

FOR LEASE ► INDUSTRIAL

+/- 8,310 SF AVAILABLE

220 & 222 Kentucky St + 1010 Alta Vista Dr

Bakersfield, CA 93305

PROPERTY DETAILS

- **LEASE RATE: \$1.00 PSF/MON INDUSTRIAL GROSS**
- **SPACE AVAILABLE: +/- 8,310 SQ FT**
 - 220 KENTUCKY ST: +/- 4,860 SQ FT
 - 11' X 11' ROLL-UP DOOR
 - 222 KENTUCKY ST: +/- 3,450 SQ FT
 - (2) 12' X 14' ROLL-UP DOORS
 - 12' X 12' ROLL-UP DOOR
- **LOT SIZE: +/- 0.51 ACRES**
 - 1010 ALTA VISTA DR: +/- 0.29 ACRE YARD
(YARD NOT INCLUDED IN TOTAL SQ FT)
- **FULLY FENCED & PARTIALLY PAVED YARD**
 - 4 ACCESS POINTS
- **LOCATED ON CORNER LOT ON KENTUCKY ST & ALTA VISTA DR NEAR DOWNTOWN BAKERSFIELD**
- **AMPLE STREET PARKING AVAILABLE**
- **ZONING: M-1 (LIGHT INDUSTRIAL)
CITY OF BAKERSFIELD**



OLIVIERI COMMERCIAL GROUP

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www.oliviericommercial.com

For additional information please contact:

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AERIAL OVERVIEW

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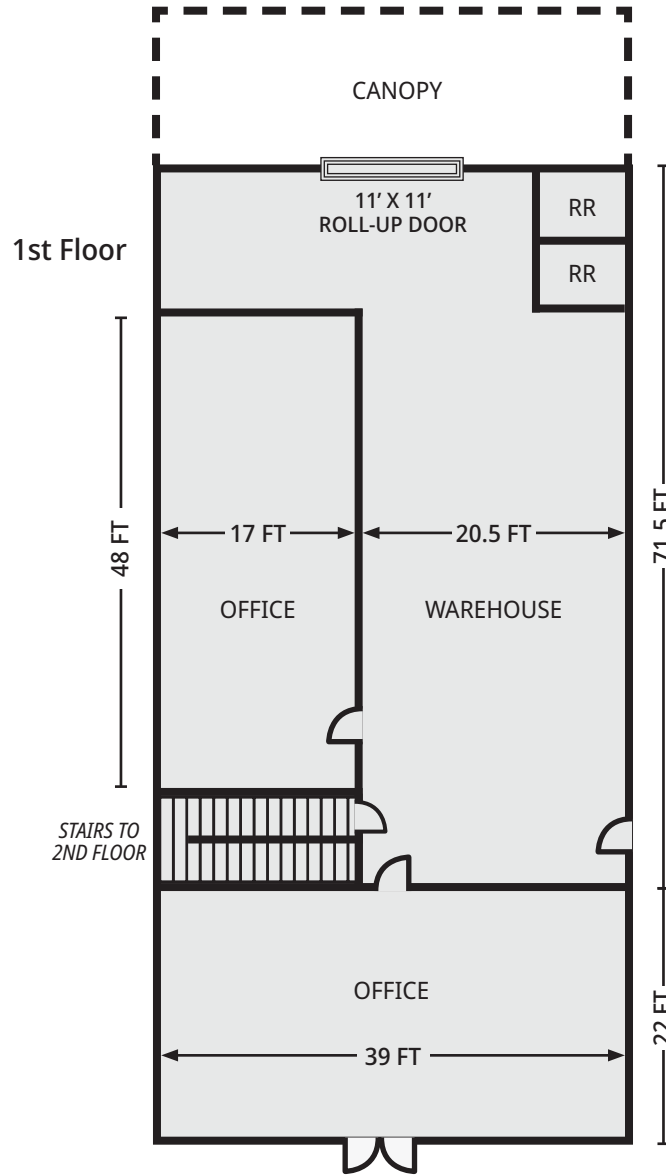
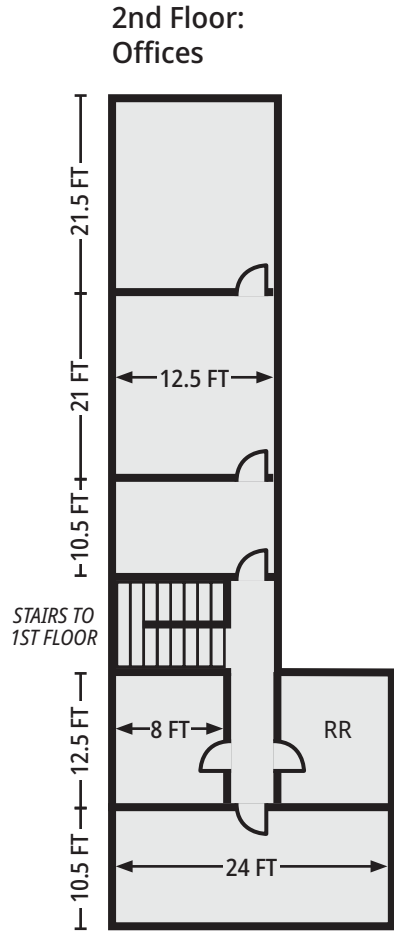
FLOOR PLAN

220 & 222 Kentucky St

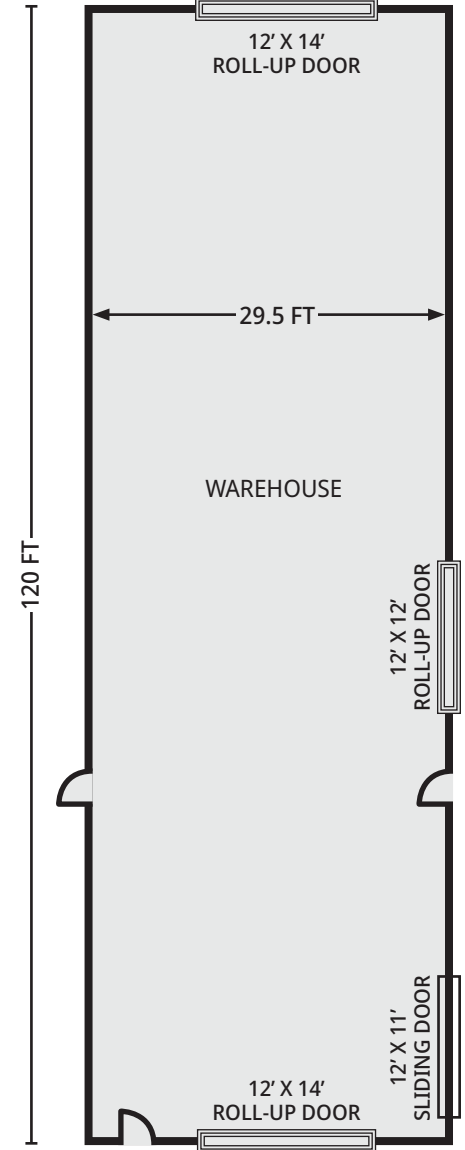
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*Floor Plans not to scale



220 KENTUCKY ST
+/- 4,860 SF



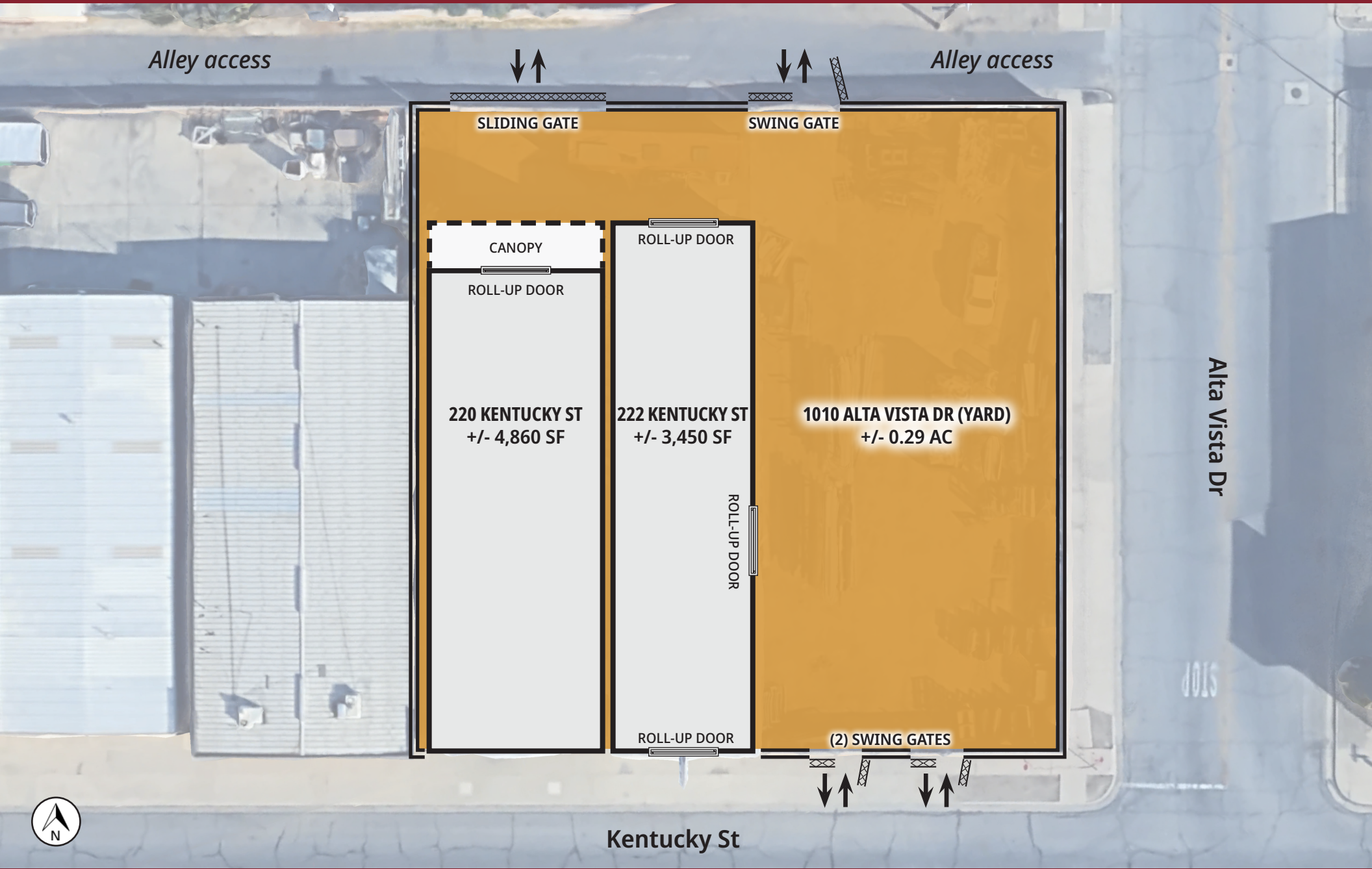
222 KENTUCKY ST
+/- 3,450 SF



SITE PLAN

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Warehouse - 222 Kentucky St



Warehouse - 220 Kentucky St



Office - 220 Kentucky St



Yard - 1010 Alta Vista Dr