



Accelerating success.

BRATCHER
HOME | DESIGN STUDIO

SEQUOIA
EQUINE CARE

1
2

For Lease - +/- 2,026 SF
Downtown Bakersfield
Office | Retail Space

1219 18th Street
Bakersfield, CA

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Demographics

	1 Mile	3 Miles	5 Miles
Total Population:	24,844	142,846	279,887
Total Households:	6,336	43,407	89,213
Average HH Income:	\$34,555	\$53,282	\$56,803
Employees:	5,007	44,060	83,712
Total Establishments:	506	4,425	8,430
Median Age:	26.0	29.0	29.9

Alteryx.com 2021 Estimates

Property Information

1219 18th Street is an approximately 2,026 SF Class A, professional office, or retail space available for Lease located in Downtown Bakersfield just off the SEC of 18th Street & L Street adjacent to Sequoia Sandwich Company. The space was formerly occupied by Bratcher Home Design Studio and would be ideal for a professional office or retail user. Centrally located with convenient access to other office, medical, retail, and restaurant businesses.

- +/- 2,026 SF professional office or retail space.
- Recently renovated by previous Tenant.
- Formerly occupied by Bratcher Home Design Studio.
- Centrally located in Downtown Bakersfield.
- Convenient access to other offices, medical, retail and restaurant businesses.
- Floor plan consists of open bullpen/showroom space, work area, private office, storage room and restroom.
- Two (2) on-site parking stalls plus street parking.
- Ground floor with exterior entrance from street parking.
- Zoned C-B (Central Business Zone) – City of Bakersfield
- APN 006-161-02

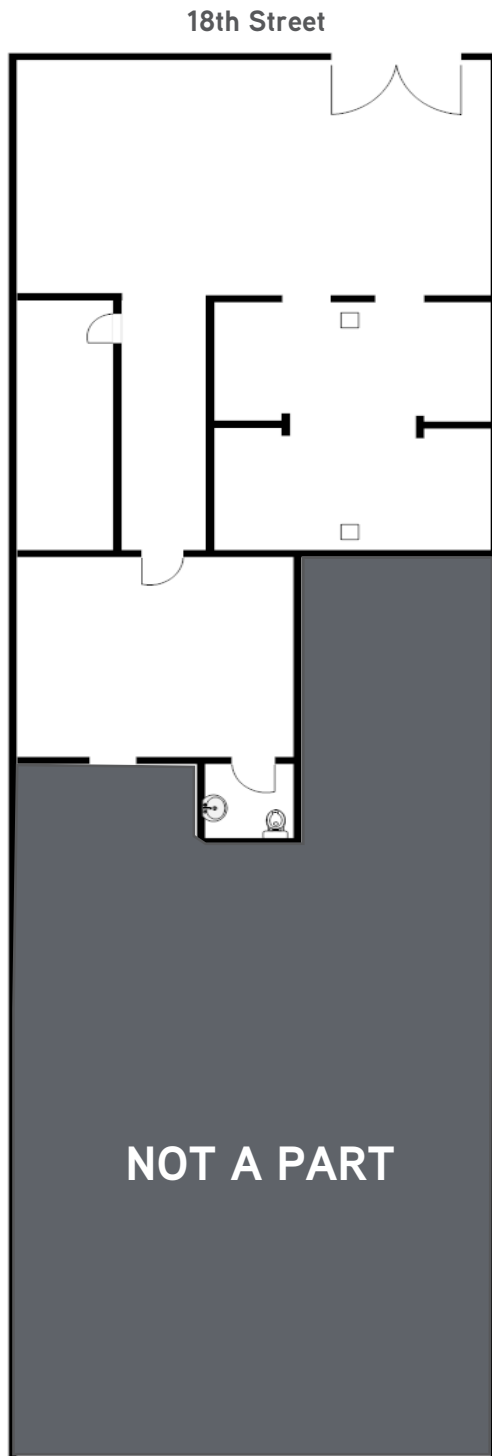
Availability

+/-2,026 SF

Lease Rate

\$5,000/Mo. (Includes Utilities & Excludes Janitorial)

Floor Plan



FLOOR PLAN NOT TO SCALE



Photos



Aerial



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