

For Lease | ± 4,900 SF

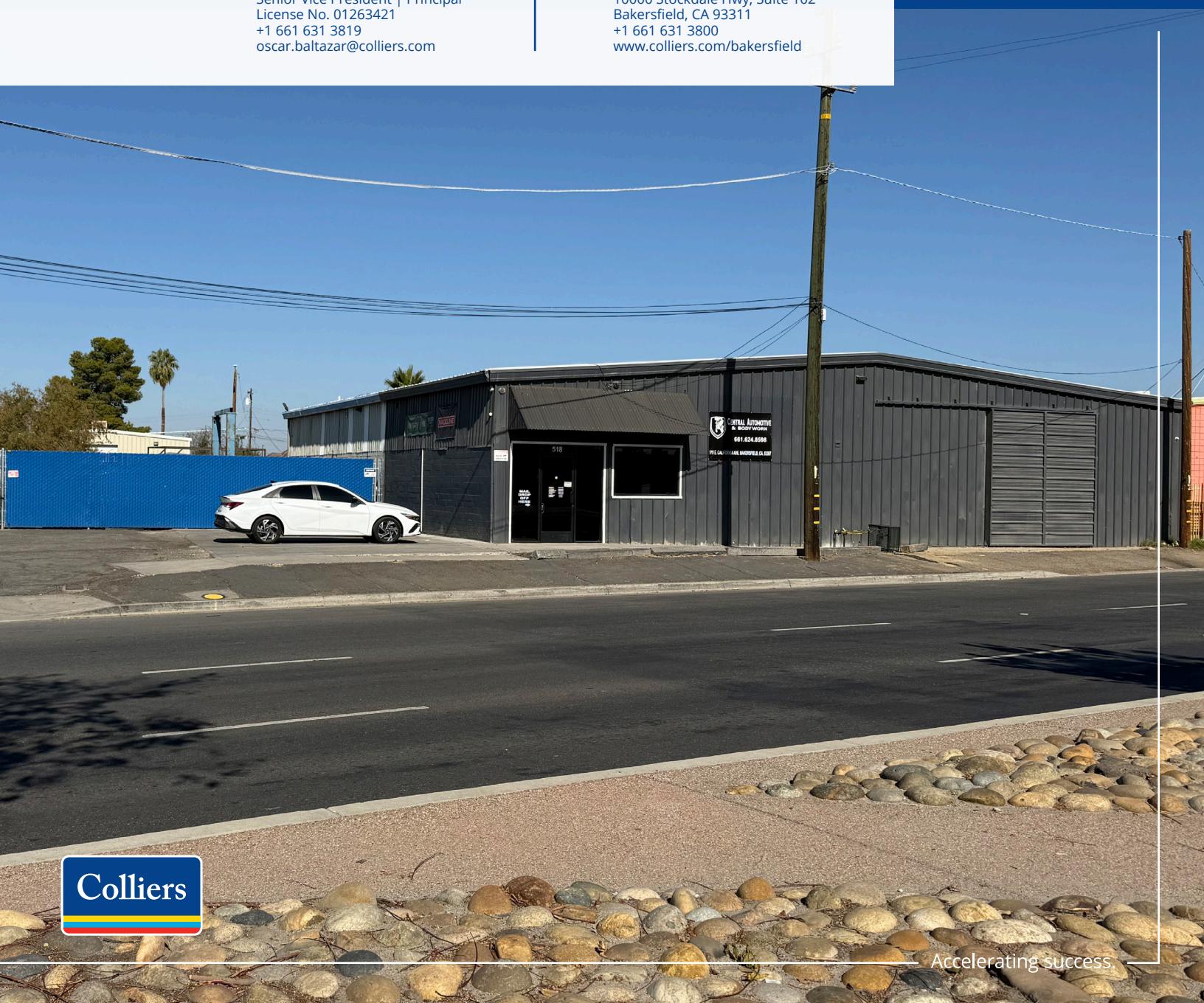
# Office/Warehouse Space

518 E. California Ave | Bakersfield, CA 93307

**Contact Us:**

**Oscar Baltazar**  
Senior Vice President | Principal  
License No. 01263421  
+1 661 631 3819  
oscar.baltazar@colliers.com

**Colliers International**  
10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
[www.colliers.com/bakersfield](http://www.colliers.com/bakersfield)



Colliers

Accelerating success



## Lease Rate:

\$4,900/mo.  
Industrial Gross

## Property Details:

<b>Address</b>	518 E. California Ave
<b>Total Building Size</b>	± 4,900 SF
<b>Office Size</b>	± 400 SF
<b>Warehouse Size</b>	± 4,500 SF
<b>Lot Size</b>	± 0.20 AC

## Oscar Baltazar

Senior Vice President | Principal  
License No. 01263421  
+1 661 631 3819  
oscar.baltazar@colliers.com

**Colliers International**  
10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
www.colliers.com/bakersfield

518 E. California Avenue is an approximately 4,900 square foot office/warehouse space located on E. California Avenue. Metal construction building with E. California Avenue frontage near Union

## Property Highlights:

- Industrial Office & Warehouse
- Insulated ceiling with LED lighting
- Clear Height: 14'-18' at center
- Two (2) 12x12' overhead doors and one (1) 12x12' sliding door
- Zoning: M-1 (Light Manufacturing), City of Bakersfield
- Fully paved and fully fenced yard area with privacy slatted fencing
- Utilities:



**Sewer**  
City of Bakersfield



**Water**  
California Water Service

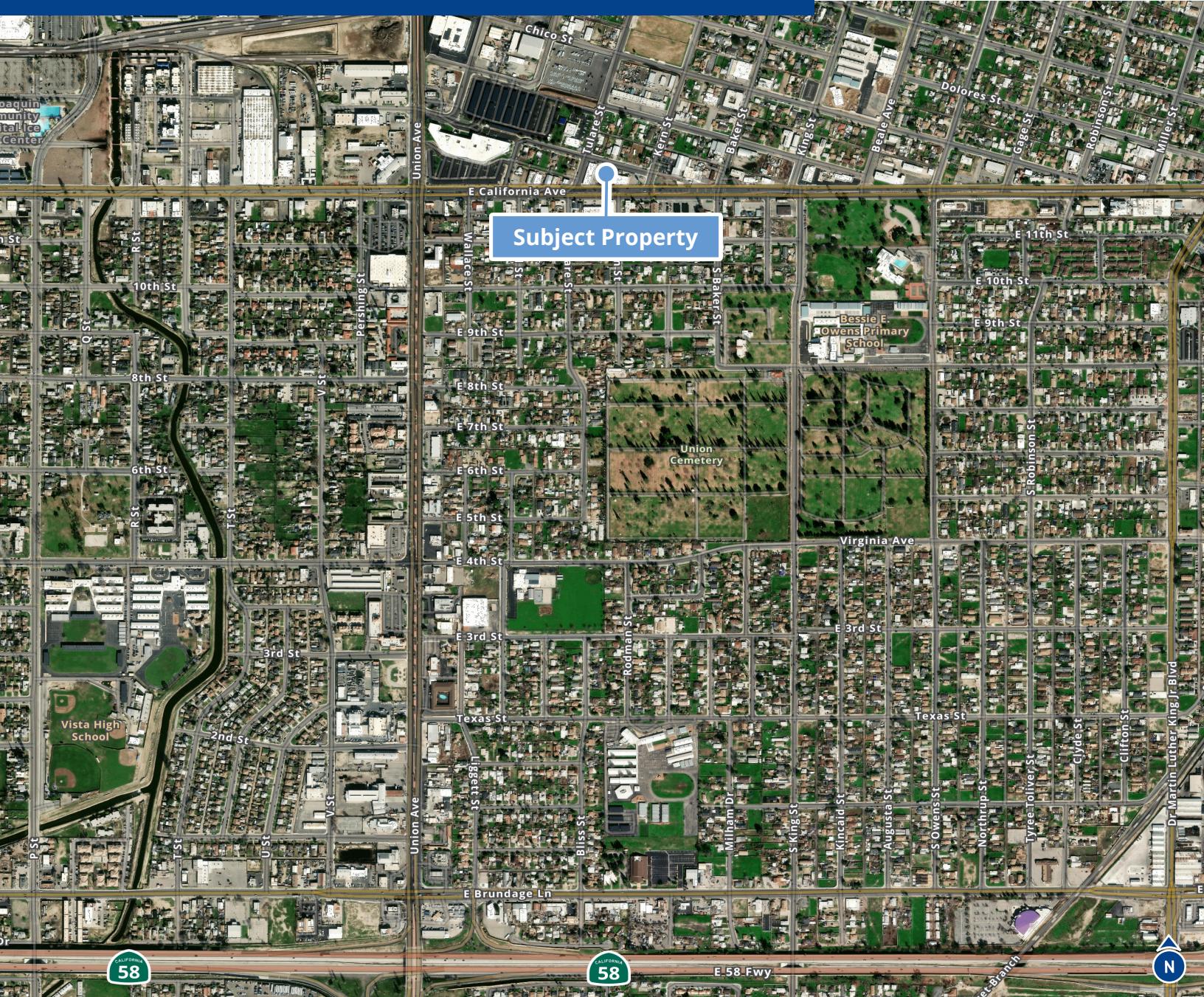


**Electric**  
Pacific Gas & Electric Company



**Gas**  
Pacific Gas & Electric Company

# Location



## Contact Us:

**Oscar Baltazar**  
Senior Vice President | Principal  
License No. 01263421  
+1 661 631 3819  
[oscar.baltazar@colliers.com](mailto:oscar.baltazar@colliers.com)

**Colliers International**  
10000 Stockdale Hwy, Suite 102  
Bakersfield, CA 93311  
+1 661 631 3800  
[www.colliers.com/bakersfield](http://www.colliers.com/bakersfield)

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement