

The Colliers logo is a blue rounded rectangle with a yellow and red horizontal stripe at the bottom. The word "Colliers" is written in white serif font inside the blue area.

Colliers

A white, curved sign with a brick top edge. The words "THE MARKETPLACE" are written in green, serif, all-caps font. Below the text is a small, stylized yellow and orange icon of an open book. The sign is set against a background of green trees and a brick building.

THE  
MARKETPLACE

For Lease | The Marketplace  
Community  
Lifestyle Center

The Marketplace Bakersfield  
9000 Ming Avenue  
Bakersfield, CA 93311

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## Property Information

Located at Ming Avenue and Haggin Oaks Blvd, The Marketplace Bakersfield is situated in the heart of Bakersfield's most prestigious master-planned residential and commercial communities.

The Marketplace Bakersfield is a destination lifestyle shopping center designed with classic architecture, expansive walkways, and beautiful landscaping with inviting fountains.

It offers select national and local retailers, restaurants and theatre for a one of a kind shopping, dining and entertainment experience. Businesses and institutional neighbors include: State Farm Insurance, Valley Strong Credit Union, Chevron, AERA Energy, Mercy Southwest Hospital and California State University Bakersfield.

- 296,621 SF Community Lifestyle Center
- Excellent Southwest Bakersfield location
- Average Household Income: \$139,288 (1 mile radius)
- Traffic Count of : 22,844 AADT (2007 www.kerncog.com)
- Come join these tenants!!



### Availability

Suite E1	± 1,934 SF (Available Now!)
Suite F4/F5	± 3,458 SF (Available Now!)
Suite I1	± 5,000 SF (Available Now!)
Suite I2	± 2,000 SF (Available Now!)
Suite I4	± 4,258 SF (Available Now!)
Suite K4	± 1,613 SF (Available Now!)
Suite K6	± 2,330 SF (Available Now!)
Suite L6	± 2,322 SF (Available Now!)

### Lease Rate

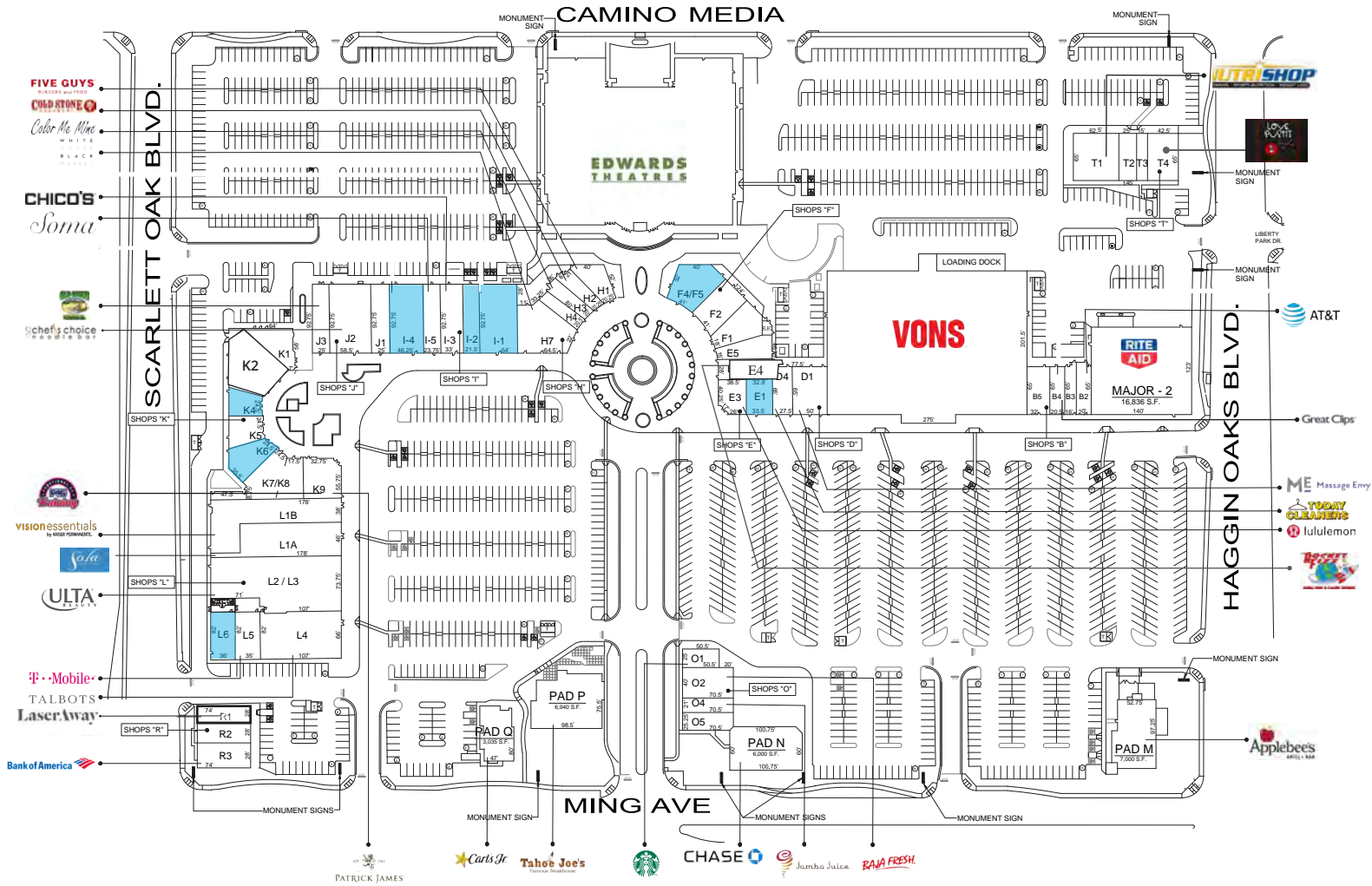
Contact listing agent.

## Demographics

	1 Mile	3 Miles	5 Miles
Total Population:	11,202	106,204	245,684
Total Households:	4,707	38,219	83,685
Average HH Income:	\$139,288	\$101,369	\$93,985
Employees (Q2):	6,008	36,209	85,823
Population Median Age:	41.6	34.4	33.2

Alteryx.com 2020 Estimates

# Site Plan



SUITE	TENANT	S.F.
B2	AT&T	1,300 S.F.
B3	PERSONAL EXPRESS INS.	1,400 S.F.
B4	GREAT CLIPS	1,300 S.F.
B5	ROYAL NAILS	2,080 S.F.
D1	MASSAGE ENVY SPA	3,282 S.F.
D4	TODAY CLEANERS	1,788 S.F.
E1	AVAILABLE	1,934 S.F.
E3	LULULEMON	2,000 S.F.
E4	ROCKET FIZZ	1,588 S.F.
EF/F1	JUST WING IT	4,671 S.F.
F2	CHINA BISTRO	2,643 S.F.
F4/F5	AVAILABLE	3,458 S.F.
H1	MOUNTAIN MIKE'S PIZZA	2,100 S.F.
H2	COLD STONE CREAMERY	1,340 S.F.
H3	COLOR ME MINE	1,300 S.F.
H4	IKE'S LOVE & SANDWICHES	1,340 S.F.
H5	WHITE HOUSE BLACK MARKET	3,660 S.F.
I1	AVAILABLE	5,000 S.F.
I2	AVAILABLE	2,000 S.F.
I3	CHICO'S	2,985 S.F.
I4	AVAILABLE	4,258 S.F.
I5	SOMA	2,200 S.F.
J1	CLUB PILATES	2,272 S.F.
J2	CHEF'S CHOICE NOODLE BAR	5,500 S.F.
J3	OLD RIVER GRILL	2,272 S.F.
K1	SOUL 2 SOUL SPORTS	1,912 S.F.
K2	MAMA TOSCA'S	4,368 S.F.
K4	AVAILABLE	1,613 S.F.
K5	ROBSON EILERS JEWELERS	1,615 S.F.
K6	AVAILABLE	2,330 S.F.
K7/K8	ESSENTIALS SPA	4,253 S.F.
K9	F45 TRAINING	2,993 S.F.
L1A	SOLA SALON	6,691 S.F.
L1B	KAISER VISION	8,357 S.F.
L2/L3	ULTA COSMETICS	10,543 S.F.
L4	TALBOTS	6,973 S.F.
L5	T-MOBILE	2,223 S.F.
L6	AVAILABLE	2,322 S.F.
MAJ1	VONS	56,625 S.F.
MAJ2	RITE AID	16,836 S.F.
MAJ3	REGAL ENTERTAINMENT	57,780 S.F.
O1	STARBUCKS COFFEE	1,250 S.F.
O2	BAJA FRESH	2,800 S.F.
O4	JAMBA JUICE	1,400 S.F.
O5	WEST COAST SOURDOUGH	1,800 S.F.
PAD M	APPLEBEE'S	7,000 S.F.
PAD N	CHASE BANK	6,000 S.F.
PAD P	TAHOE JOE'S	6,940 S.F.
R1	LASERAWAY	2,088 S.F.
R2/R3	BANK OF AMERICA	4,171 S.F.
T1	LENGTHWISE BREWERY	4,112 S.F.
T2	SPA DENTAL	1,596 S.F.
T3	NUTRISHOP	976 S.F.
T4	LOVE SUSHI	2,763 S.F.

Site Plan not to scale

## LIFESTYLE CENTERS - DEMOGRAPHIC COMPARISON:

VALLEY PLAZA 2701 MING AVE BAKERSFIELD	PACKWOOD CREEK CAMERON AVE & MOONEY BLVD VISALIA	FIG GARDEN 5082 N. PALM AVE FRESNO	FASHION FAIR MALL 645 E. SHAW FRESNO	RIVER PARK 220 E. PASEO FRESNO	VINTAGE FAIRE MALL 3401 DALE ROAD MODESTO	THE MARKETPLACE BAKERSFIELD 9000 MING AVE BAKERSFIELD
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### POPULATION (2020 ESTIMATES)

1 MILE	21,107	10,950	10,195	20,007	13,460	13,293	11,202
3 MILE	151,929	73,441	152,130	150,485	122,906	76,169	106,204
5 MILE	318,292	144,485	366,221	400,701	268,536	150,874	245,684

### AVERAGE HOUSEHOLD INCOME (2020 ESTIMATES)

1 MILE	\$54,134	\$80,144	\$103,222	\$55,316	\$36,195	\$91,533	\$139,288
3 MILE	\$58,096	\$82,093	\$71,646	\$65,917	\$42,528	\$85,477	\$101,369
5 MILE	\$65,432	\$86,051	\$72,480	\$73,029	\$50,211	\$83,352	\$93,985

### EDUCATION (2020 ESTIMATES, INCLUDES ASSOCIATES DEGREE, BACHELORS DEGREE AND GRADUATE DEGREE)

1 MILE	18.1%	36.6%	49%	28%	10%	31.4%	55.8%
3 MILE	19.9%	34.1%	34.5%	32.1%	12.5%	27.6%	37.3%
5 MILE	21.3%	33.7%	32.3%	32.2%	16.8%	27.3%	30.3%



# Competition Aerial



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# Bakersfield, California

The "Southern Gateway to the Central Valley", Bakersfield is the 9th largest city in California with a population of 523,164 and is one of the fastest growing regions in the nation. Bakersfield is the focal point of the larger Bakersfield-Delano, CA Metropolitan Statistical Area, which is co-extensive with Kern County. In 2014, it had a population of 869,887 making it the 62nd largest metropolitan area in the United States.

- The total land area of the city is 143.6 square miles
- Bakersfield is situated roughly equidistant between Fresno and Los Angeles; 110 miles to the north and south.

## Economy

Bakersfield is the seat of the most productive oil producing county with approximately 10% of the nation's domestic production and the fourth most productive agricultural county (by value) in the United States. Other industries include natural gas and other energy extraction, aerospace, mining, petroleum refining, manufacturing, distribution, food processing, and the city serves as the home for both corporate and regional headquarters of companies engaged in these industries.

- Bakersfield is the largest city with the lowest sales tax in California (7.25%, the state minimum).
- Boasts business friendly policies, such as having no local utility or inventory taxes.

