

FOR LEASE

THE SHOPS ON CALLOWAY

2816 CALLOWAY DRIVE
BAKERSFIELD, CALIFORNIA



NORTHWEST BAKERSFIELD

ONLY 1,200SF REMAINING

PROPERTY FEATURES

- Newer construction with co-tenants Whiskey Barrel, Unity Salon, Salon Centric, Circle K and Self Serve Pet Salon
- Surrounded by one of the most dynamic tenant mixes in Bakersfield including Kohl's, Dick's Sporting Goods, Walmart, Target, Best Buy, Michael's, World Market, Babies R Us, Ross Dress for Less, Famous Footwear, Home Depot
- Located off of Calloway Drive, one of the primary North/South arterials connecting Northwest and Southwest Bakersfield



For more information, please contact:

JOSH SHERLEY
Associate Director
(661) 633 3840
josh.sherley@paccra.com
Lic. #01876855

KARI STURGEON
Sales Associate
(661) 633 3820
kari.sturgeon@paccra.com
Lic. #01463739

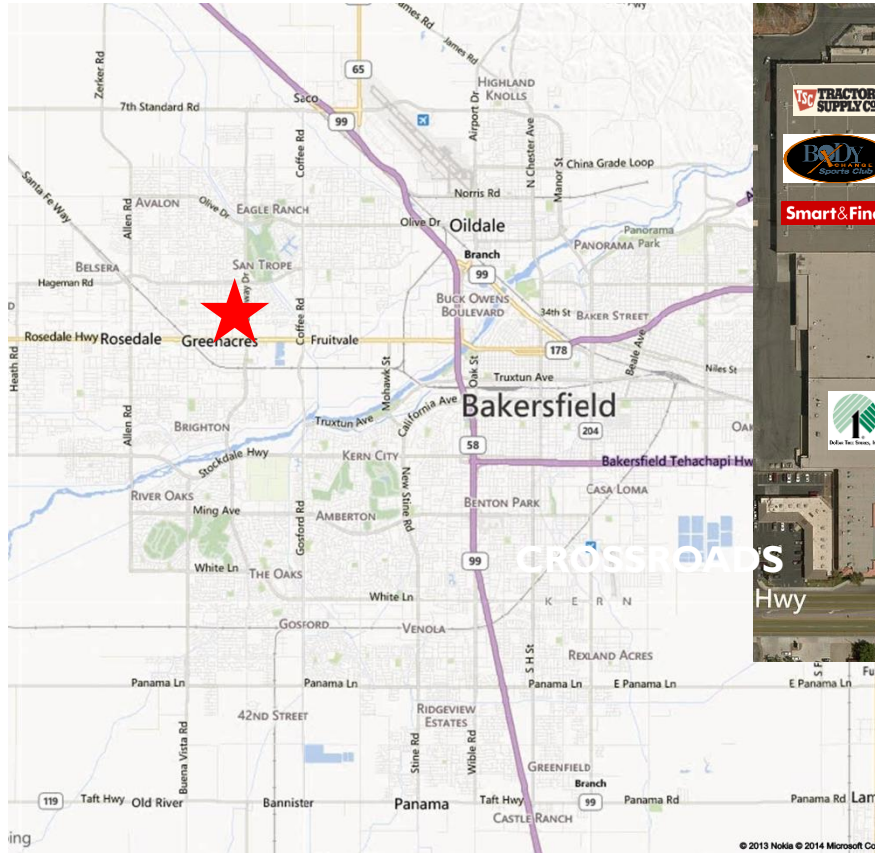


PACIFIC COMMERCIAL REALTY ADVISORS
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA 93309
www.paccra.com

The depiction in the included photograph of any person, entity, sign, logo or property, other than Cushman & Wakefield's (C&W) client and the property offered by C&W, is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted and C&W or its client. This listing shall not be deemed an offer to lease, sublease or sell such property; and, in the event of any transaction for such property, no commission shall be earned by or payable to any cooperating broker except if otherwise provided pursuant to the express terms, rates and conditions of C&W's agreement with its principal, if, as and when such commission (if any) is actually received from such principal. (A copy of the rates and conditions referred to above with respect to this property is available upon request.)

THE SHOPS ON CALLOWAY

2816 Calloway Drive, Bakersfield, CA



LOCATION MAP



2016 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	9,138	85,098	201,019
HOUSEHOLDS	3,232	29,845	73,234
AVERAGE HOUSEHOLD INCOME	\$88,140	\$111,537	\$94,649
DAYTIME POPULATION	5,455	30,183	88,625

For more information, please contact:

JOSH SHERLEY
Associate Director
(661) 633 3840
josh.sherley@paccra.com
Lic. #01876855

KARI STURGEON
Sales Associate
(661) 633 3820
kari.sturgeon@paccra.com
Lic. #01463739

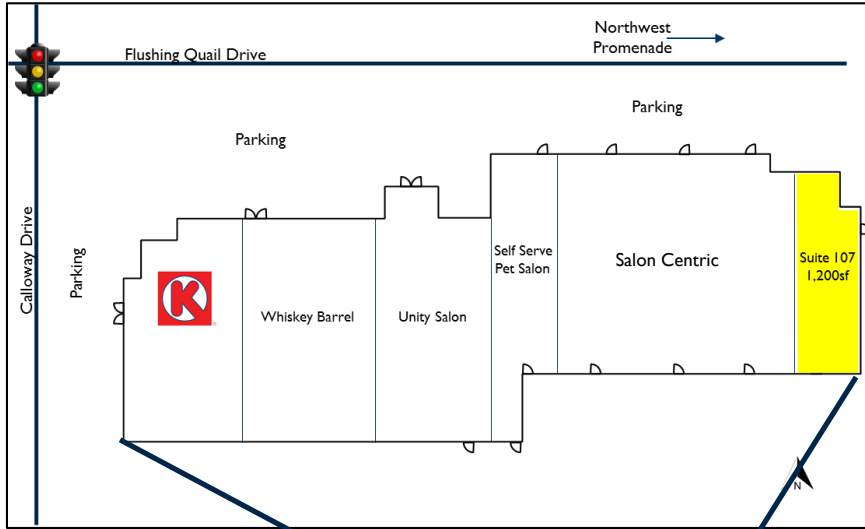


PACIFIC COMMERCIAL REALTY ADVISORS
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA 93309
www.paccra.com

The depiction in the included photograph of any person, entity, sign, logo or property, other than Cushman & Wakefield's (C&W) client and the property offered by C&W, is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted and C&W or its client. This listing shall not be deemed an offer to lease, sublease or sell such property; and, in the event of any transaction for such property, no commission shall be earned by or payable to any cooperating broker except if otherwise provided pursuant to the express terms, rates and conditions of C&W's agreement with its principal, if, as and when such commission (if any) is actually received from such principal. (A copy of the rates and conditions referred to above with respect to this property is available upon request.)

THE SHOPS ON CALLOWAY

2816 Calloway Drive, Bakersfield, CA



For more information, please contact:

JOSH SHERLEY
Associate Director
(661) 633 3840
josh.sherley@paccra.com
Lic. #01876855

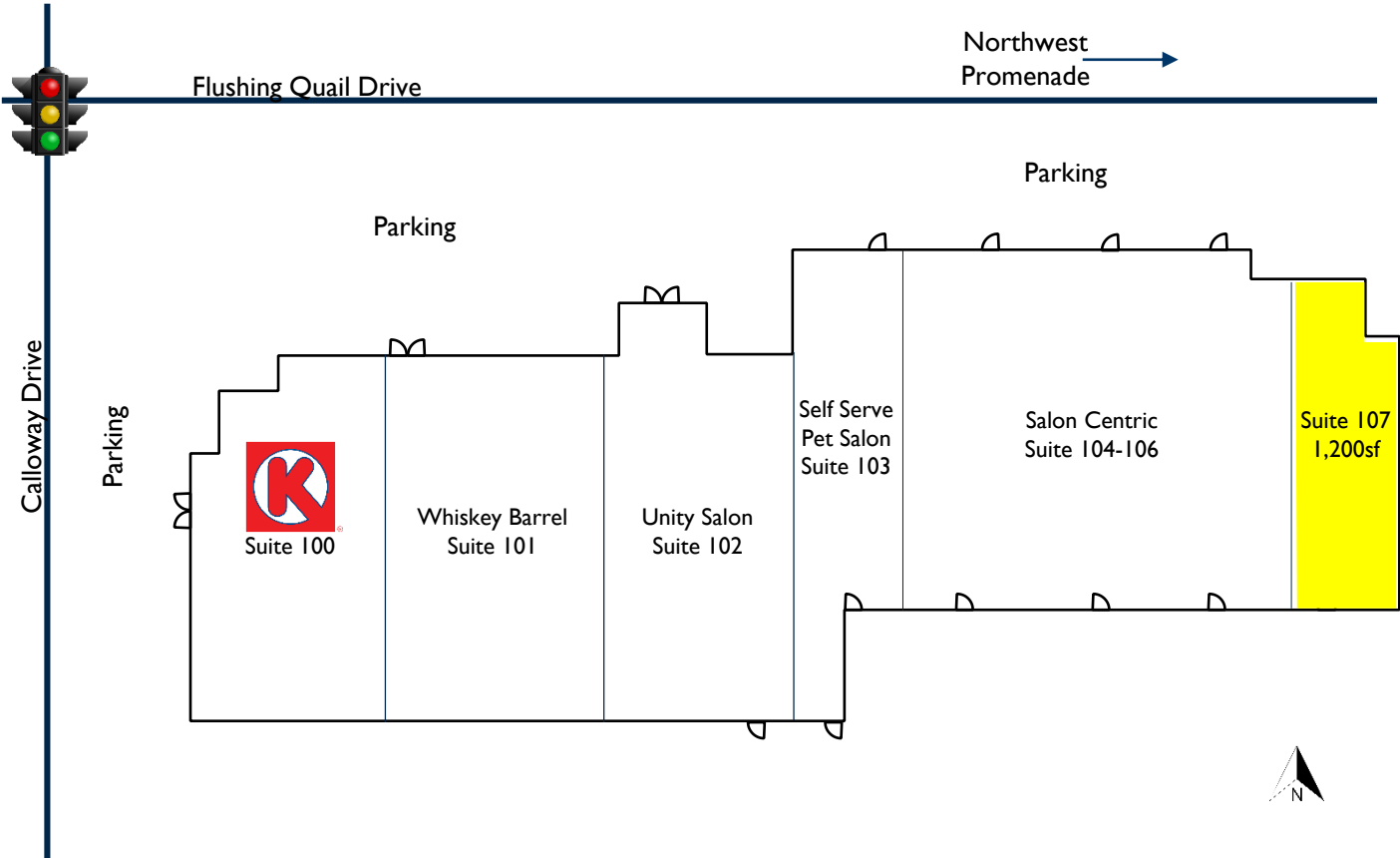
KARI STURGEON
Sales Associate
(661) 633 3820
kari.sturgeon@paccra.com
Lic. #01463739



PACIFIC COMMERCIAL REALTY ADVISORS
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA 93309
www.paccra.com

THE SHOPS ON CALLOWAY

2816 Calloway Drive, Bakersfield, CA



For more information, please contact:

JOSH SHERLEY
Associate Director
(661) 633 3840
josh.sherley@paccra.com
Lic. #01876855

KARI STURGEON
Sales Associate
(661) 633 3820
kari.sturgeon@paccra.com
Lic. #01463739



PACIFIC COMMERCIAL REALTY ADVISORS
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA 93309
www.paccra.com

SUMMARY PROFILE

2000-2010 Census, 2016 Estimates with 2021 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 35.3858/-119.1091

RS1

2816 Calloway Dr

Bakersfield, CA 93312-2644

1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2016 Estimated Population	9,138	85,098	201,019
	2021 Projected Population	9,548	88,763	210,087
	2010 Census Population	9,029	82,446	189,300
	2000 Census Population	8,388	49,323	141,266
	Projected Annual Growth 2016 to 2021	0.9%	0.9%	0.9%
	Historical Annual Growth 2000 to 2016	0.6%	4.5%	2.6%
	2016 Median Age	33.1	34	33.8
HOUSEHOLDS	2016 Estimated Households	3,232	29,845	73,234
	2021 Projected Households	3,405	31,378	77,166
	2010 Census Households	3,112	28,128	67,212
	2000 Census Households	2,826	16,725	51,627
	Projected Annual Growth 2016 to 2021	1.1%	1.0%	1.1%
	Historical Annual Growth 2000 to 2016	0.9%	4.9%	2.6%
RACE AND ETHNICITY	2016 Estimated White	74.4%	71.1%	67.3%
	2016 Estimated Black or African American	2.5%	3.4%	5.6%
	2016 Estimated Asian or Pacific Islander	4.3%	8.6%	7.4%
	2016 Estimated American Indian or Native Alaskan	1.6%	1.2%	1.3%
	2016 Estimated Other Races	17.1%	15.8%	18.4%
	2016 Estimated Hispanic	27.7%	26.3%	30.5%
INCOME	2016 Estimated Average Household Income	\$88,140	\$111,537	\$94,649
	2016 Estimated Median Household Income	\$76,285	\$96,713	\$77,548
	2016 Estimated Per Capita Income	\$31,200	\$39,155	\$34,534
EDUCATION (AGE 25+)	2016 Estimated Elementary (Grade Level 0 to 8)	2.9%	3.0%	4.3%
	2016 Estimated Some High School (Grade Level 9 to 11)	3.7%	4.7%	7.1%
	2016 Estimated High School Graduate	27.8%	21.3%	23.8%
	2016 Estimated Some College	30.0%	30.2%	28.3%
	2016 Estimated Associates Degree Only	12.2%	10.2%	9.4%
	2016 Estimated Bachelors Degree Only	16.3%	20.3%	17.8%
BUSINESS	2016 Estimated Graduate Degree	7.1%	10.3%	9.4%
	2016 Estimated Total Businesses	657	2,952	8,306
	2016 Estimated Total Employees	5,455	30,183	88,625
	2016 Estimated Employee Population per Business	8.3	10.2	10.7
	2016 Estimated Residential Population per Business	13.9	28.8	24.2

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