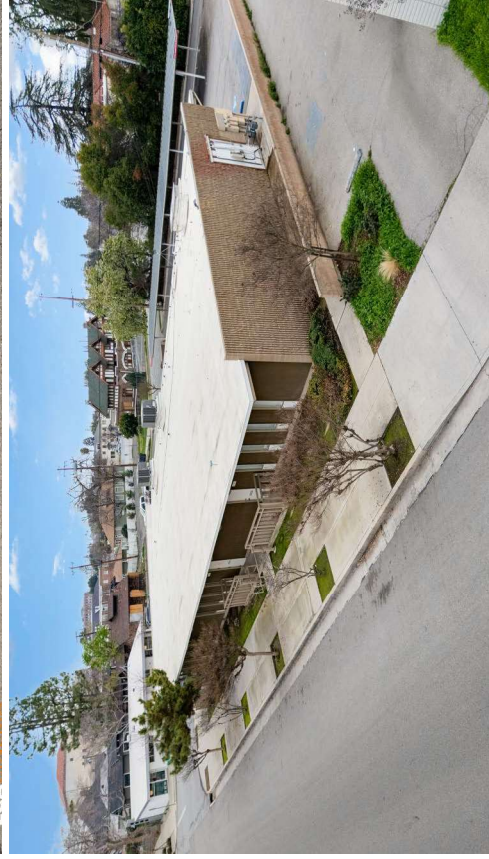
19TH STREET



© STREET

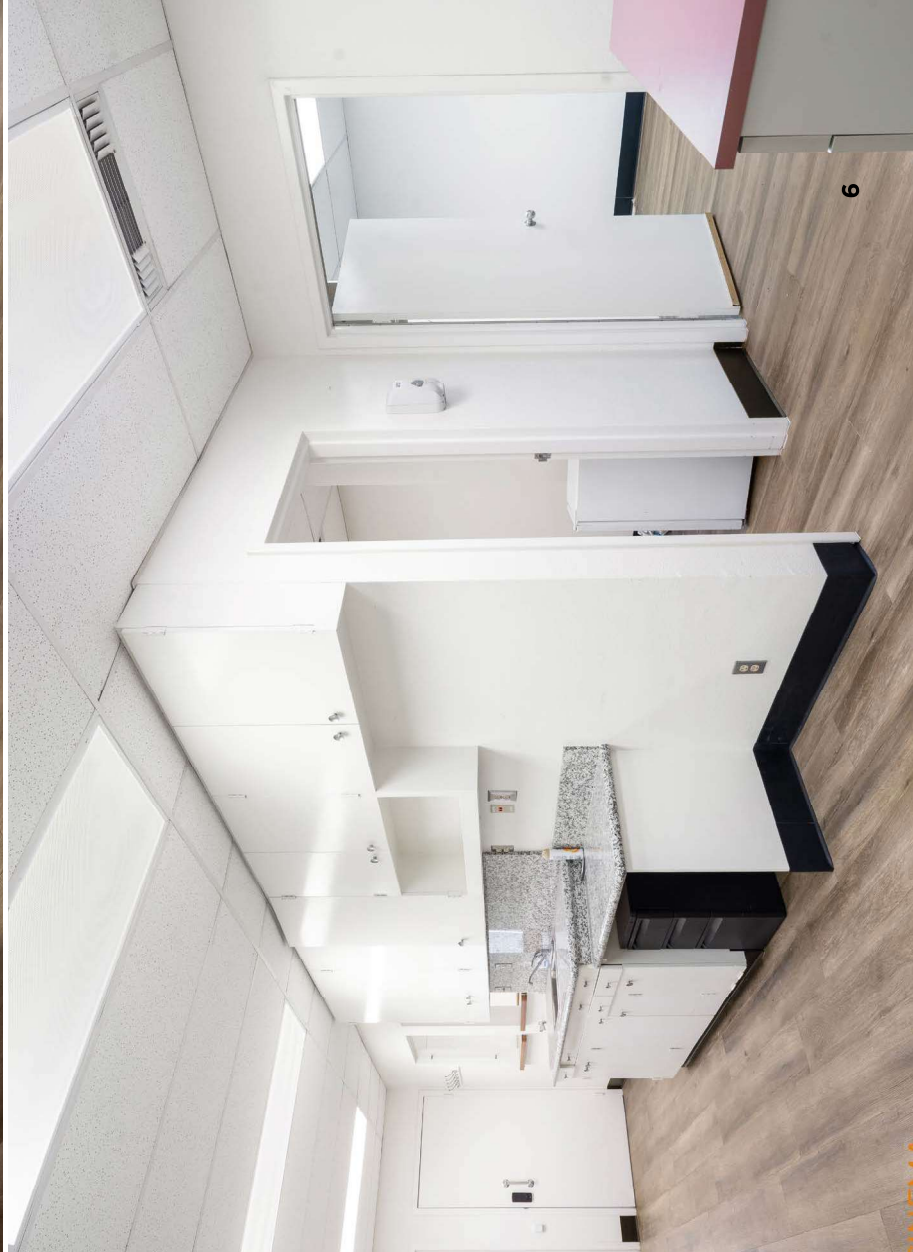


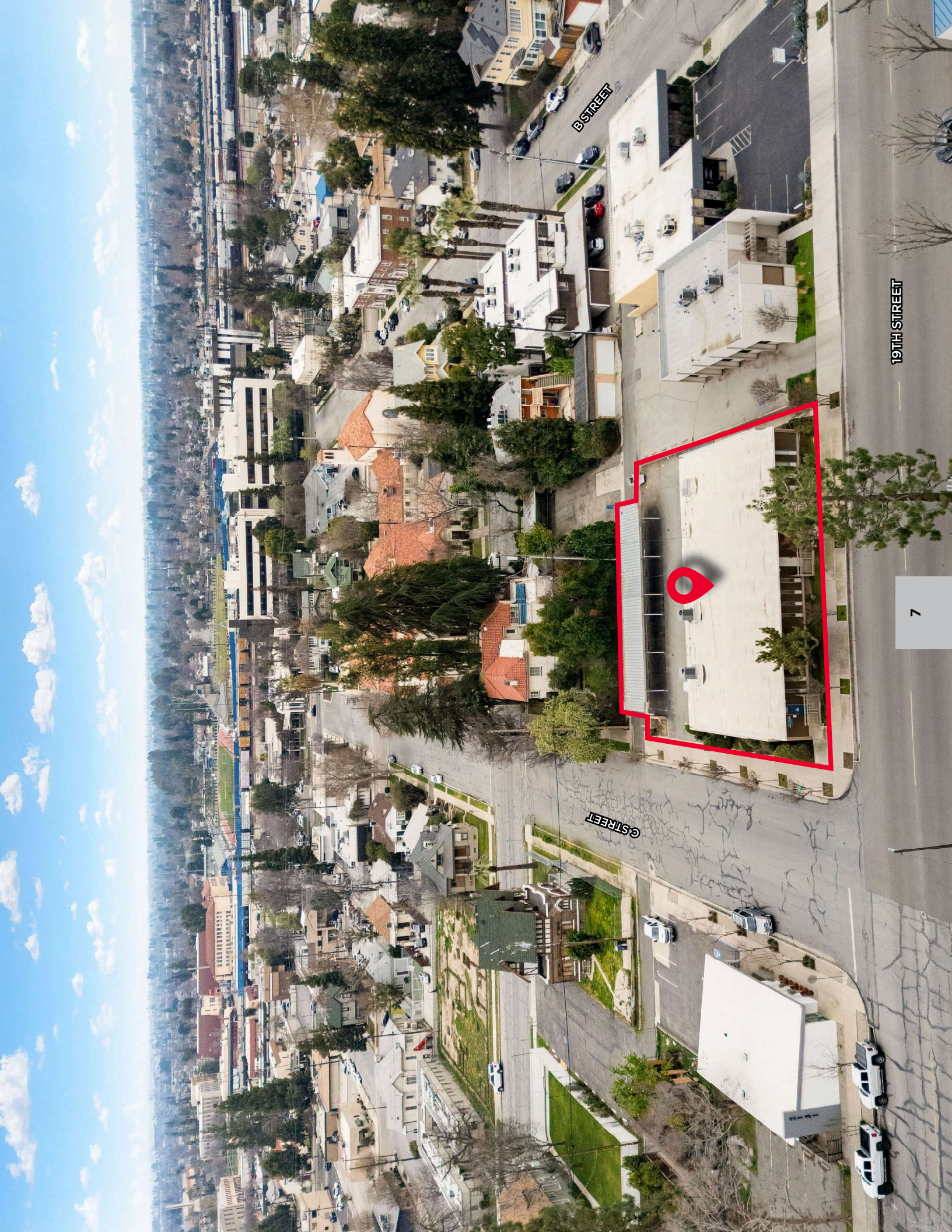
NOTE: PLANS NOT
DRAWN TO SCALE



PROPERTY PHOTOS







19TH STREET

B STREET

G STREET

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