



Colliers

Tucker Rd - 14310 AADT

For Lease | Retail Space

Neighborhood Shopping Center

655-695 Tucker Rd | Tehachapi, CA

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Colliers International

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Property Information

The Orchard Shopping Center is a 39,258 square foot shopping center anchored by Big 5 Sporting Goods and Alta 1 Credit Union. It is situated along Tehachapi's primary retail corridor with excellent exposure and easy access from Tucker Road.

Highlights:

- 1,170, 1,826, 2,340, and 3,326 square feet available now!
- Excellent location on primary retail corridor
- Adjacent to planned Walmart Supercenter
- Anchor Tenants include:
 - Alta 1 Credit Union
 - Big 5 Sporting Goods
 - Goodwill

Available:

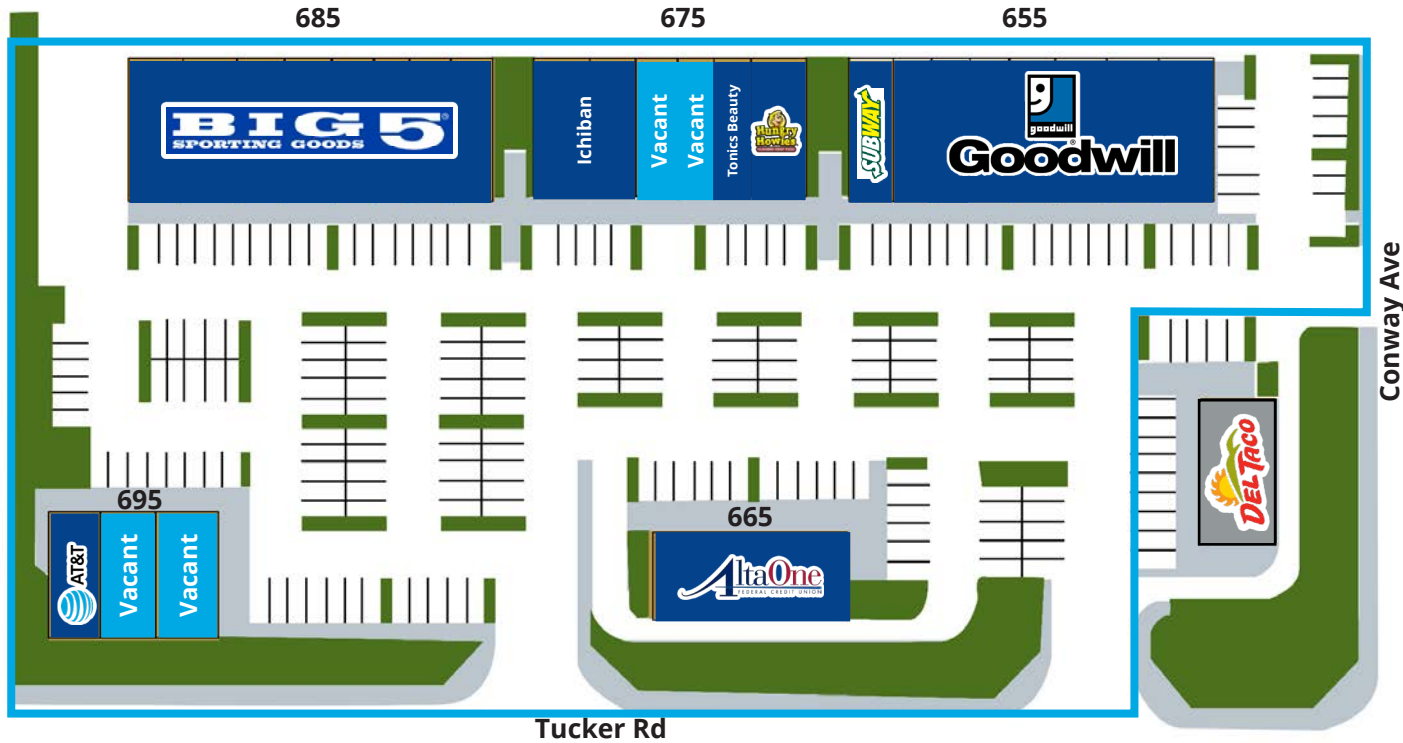
Suite 675-C:	1,170 SF*	Rate Negotiable
Suite 675-D:	1,170 SF*	Rate Negotiable

Suite: 695-B:	1,500 SF*	Rate Negotiable
Suite 695-C:	1,826 SF*	Rate Negotiable

*Suites may be combined

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Site Plan



SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
655-A&B	GOODWILL	9,825 SF	675-E	TONICS BEAUTY	1,170 SF
655-C	SUBWAY	1,332 SF	675-F	HUNGRY HOWIES PIZZA	1,555 SF
665	ALTA 1 CREDIT UNION	3,815 SF	685	BIG 5 SPORTING GOODS	11,245 SF
675-A	ICHIBAN	3,250 SF	695-A	AT&T WIRELESS	1,400 SF
675-C	AVAILABLE	1,170 SF	695-B	AVAILABLE	1,500 SF
675-D	AVAILABLE	1,170 SF	695-C	AVAILABLE	1,826 SF

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Demographics



Population

1 Mile: 4,526
3 Mile: 19,008
5 Mile: 21,080



Daytime Population

1 Mile: 5,416
3 Mile: 18,371
5 Mile: 20,015



Businesses

1 Mile: 332
3 Mile: 853
5 Mile: 906



Median Age

1 Mile: 33.8
3 Mile: 36.6
5 Mile: 37.9



Households

1 Mile: 1,794
3 Mile: 7,217
5 Mile: 8,034



Average HH Income

1 Mile: \$82,525
3 Mile: \$89,953
5 Mile: \$91,870

Property Photos



Aerial



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