

amazon



FOR LEASE | ±1,000 - ±4,600 SF RETAIL W/DRIVE-THRU

MERLE HAGGARD DRIVE

BAKERSFIELD, CA 93308

Bakersfield Airport Business Center



The Bakersfield Californian

Schlumberger



SUBJECT PROPERTY

HALLIBURTON

Future/Ongoing
Residential Growth Area

Future/Ongoing
Residential Growth Area

VINCENT ROCHE

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PROPERTY HIGHLIGHTS

- Located at NEC of Wishon Drive and 7th Standard Rd/Merle Haggard Drive
- Adjacent to Meadows Field Airport, Bakersfield Business Park and The Spectrum Shopping Center
- Located in the fastest growing industrial submarket in Kern County
- Immediate access from Highway 99 and Highway 65
- Highway 99 signage
- Can accommodate up to ±4,600 SF retail building with drive-thru
- ±0.79 Acre parcel
- **Contact listing brokers for lease rates**





DEVELOPMENT & DEMOGRAPHICS

POPULATION

	3-Mile	5-Mile
Total Population	49,065	116,636
5-Year Population Growth	0.25%	0.11%

HOUSEHOLDS

	3-Mile	5-Mile
Total Households	17,335	40,445
5-Year Household Growth	0.49%	0.34%

INCOME

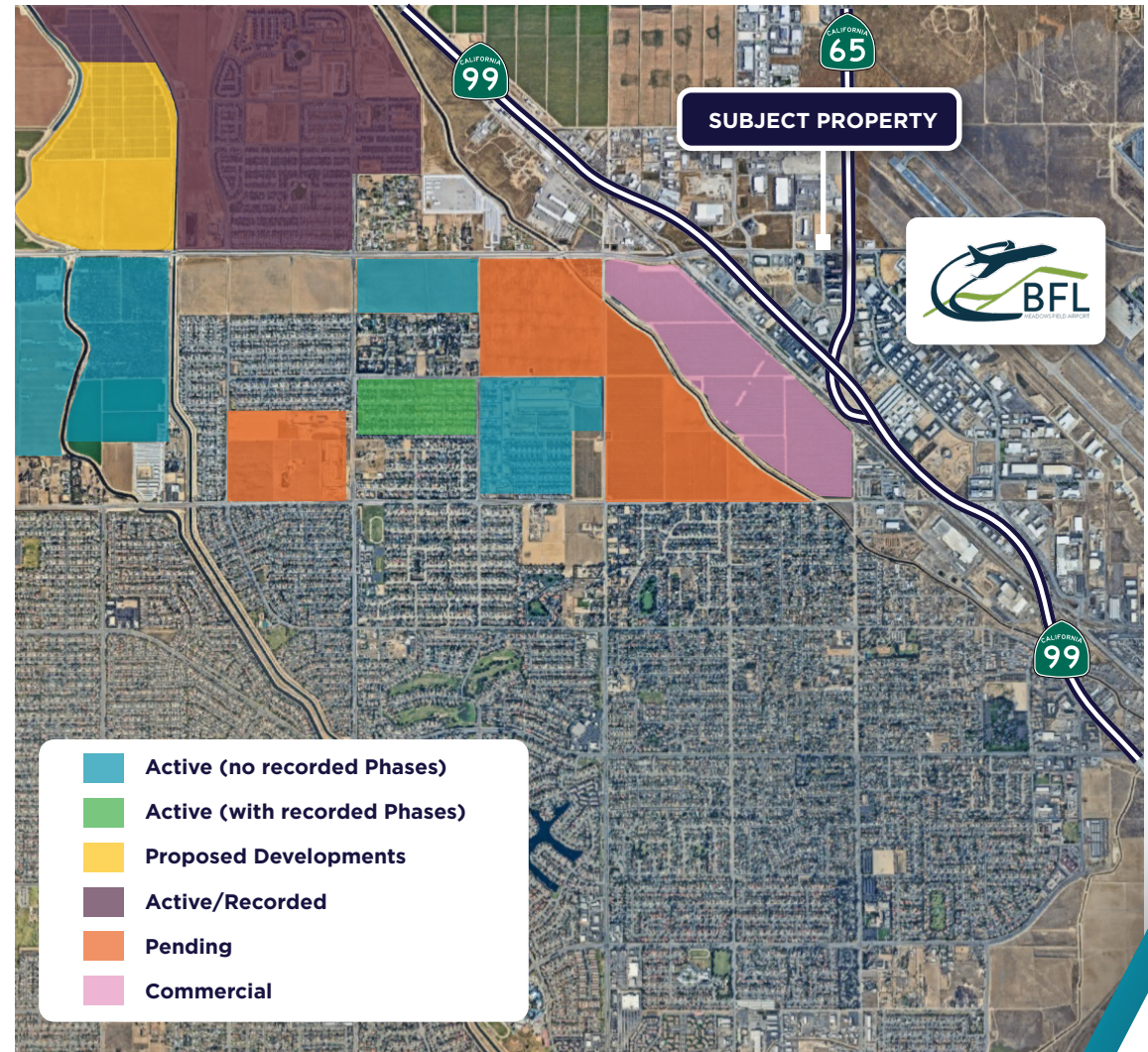
	3-Mile	5-Mile
Average Household Income	\$115,638	\$106,411
Median Household Income	\$91,200	\$83,868

EMPLOYEES

	3-Mile	5-Mile
Daytime Employees	18,210	57,867

AGE

	3-Mile	5-Mile
Median Age	36.5	35.5





CONTACT

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