



Build to Suit / For Lease

Stine Road Retail Center

NWC of Stine RD and SEC of District Blvd, Bakersfield, CA, 93313

FOR LEASE

Proposed Development right in the heart of Bakersfield.

±1,850-7,875 SF Available
Nearby Tenants



Property Highlights

- APN: 384-023-09-00
- Commercial Zoning
- High mix of residential and retail
- Close to the 99 freeway
- Build to suit or ground lease available.
- Auto repair use possible.

Traffic Counts

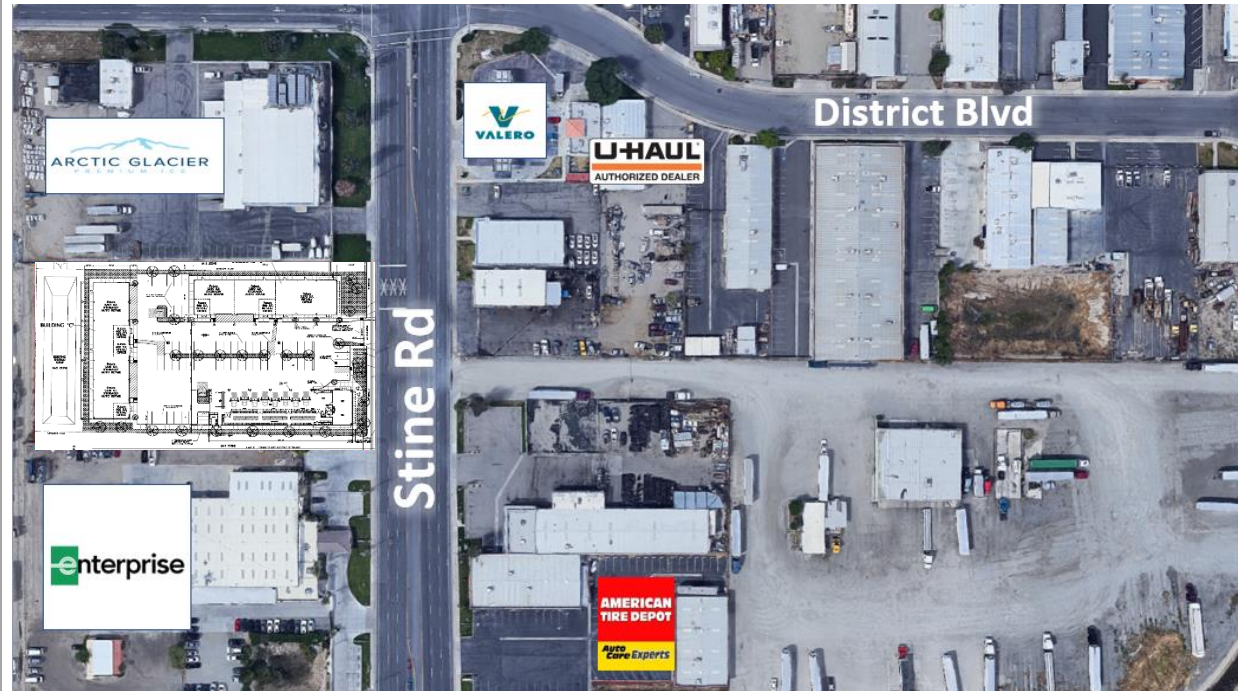
- Stine Rd and District Blvd. **31,850 ADT**
- Stine Rd and White Lane. **21,579 ADT**

*2017 Costar Estimate

Demographics

	1 MILE	3 MILES	5 MILES
Population	6,219	49,839	105,242
AHH	\$57,099	\$71,004	\$79,040

*2017 Costar Estimate



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No warranties or representation has been made to the accuracy of the foregoing information. Lease Availabilities are subject to change without notice.



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