

FOR LEASE OR SALE - SALE PRICE REDUCED!!

COMMERCIAL OFFICE BUILDING

1015 & 1019 SUMNER STREET, BAKERSFIELD, CA 93305



**SALE PRICE
REDUCED!!**

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PROPERTY INFORMATION

1015 & 1019 SUMNER STREET, BAKERSFIELD, CA 93305

1015 & 1019 Sumner Street is a freestanding, general office building located in Old Town Kern. Property offers twenty-one (21) parking spaces plus a fenced area that can be used for additional parking. Building can be used for a variety of different uses which include: Real Estate or Insurance Office, Trucking dispatch, etc.

AVAILABILITY

Building Size: 3,634 SF
 Lot Size: 0.34 Acres
 APN: 017-030-05 & 06
 Zoning: M-2

LEASE RATE

> Lease Rate: \$0.75/SF (\$2,725.50/Mo.) Modified Gross

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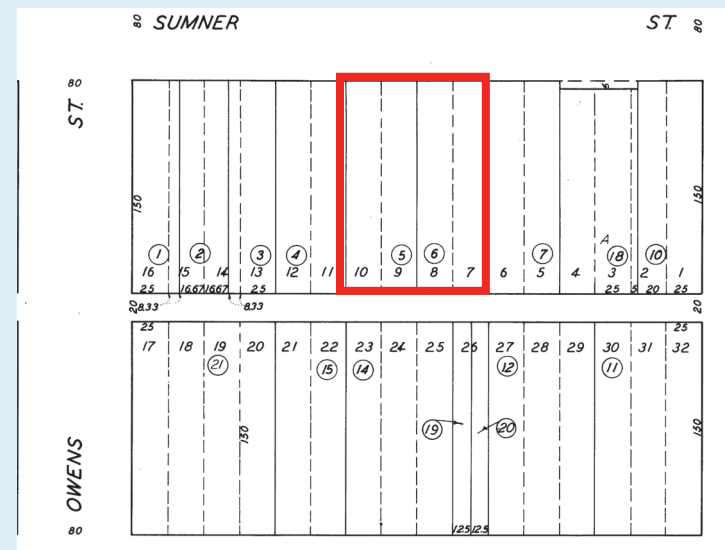
> Sale Price: ~~\$279,000.00 (\$76.77/SF)~~

PRICE REDUCED!!
\$249,000.00 (\$68.51/SF)

HIGHLIGHTS

- > Freestanding office building
- > Formerly a credit union
- > Private fenced parking
- > Pylon signage
- > Located directly across from the new Union Pacific Train Depot, which has recently broken ground
- > Breakroom has a full kitchen
- > Functional bank vault

*Property Owner is a licensed Real Estate Agent in the state of California



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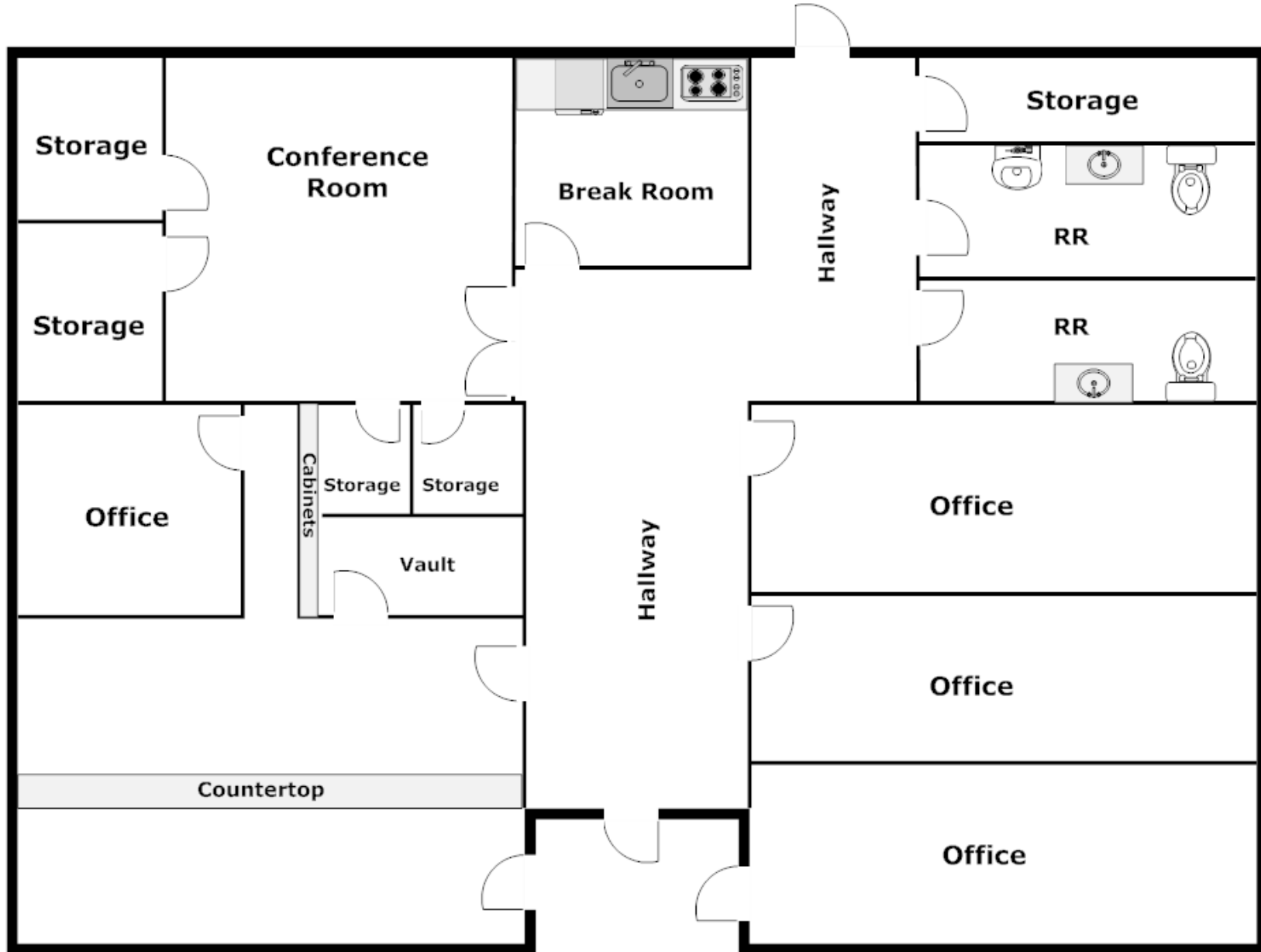


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FLOOR PLANS

1015 & 1019 SUMNER STREET, BAKERSFIELD, CA 93305



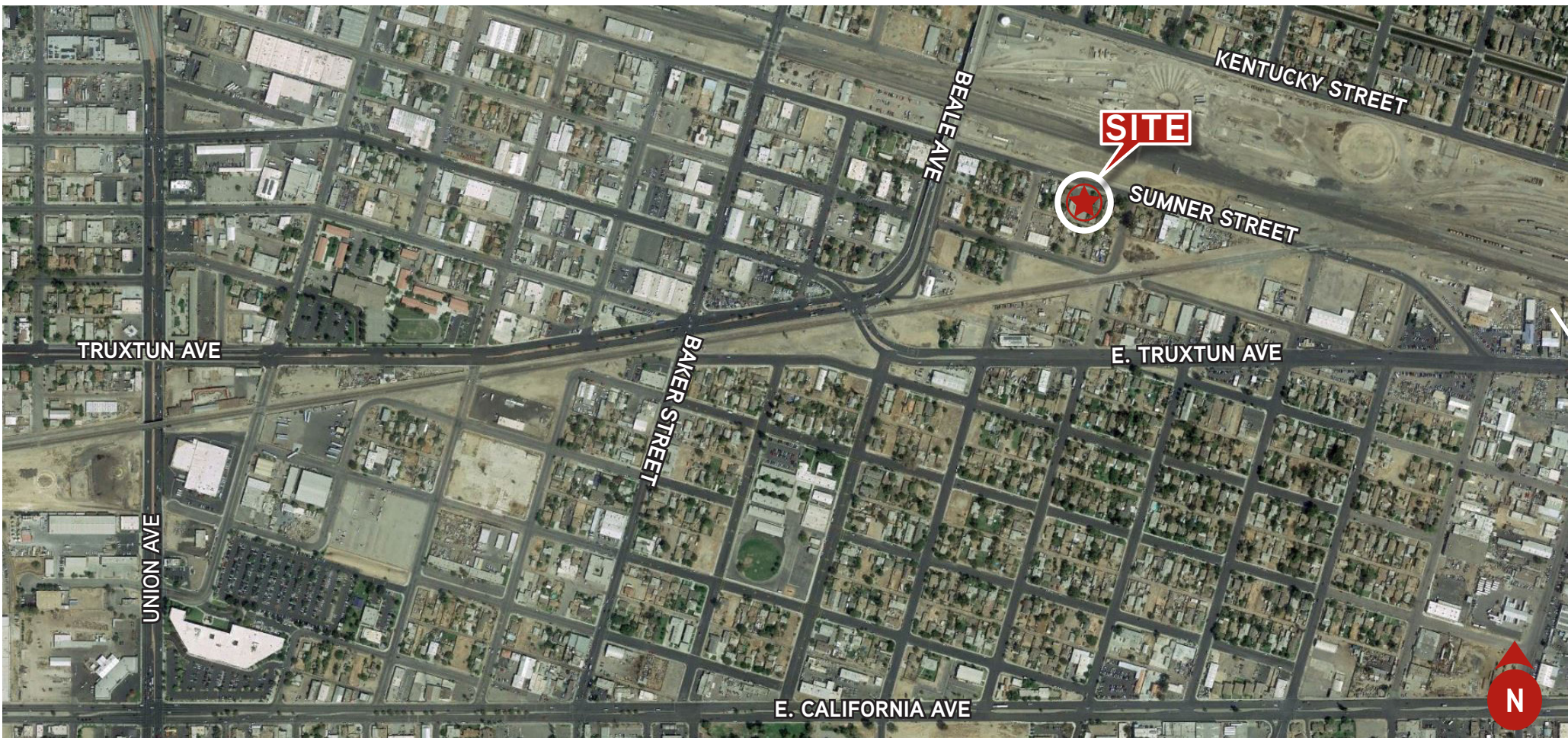
Floor Plan Not to Scale

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COMMERCIAL OFFICE BUILDING

AERIAL MAP

1015 & 1019 SUMNER STREET, BAKERSFIELD, CA 93305



CONTACT US

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