

A photograph of a HomeGoods retail store exterior. The building is a single-story structure with a tan facade and a large, prominent red 'HomeGoods' sign above the entrance. The entrance features large glass windows and doors. To the right, there are several red shopping carts parked. The sky is clear and blue.

Colliers

For Sublease

# Stockdale Village Shopping Center

Retail Space Available

5620 Stockdale Hwy | Bakersfield, CA

**(Please Do Not Disturb Tenant)**

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# Property Overview

5620 Stockdale Hwy is a 1,120 square foot retail space available for sublease, located in the Stockdale Village shopping center. Adjacent tenants include Vons, Office Depot, Party City, Home Goods, and Dollar Tree.

## Available:

Suite 5620            1,120 sf

**(Please Do Not Disturb Tenant)**

## Highlights:

- **Lease expires 7/31/2027**
- Existing retail space with furniture for use by subtenant
- Great co-tenancy
- Close proximity to California Ave Business Corridor

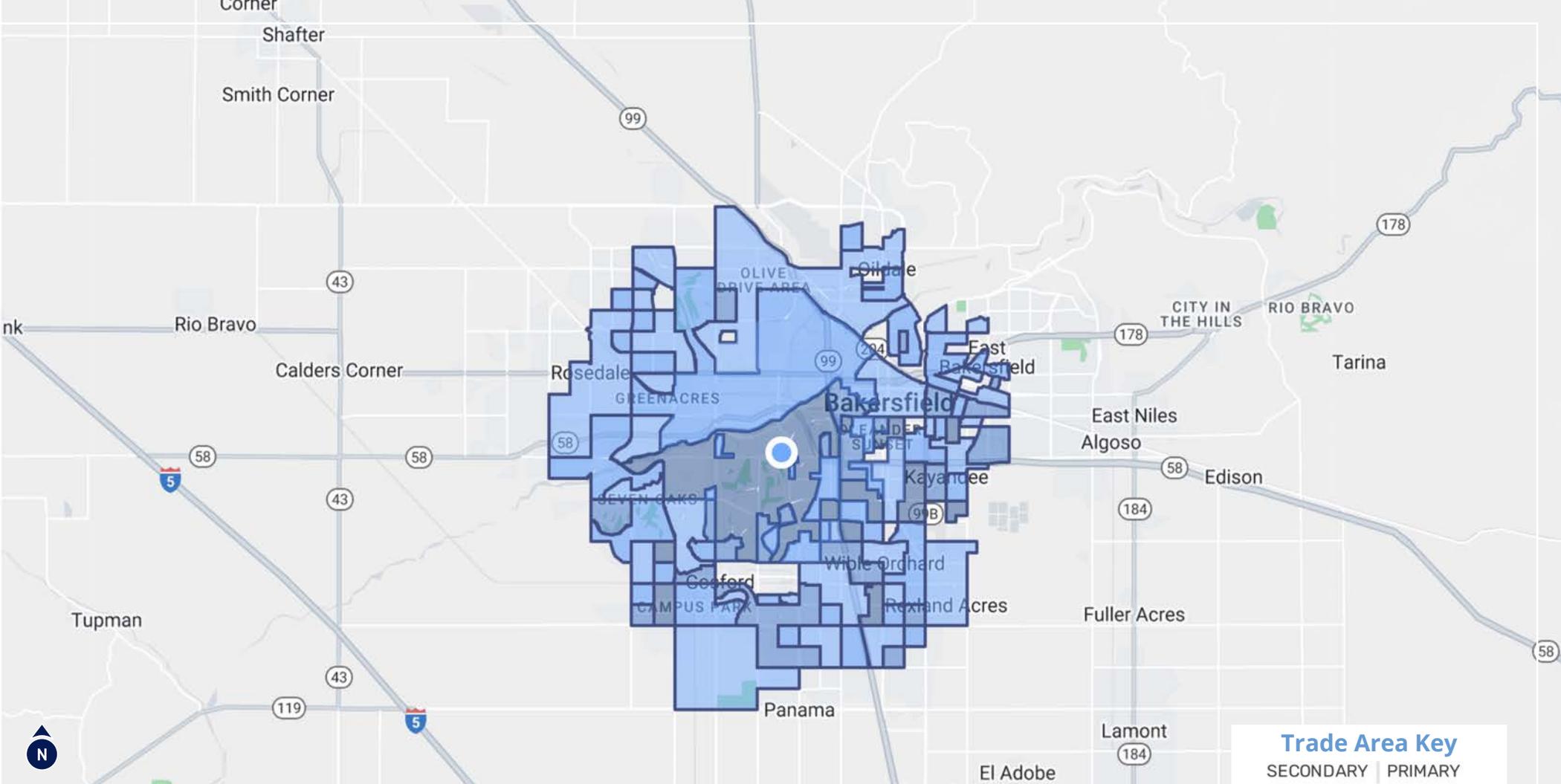
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# Stockdale Village Shopping Center

## Site Plan





# Trade Area Aerial

## Trade Area Demographics



**Total Visits (2023)**  
387.3K visits



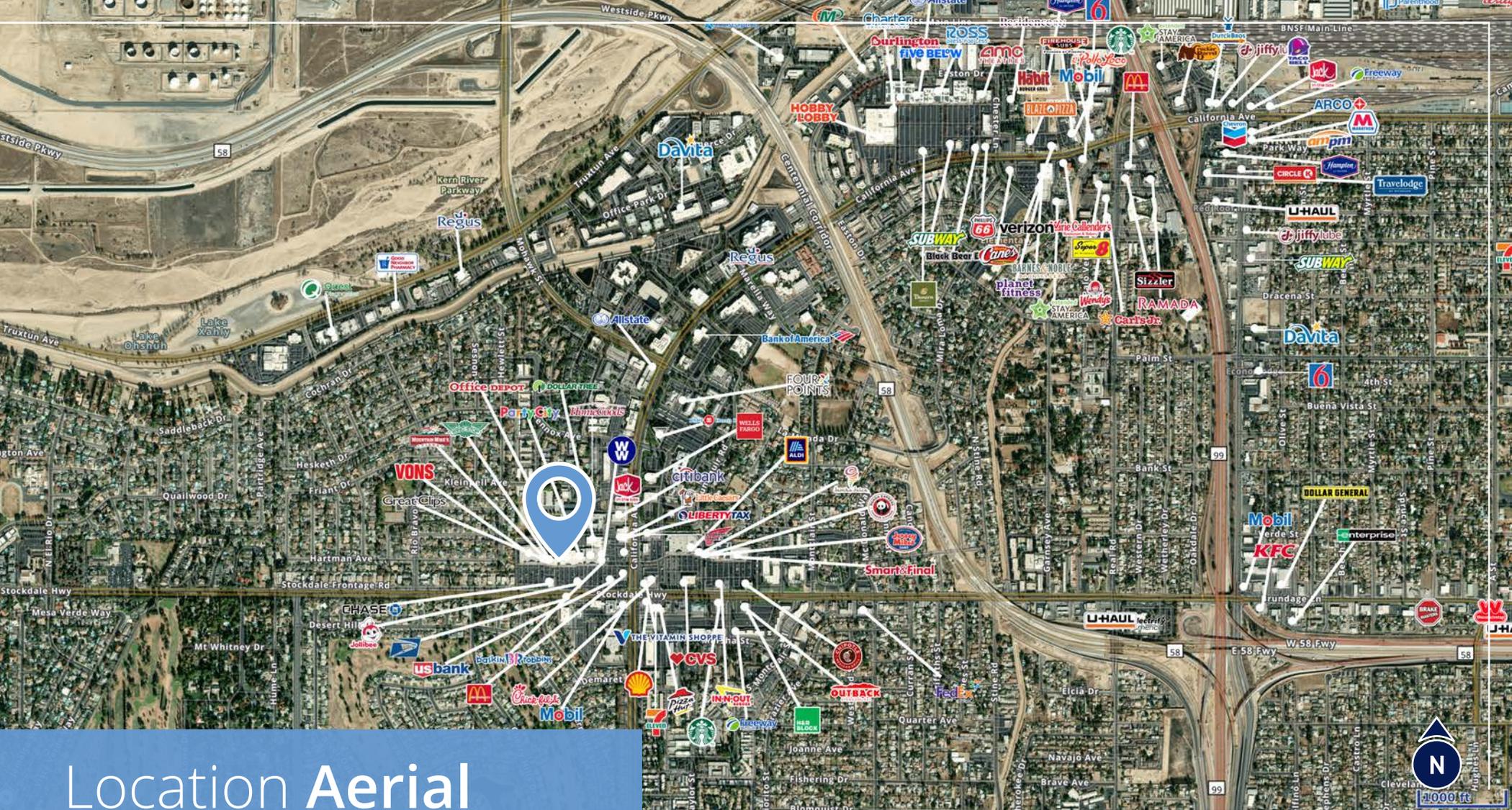
**Total Visitors**  
146.5K



**Average Frequency**  
2.64 visits



**Average Dwell Time**  
25 min



# Location Aerial

## Demographics



### Population

1 Mile: 15,020  
 3 Mile: 112,059  
 5 Mile: 338,795



### Daytime Population

1 Mile: 22,273  
 3 Mile: 157,658  
 5 Mile: 369,165



### Businesses

1 Mile: 1,164  
 3 Mile: 8,057  
 5 Mile: 14,983



### Median Age

1 Mile: 35.4  
 3 Mile: 34.1  
 5 Mile: 33.9



### Households

1 Mile: 6,062  
 3 Mile: 40,946  
 5 Mile: 112,498



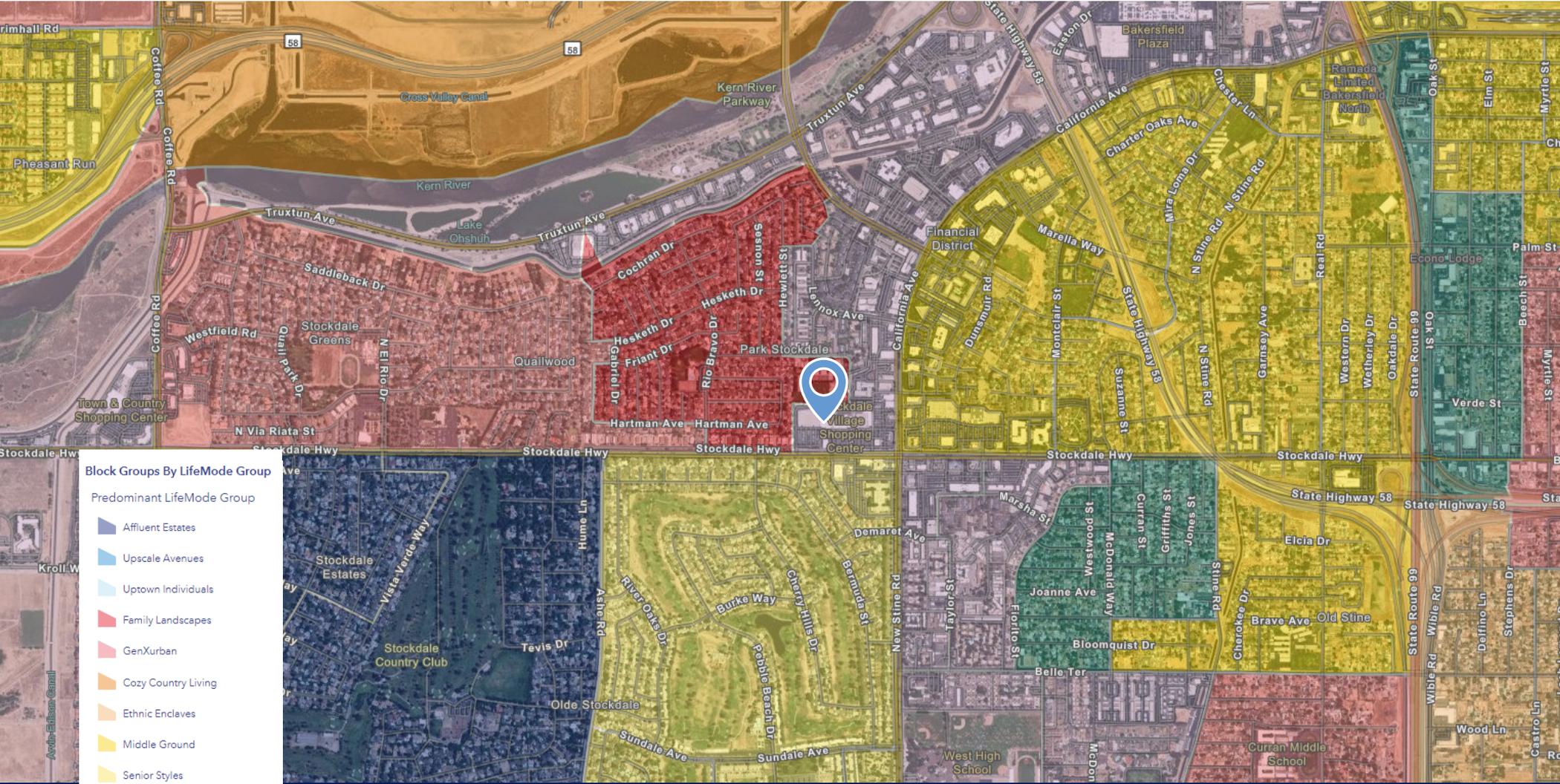
### Average HH Income

1 Mile: \$78,008  
 3 Mile: \$88,123  
 5 Mile: \$95,756

# Stockdale Village Shopping Center



## Tapestry Segment



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