

FOR SUBLEASE ► RETAIL

+/- 10,980 SF AVAILABLE

2530 Chester Ave, Bakersfield, CA 93301

APN: 005-341-05-00-6, County of Kern

PROPERTY DETAILS

- **LEASE RATE: CONTACT BROKER FOR PRICING**
- SPACE AVAILABLE: +/- 10,980 SF
- RETAIL SHOWROOM
- (1) ROLL-UP DOOR WITH ACCESS TO 26TH ST
- (1) ROLL-UP DOOR WITH ALLEY ACCESS
- ON-SITE PARKING WITH 21 SPACES
 - BACK PORTION SECURED & FULLY-FENCED WITH SLIDING GATE
 - AMPLE STREET PARKING AVAILABLE
- ACROSS THE STREET FROM ADVENTIST HEALTH & KAISER PERMANENTE
- CLOSE PROXIMITY TO CA-204 & CA-178 FREEWAYS
- CENTRAL DOWNTOWN CORE LOCATION
- TRAFFIC COUNT - CHESTER AVE: +/- 19,800 ADT
- ZONING: C-2, CITY OF BAKERSFIELD



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*For additional information
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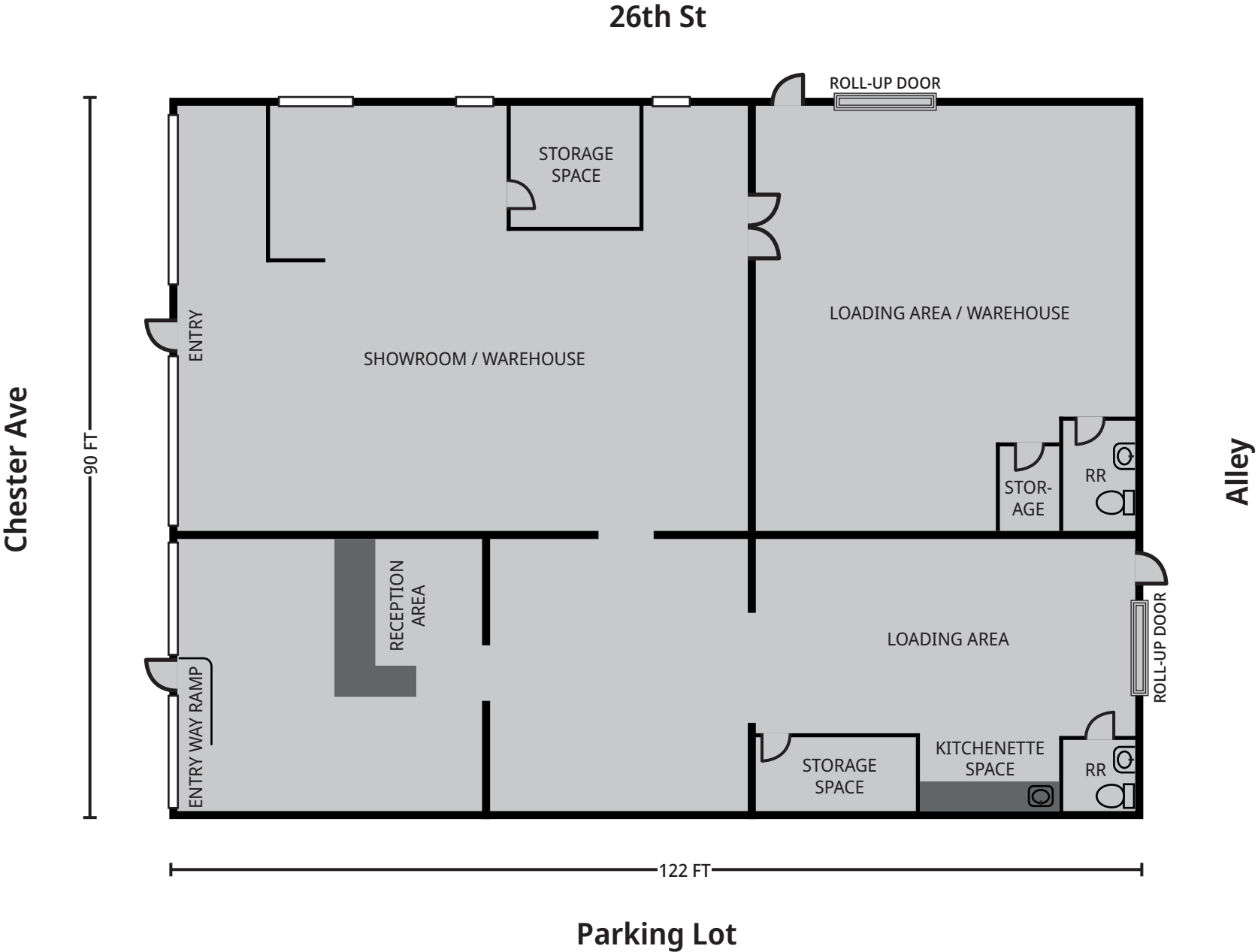
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PHOTOS

(Reception, Loading Area, Showroom, Warehouse)

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1-Mile Radius

KEY FACTS

11,021

Population



Average
Household Size

33.6

Median Age

\$42,820

Median Household
Income

BUSINESS



2,388

Total Businesses



29,073

Total Employees

INCOME



\$42,820

Median Household
Income



\$25,680

Per Capita Income



\$14,024

Median Net Worth

3-Mile Radius

KEY FACTS

123,780

Population



Average
Household Size

31.9

Median Age

\$45,391

Median Household
Income

BUSINESS



7,387

Total Businesses



83,346

Total Employees

INCOME



\$45,391

Median Household
Income



\$20,581

Per Capita Income



\$20,720

Median Net Worth

5-Mile Radius

KEY FACTS

298,983

Population



Average
Household Size

32.6

Median Age

\$57,984

Median Household
Income

BUSINESS



12,539

Total Businesses



139,205

Total Employees

INCOME



\$57,984

Median Household
Income



\$25,492

Per Capita Income



\$56,024

Median Net Worth



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