



5300



For Lease Professional Office Building

Future Model Suite - Available December 2024
5300 Lennox Avenue, Bakersfield, CA

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Building Upgrades

- New roof on all three buildings
- New siding
- New monument signs and updated existing tenant signage
- Updated directory signs
- New LED lighting on the building exterior
- New LED parking lot lights
- Full renovation of the common area restrooms
- Upgraded landscaping for exterior and inside the courtyard

Property Information

Under New Ownership & Management - Major Building Renovation and Modernization Complete - 5300 Lennox, a 20,000 square foot office building, located just one block off California Avenue in southwest Bakersfield, the City's main business district. The single story garden style building has been modernized with new exteriors, new roofs, upgraded air conditioning new signage, common area restroom upgrades, to name a few. The building is ideal for tenant seeking a private and secure atmosphere in a park like setting at affordable pricing, including all utilities.

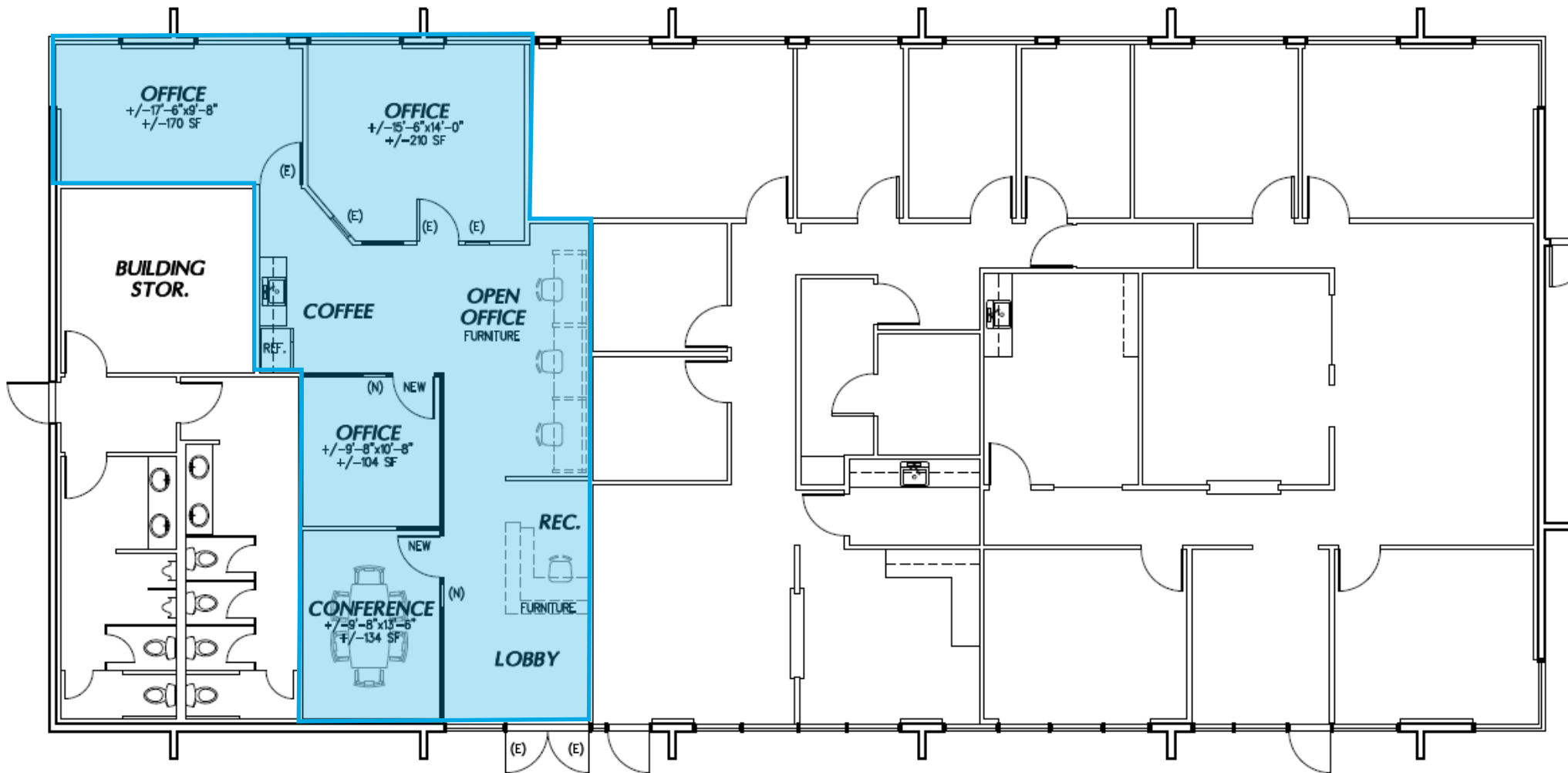
- New Ownership by Froehlich Development
- Under new management - MD Atkinson
- Building renovation & modernization complete
- Secured interior "park like" courtyard
- New monument signage
- Access 24/7
- Neighborhood amenities includes lodging, dining from fast food to fine dining, full range of shopping and financial services
- Existing Tenants include: Reveal Medical Aesthetics, Universal Staffing, Engage Physical Therapy, Thompson Family Chiropractic and Kern County LAFCO

Availability **Available December 2024*

Suite 301 1,300 RSF \$1.90/SF Including Utilities

**Janitorial not included*

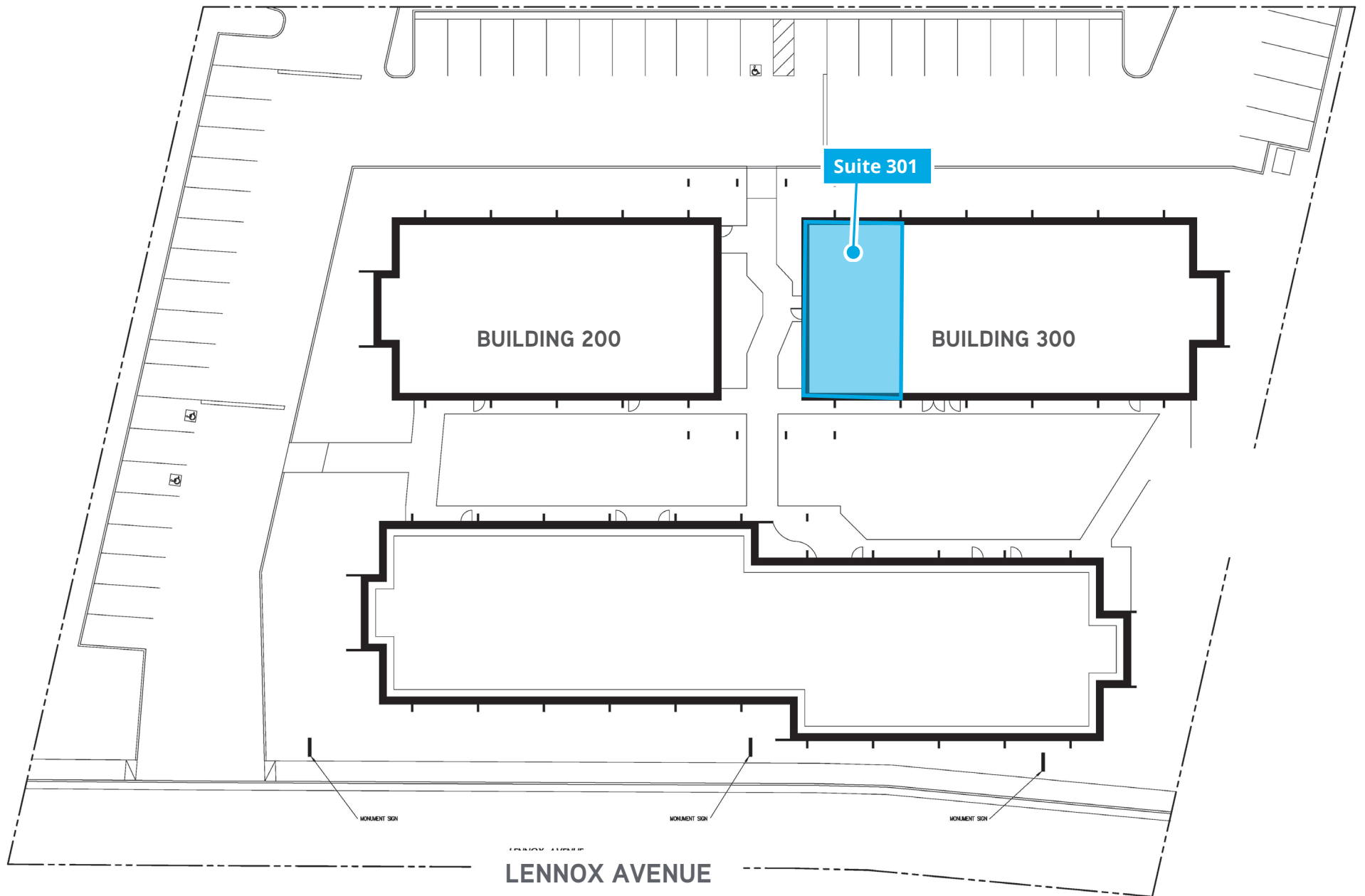
Floor Plan Model Suite



FLOOR PLAN NOT TO SCALE

**Restroom & Storage Room not included*

Site Plan



**Restroom & Storage Room not included*

Property Photos



