

FOR LEASE



THE STOCKDALE TOWERS

5060 CALIFORNIA AVENUE
BAKERSFIELD, CA 93309



GROUND FLOOR
COVENANT
COFFEE SHOP



ON-SITE FITNESS
CENTER FOR
TENANTS (FREE
MEMBERSHIP
AVAILABLE TO
TENANTS AND
EMPLOYEES)



GROUND FLOOR
BANK & CREDIT
UNION



4-LEVEL
PARKING
GARAGE
LOCATED
ADJACENT
TO THE
BUILDING FOR
TENANTS USE



NICHE BEAUTY
LOUNGE

CITY VIEW
SALON

JOSIE WHEELER
WAX STUDIO

DYE VIVID A CDB
CONCIERGE
SALON CONCEPT

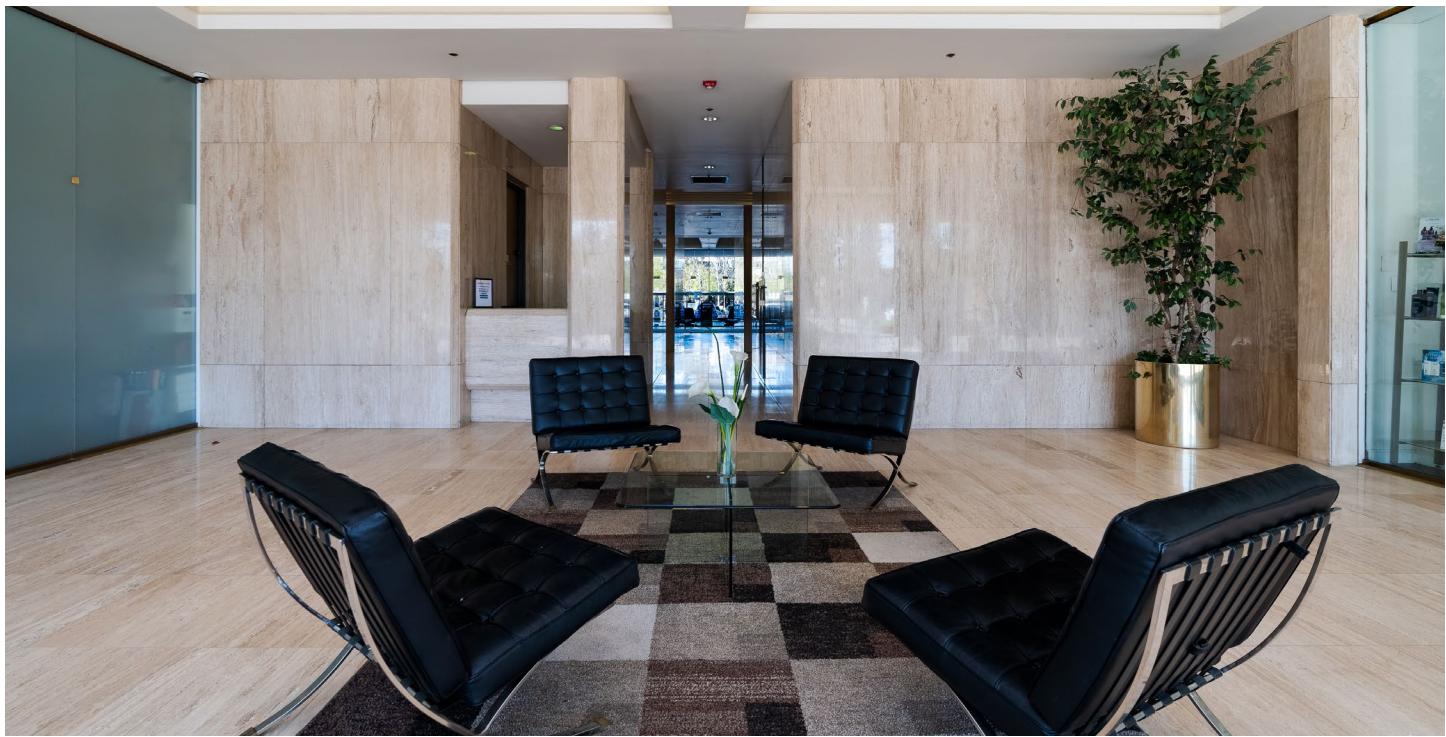
THE STRAND

Property Highlights

- Common areas offer rich oak paneling & trim; granite & marble flooring; chandeliers & plush carpeting.
- Full fitness center available to all tenants with flat screen tv's; weight machines; treadmills; stationary bikes; free weights; marble men's & woman's locker/shower areas with oak lockers.
- Basement level truck dock for shipping & receiving
- Improvements Dependent on Term and Rate
- Monument Signage Available and possible building signage
- Ground floor Covenant Coffee Shop
- Credit Union, Bank, and Beauty Salon on Ground Floor

ASKING RENT

- \$1.85/RSF Modified Gross Excludes Utilities & Janitorial



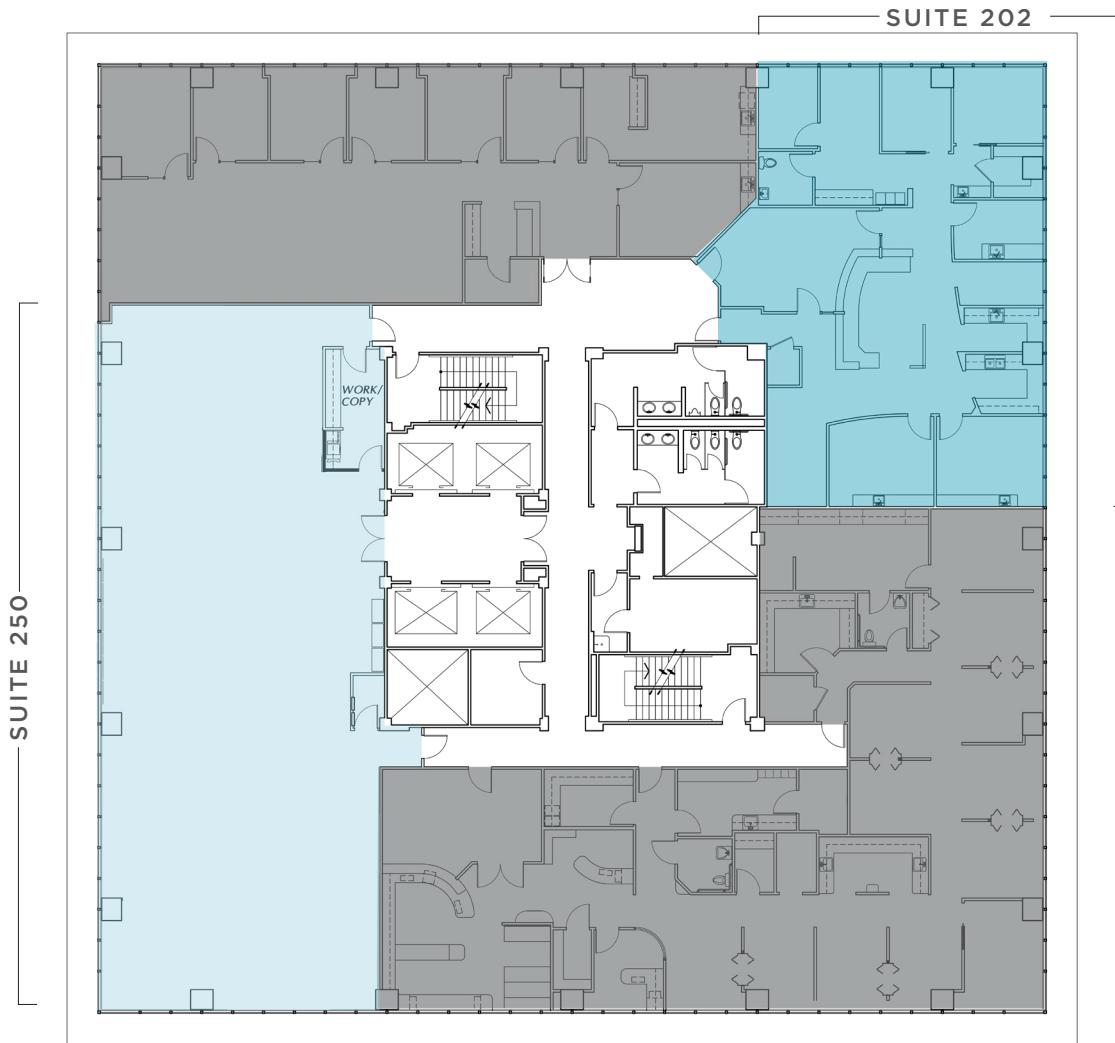
STOCKDALE TOWER I 5060 CALIFORNIA AVENUE AVAILABLE SUITES

Second Floor	Suite 202	±2,564 RSF - Oral Surgery Office
	Suite 250	±3,871 RSF
Third Floor	Suite 300	±4,691 RSF
	Suite 325	±6,750 RSF
Fourth Floor	Suite 400	±4,767 RSF (Divisible from 1,750 RSF to 2,000 RSF)
Fifth Floor	Suite 550	±3,489 RSF
Seventh Floor	Suite 700	±5,000 RSF
Ninth Floor	Suite 950	±815 RSF
Twelfth Floor	Suite 1200	±15,073 RSF



15,073 RSF

2nd Floor



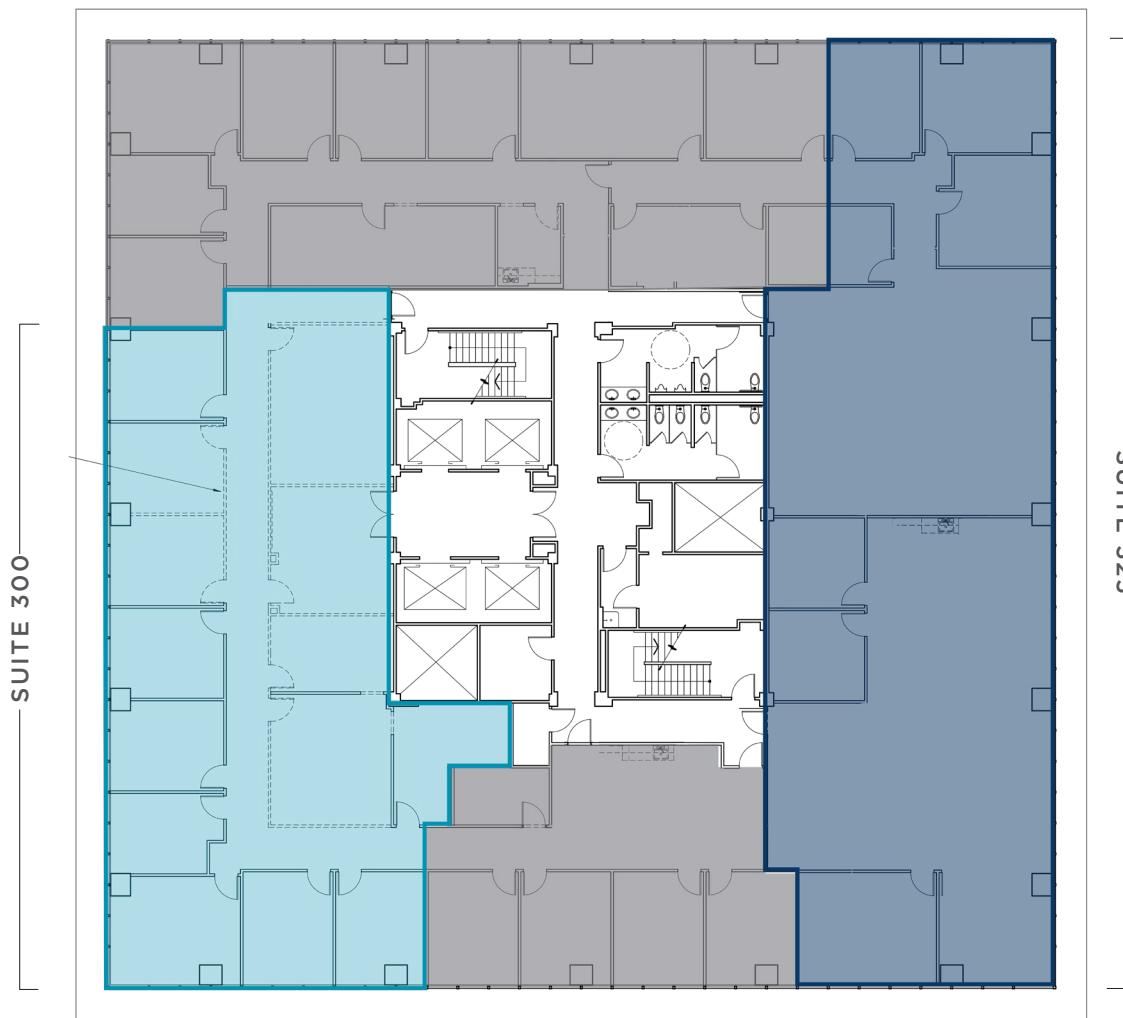
2ND FLOOR AVAILABLE SUITES:

- Suite 202 : ±2,564 RSF - Oral Surgery Office
- Suite 250 : ±3,871 RSF



15,073 RSF

3rd Floor



3RD FLOOR AVAILABLE SUITES:

- **Suite 300 :** ±4,691 RSF
- **Suite 325:** ±6,750 RSF
(Divisible to 2,604 RSF and 4,146 RSF)

15,073 RSF

4th Floor

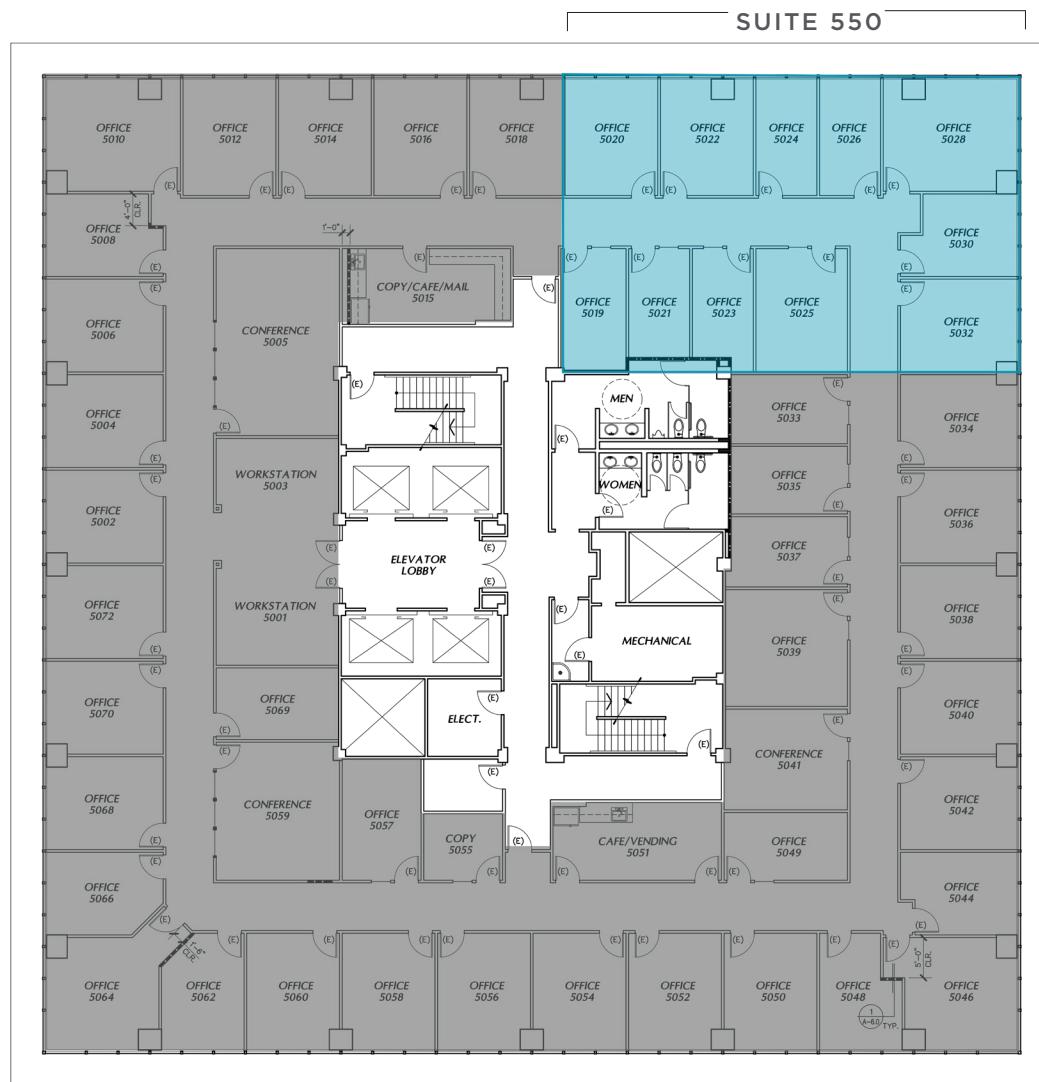


4TH FLOOR AVAILABLE SUITES:

- **Suite 400 : $\pm 4,767$ RSF**
(Divisible from 1,750 RSF to 2,000 RSF)

15,073 RSF

5th Floor



5TH FLOOR AVAILABLE SUITES:

- **Suite 550 : ±3,489 RSF**

15,073 RSF

7th Floor



7TH FLOOR AVAILABLE SUITES:

- **Suite 700** : ±5,000 RSF
(Divisible from 1,500 RSF to 3,726 RSF)



15,073 RSF

9th Floor

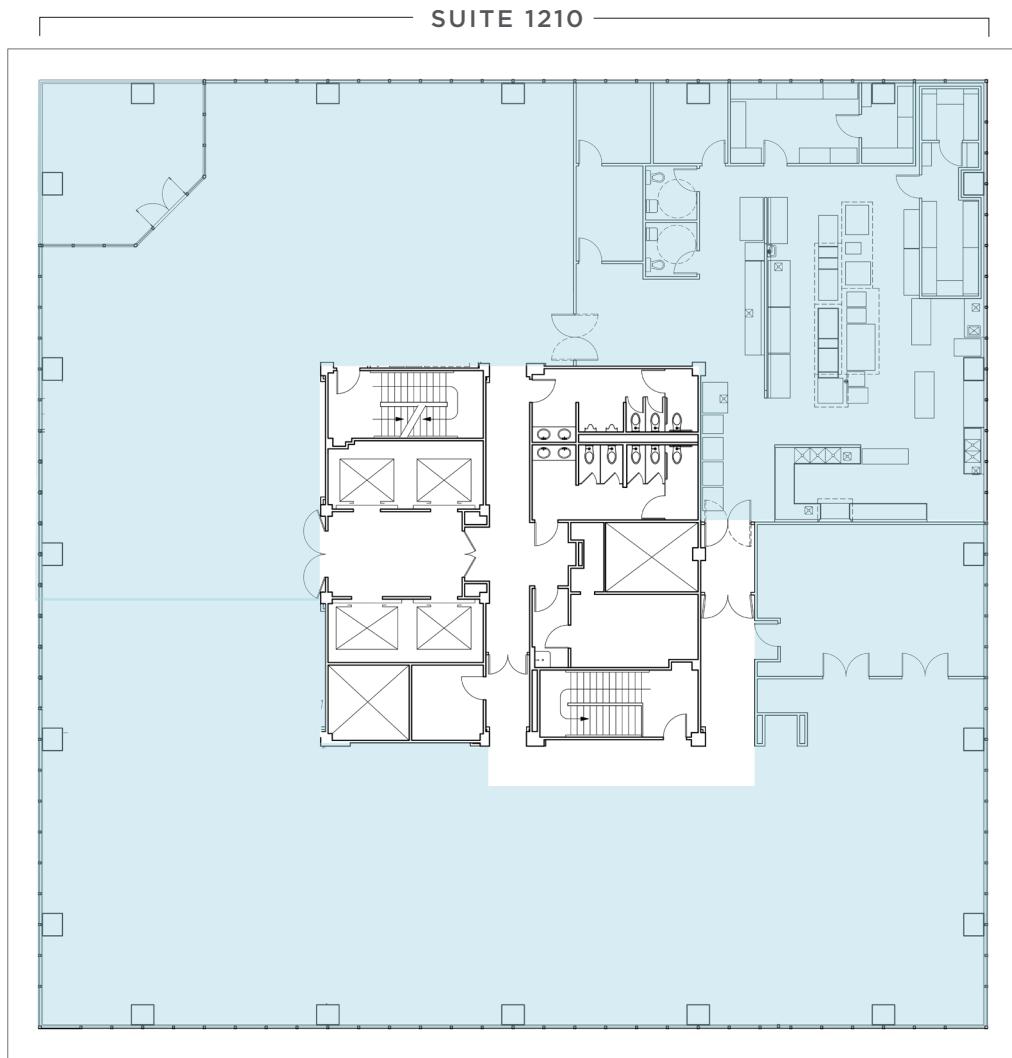


9TH FLOOR AVAILABLE SUITES:

- Suite 950 : ±815 RSF

15,073 RSF

12th Floor



12TH FLOOR AVAILABLE SUITES:

- **Suite 1200** : ±15,073 RSF
- Full Built-Out Kitchen, Outdoor Patio
- Can also be used as office





CONTACT INFORMATION

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