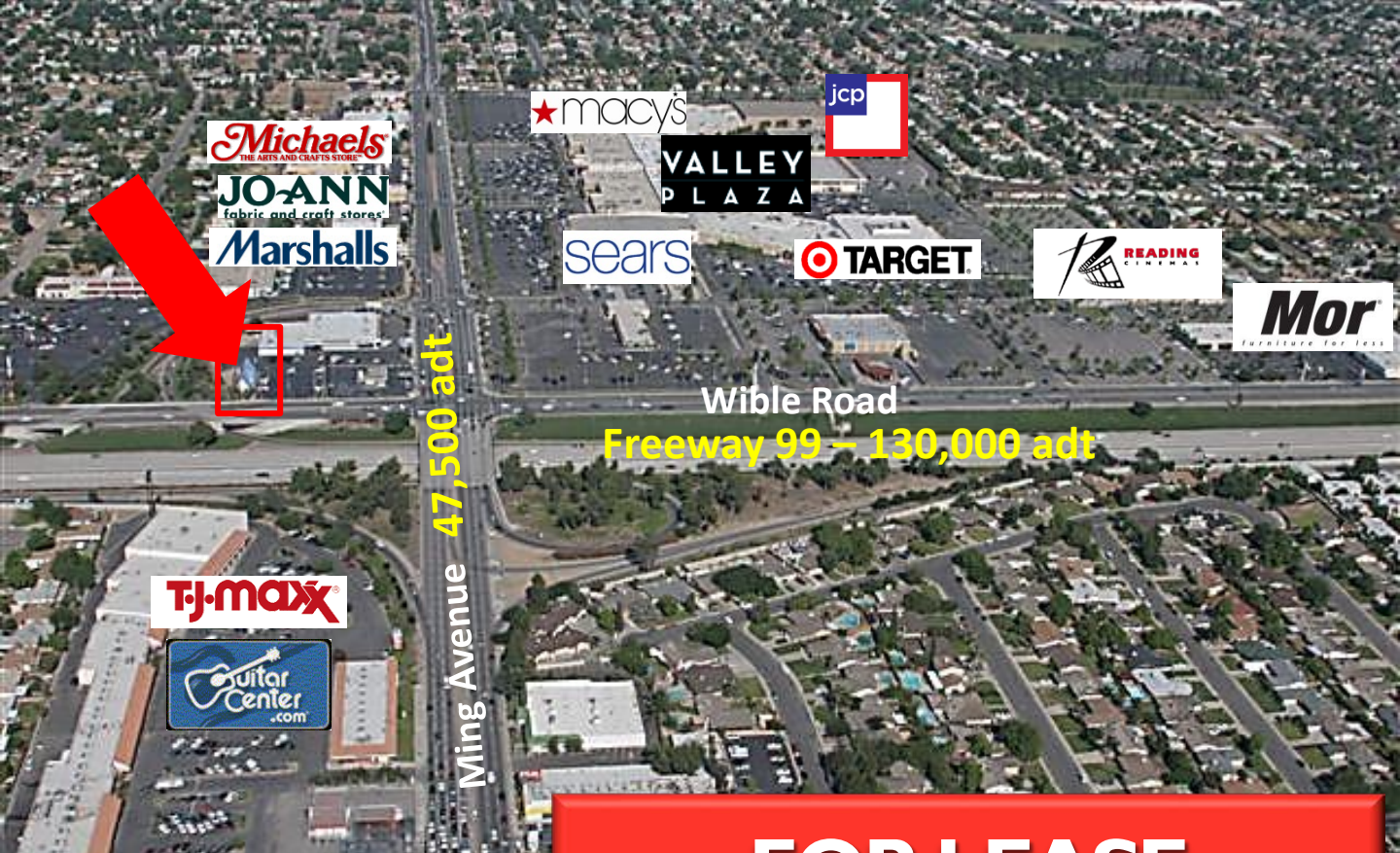




TJ-maxx



JOIN

BIG 5
SPORTING GOODS

EYE-MART
AFFORDABLE EYE WEAR IN ABOUT AN HOUR

SLEEP TRAIN
MATTRESS CENTERS

FOR LEASE FULLY BUILT-OUT RESTAURANT

**NEC Ming Avenue & Wible Road
Bakersfield, California**



- 2,700sf freestanding former restaurant on Ming Avenue across from Valley Plaza Regional Mall
- Fully built-out restaurant
- Located across street from Valley Plaza Regional Mall, with Macy's, JC Penney, Target, Sears, Forever 21 and Reading Cinemas
- Co-tenants: Big 5 Sporting Goods, AM/PM, Sleep Train and Eye-mart
- High trafficked intersection with over 45,000 cars per day
- Easy access from Freeway 99 with 130,000 cars per day

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Nathan Perez
Sales Associate
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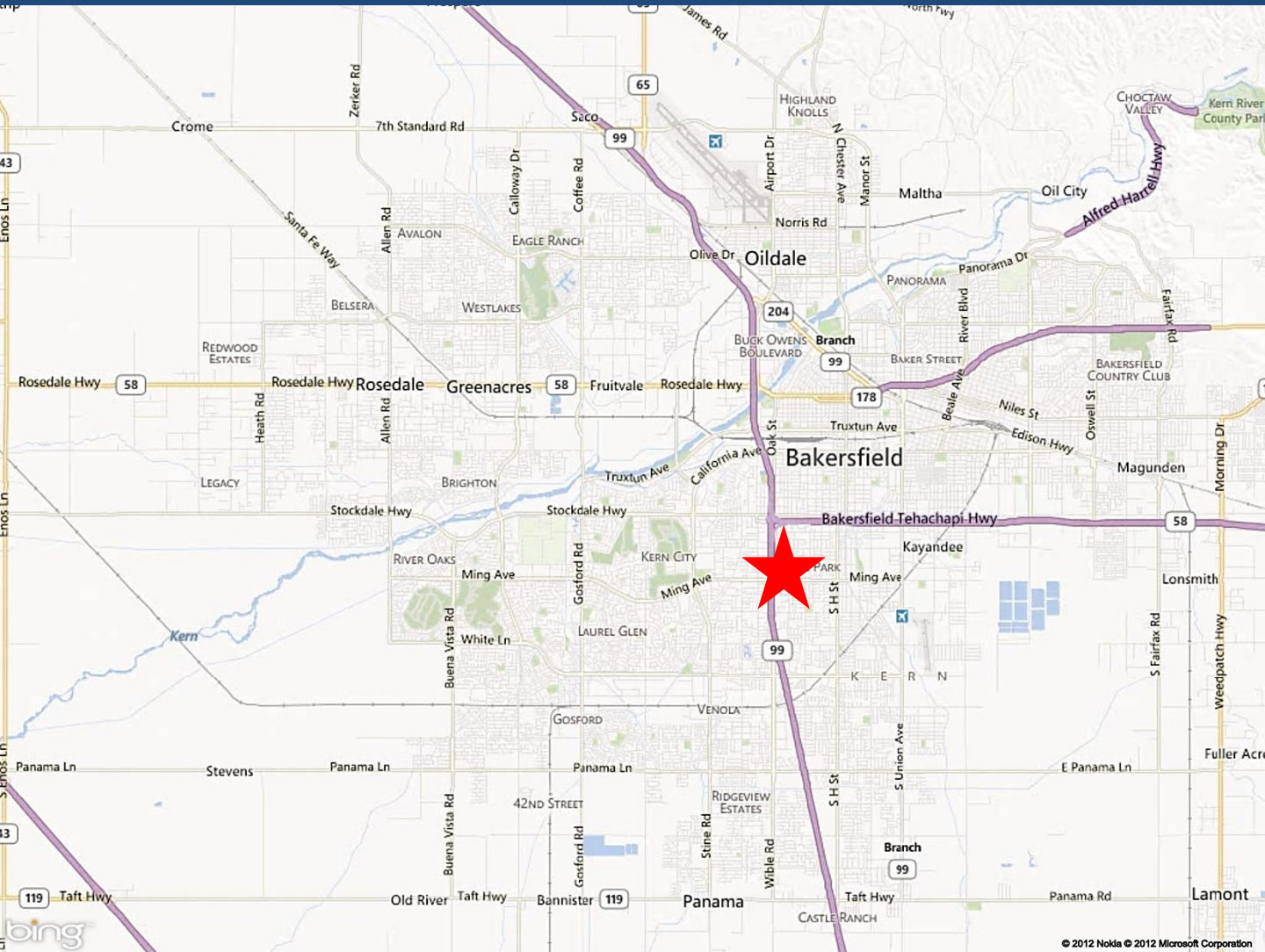
nathan.perez@paccra.com



PACIFIC
COMMERCIAL REALTY ADVISORS

FREESTANDING RESTAURANT FOR LEASE

NEC Ming Avenue and Wible Road, Bakersfield, CA



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2015 Population	21,406	150,973	326,247
2020 Pro. Population	22,780	160,510	347,565
Avg. HH Income	\$47,145	\$54,012	\$59,520

PACIFIC COMMERCIAL REALTY ADVISORS. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



**FREESTANDING
RESTAURANT
FOR LEASE**

NEC Ming Avenue and Wible Road, Bakersfield, CA



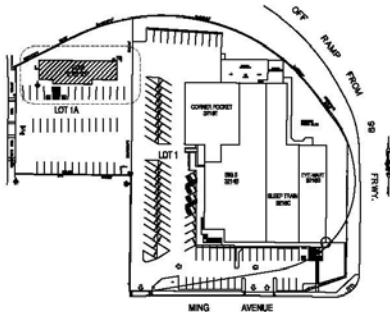
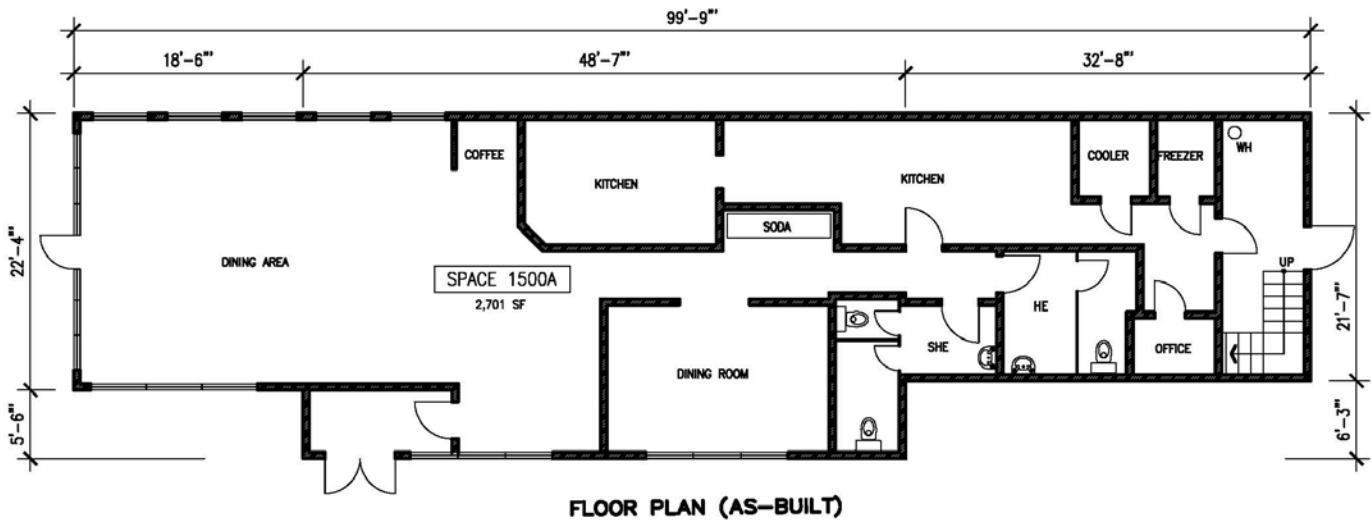
**FREESTANDING
RESTAURANT
FOR LEASE**

NEC Ming Avenue and Wible Road, Bakersfield, CA



FREESTANDING RESTAURANT FOR LEASE

NEC Ming Avenue and Wible Road, Bakersfield, CA



MING & WIBLE CENTER

1500 WIBLE ROAD, 3214-3216 MING AVENUE BAKERSFIELD, 93309

**FREESTANDING
RESTAURANT
FOR LEASE**

NEC Ming Avenue and Wible Road, Bakersfield, CA



MING & WIBLE CENTER
1500 WIBLE ROAD & 3214 MING AVE. BAKERSFIELD CA 93309

SUMMARY PROFILE

2000-2010 Census, 2015 Estimates with 2020 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 35.3404/-119.0385

RS1

1500 Wible Rd		1 mi radius	3 mi radius	5 mi radius
Bakersfield, CA 93304				
POPULATION	2015 Estimated Population	21,406	150,973	326,247
	2020 Projected Population	22,780	160,510	347,565
	2010 Census Population	20,148	144,009	305,673
	2000 Census Population	19,341	136,517	253,941
	Projected Annual Growth 2015 to 2020	1.3%	1.3%	1.3%
	Historical Annual Growth 2000 to 2015	0.7%	0.7%	1.9%
	2015 Median Age	28.9	29.7	29.4
HOUSEHOLDS	2015 Estimated Households	7,369	50,180	104,100
	2020 Projected Households	7,813	53,144	110,453
	2010 Census Households	6,807	47,093	96,038
	2000 Census Households	7,144	46,772	83,942
	Projected Annual Growth 2015 to 2020	1.2%	1.2%	1.2%
	Historical Annual Growth 2000 to 2015	0.2%	0.5%	1.6%
RACE AND ETHNICITY	2015 Estimated White	48.6%	49.2%	50.8%
	2015 Estimated Black or African American	12.6%	12.8%	9.9%
	2015 Estimated Asian or Pacific Islander	4.0%	4.0%	5.6%
	2015 Estimated American Indian or Native Alaskan	1.4%	1.6%	1.6%
	2015 Estimated Other Races	33.4%	32.4%	32.1%
	2015 Estimated Hispanic	54.1%	54.1%	54.7%
INCOME	2015 Estimated Average Household Income	\$47,145	\$54,012	\$59,520
	2015 Estimated Median Household Income	\$37,211	\$41,900	\$47,978
	2015 Estimated Per Capita Income	\$16,287	\$18,038	\$19,096
EDUCATION (AGE 25+)	2015 Estimated Elementary (Grade Level 0 to 8)	11.6%	14.6%	15.0%
	2015 Estimated Some High School (Grade Level 9 to 11)	14.1%	13.0%	13.1%
	2015 Estimated High School Graduate	34.4%	29.4%	27.9%
	2015 Estimated Some College	23.4%	23.7%	23.2%
	2015 Estimated Associates Degree Only	7.4%	7.0%	6.9%
	2015 Estimated Bachelors Degree Only	6.9%	8.1%	9.3%
	2015 Estimated Graduate Degree	2.2%	4.2%	4.8%
BUSINESS	2015 Estimated Total Businesses	853	7,155	13,003
	2015 Estimated Total Employees	7,771	69,339	151,967
	2015 Estimated Employee Population per Business	9.1	9.7	11.7
	2015 Estimated Residential Population per Business	25.1	21.1	25.1

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.