

FOR LEASE ±14,000 SF

MEDICAL/OFFICE BUILD TO SUIT

**9916 CAMINO MEDIA
BAKERSFIELD, CA 93311**





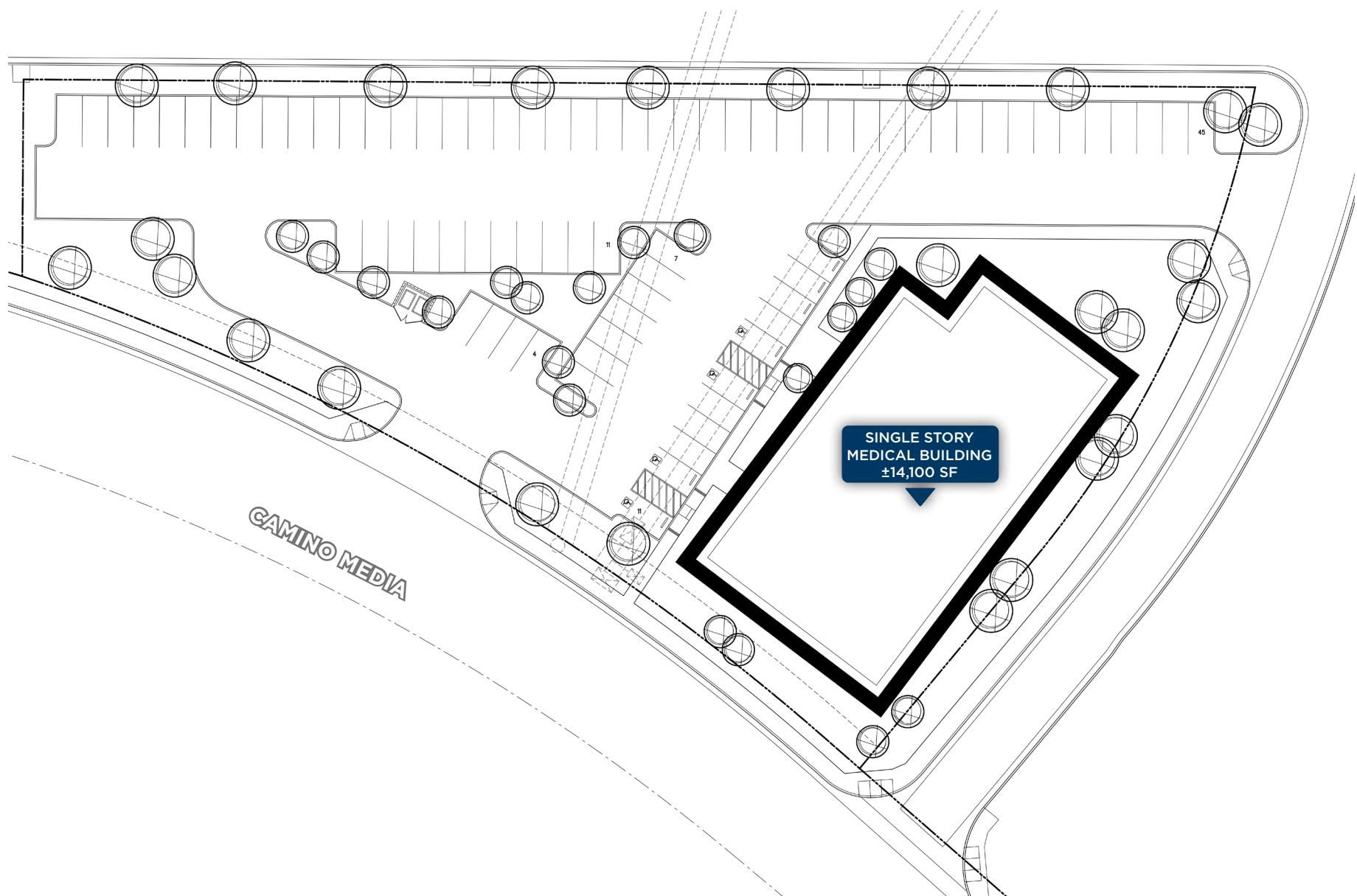
Property Features

A premier medical/office build-to-suit opportunity located at 9916 Camino Media in Bakersfield, California. The 1.14-acre site, zoned C-O, allows for up to 14,000 SF of development with flexible demising options ranging from 1,600 SF to 6,533 SF, ideal for tenants seeking customized space solutions. The property is strategically situated near the iconic State Farm Building and the Dignity Health Southwest Campus and features excellent visibility, contemporary design, flexible suite configurations, and opportunities for building and monument signage.

Available Space:	±14,000 SF
Suite Sizes:	±1,600 SF to ±6,533 SF
Site Area:	Located on ±1.41 Acres
Stories:	1
Timing:	Call For Details
Zoning:	C-O (professional and administrative office)
Parking:	Parking provided is over the code requirements for medical office
Tenant Improvements:	Market allowance based on negotiations
Lease Rate:	Depending on Terms, Contact Broker

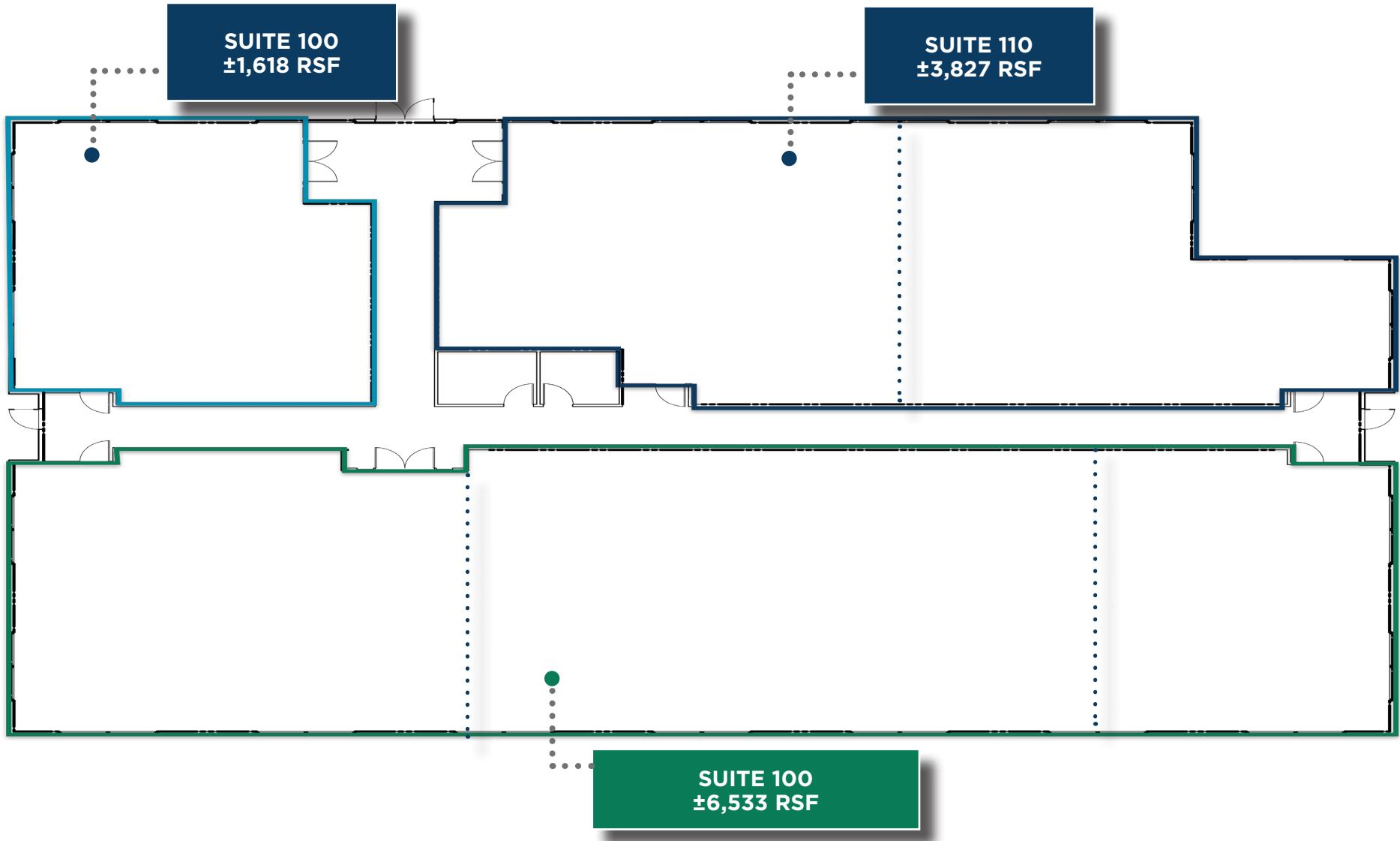
MEDICAL/OFFICE BUILD TO SUIT 9916 CAMINO MEDIA, BAKERSFIELD, CA

SITE PLAN



MEDICAL/OFFICE BUILD TO SUIT

9916 CAMINO MEDIA, BAKERSFIELD, CA



..... POSSIBLE OTHER SUITE CONFIGURATIONS

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9916 CAMINO MEDIA, BAKERSFIELD, CA



Site - 9916 Camino Media

- 1. California Resources Corporation
- 2. Clinica Sierra Vista
- 3. California Resources Corporation
- 4. Future Kern Electrical Apprenticeship
- 5. California Resources Corporation
- 6. Lebeau Thelen Attorneys at Law
- 7. Barbich Hooper King Dill Hoffman, LLP
- 8. United States Post Office
- 9. 900 Old River Road
- 10. Dignity Health Southwest Campus



FOR MORE INFORMATION, CONTACT:

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