

# Industrial Property

# FOR SALE

**210**  
**Sumner Street**  
Bakersfield, CA

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# Industrial Property For Sale

## Property Information

210 Sumner Street - Bakersfield, CA

Rare opportunity to acquire a fully serviced industrial site in the heart of Bakersfield's established industrial corridor. The property offers medium industrial zoning (M-2), on-site utilities, and immediate development potential for owner-users, contractors, or industrial developers.

### Property Details

- **Property SF** 1,000 Warehouse/Shop
- **Roll-Up Doors** Two (2) 12'x14'
- **Land** 1.68 Acres
- **Zoning** M-2
- **Power** Single-phase and three-phase

### Utilities

- **Water** California Water Service
- **Electricity** PG&E
- **Gas** No Gas

### Property Highlights

- ±1.68 acres of available land
- M-2 Medium Industrial Zoning – allows a wide range of industrial uses
- Utilities on site – ready for development
- Rectangular configuration for efficient site planning
- Centrally located within Bakersfield's core industrial area
- Immediate access to major transportation corridors:
  - Highway 58
  - Highway 99
  - Golden State Highway

### Price

- \$695,000



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## Aerial Location Map

210 Sumner Street - Bakersfield, CA

