



For Lease

\$0.65

Per SF, Industrial Gross

Contact us:

Oscar Baltazar

Senior Vice President | Principal

License No. 01263421

+1 661 331 7523

oscar.baltazar@colliers.com

710 Roberts Ln Bakersfield, CA 93308

Industrial Office | Warehouse

710 Roberts Ln is a $\pm$ 6,960 square foot office/warehouse building located in North Bakersfield on a major arterial street. Good visibility with rear parking.

Highlights:

- Approximately 6,960 SF of office/warehouse space
- 1,010 SF of newly remodeled office
- Updated LED lighting in warehouse area
- Two (2) 12'x14' roll-up doors
- Zoned C-2 PD, County of Kern
- Good visibility with rear parking
- Concrete tilt-up construction
- APN: 114-182-10



Available for Lease

$\pm$ 6,960 SF total situated on
0.44 acres



Warehouse SF

5,950 warehouse SF



Office SF

1,010 office SF

Colliers International

10000 Stockdale Hwy, Suite 102
Bakersfield, CA 93311

+1 661 631 3800

www.colliers.com/bakersfield

Accelerating success.

Property Details

Lease Rate:

\$0.65 PSF, Industrial Gross

Utilities:



Sewer
NOR Sanitation



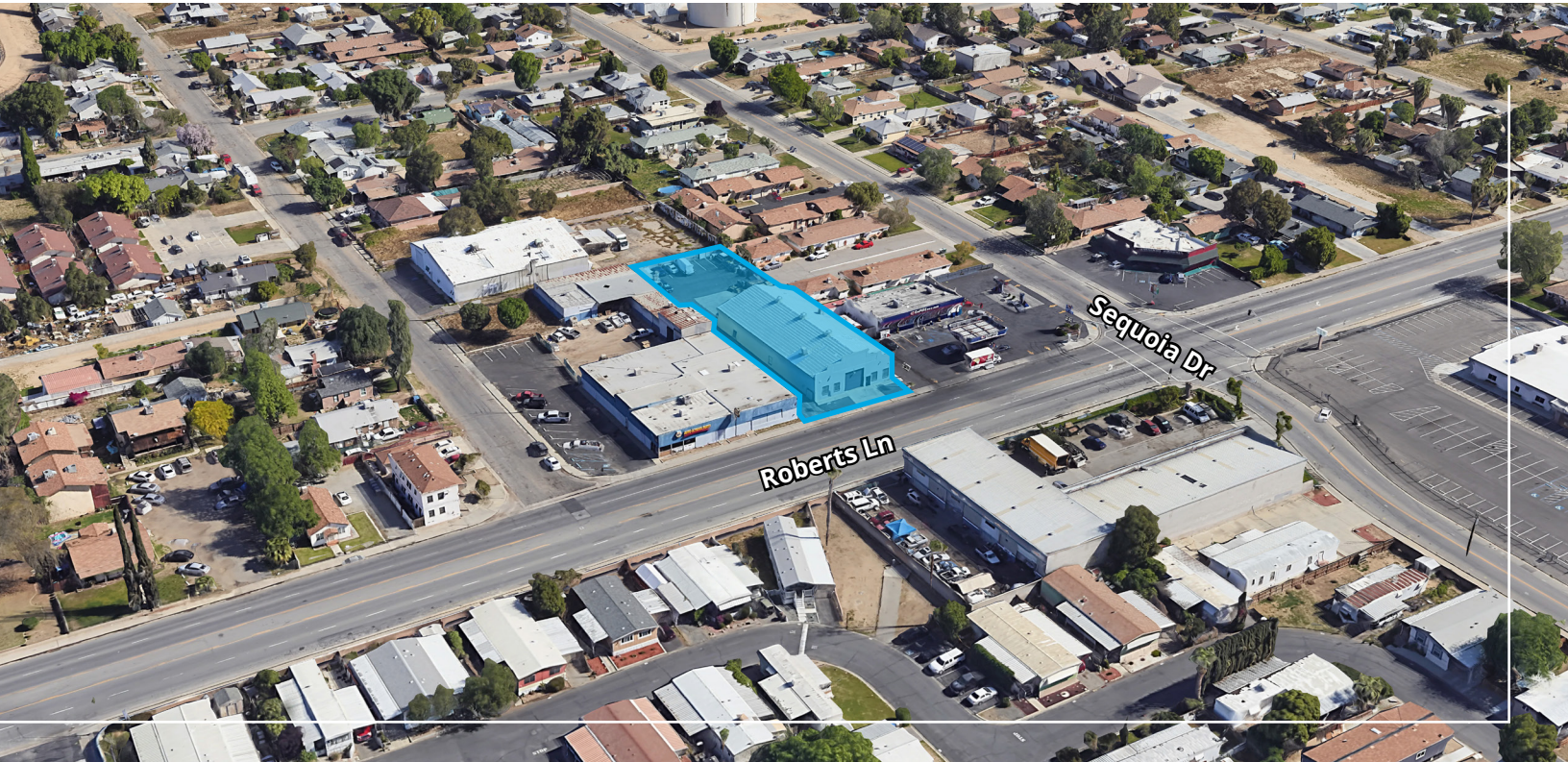
Water
NOR Water



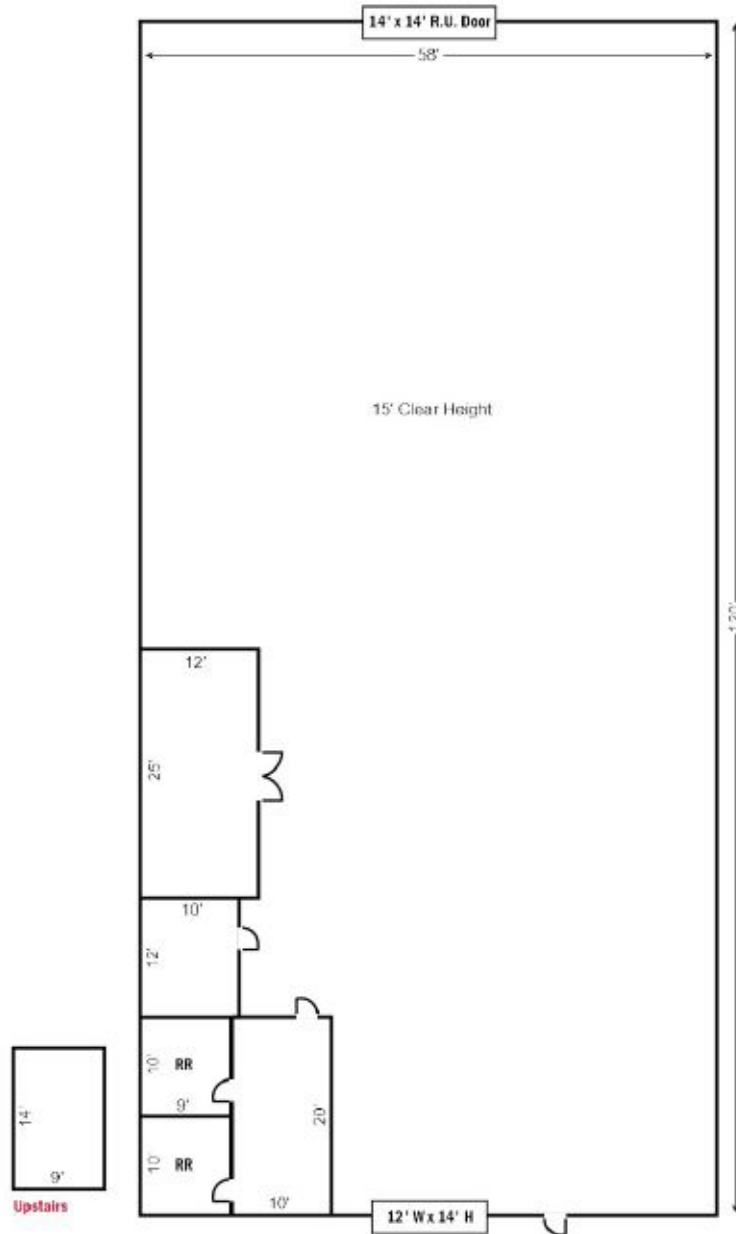
Gas
SoCal Edison



Electric
PG&E (400 amps,
120/480 volt, 3 phase)



Floor Plan



Oscar Baltazar

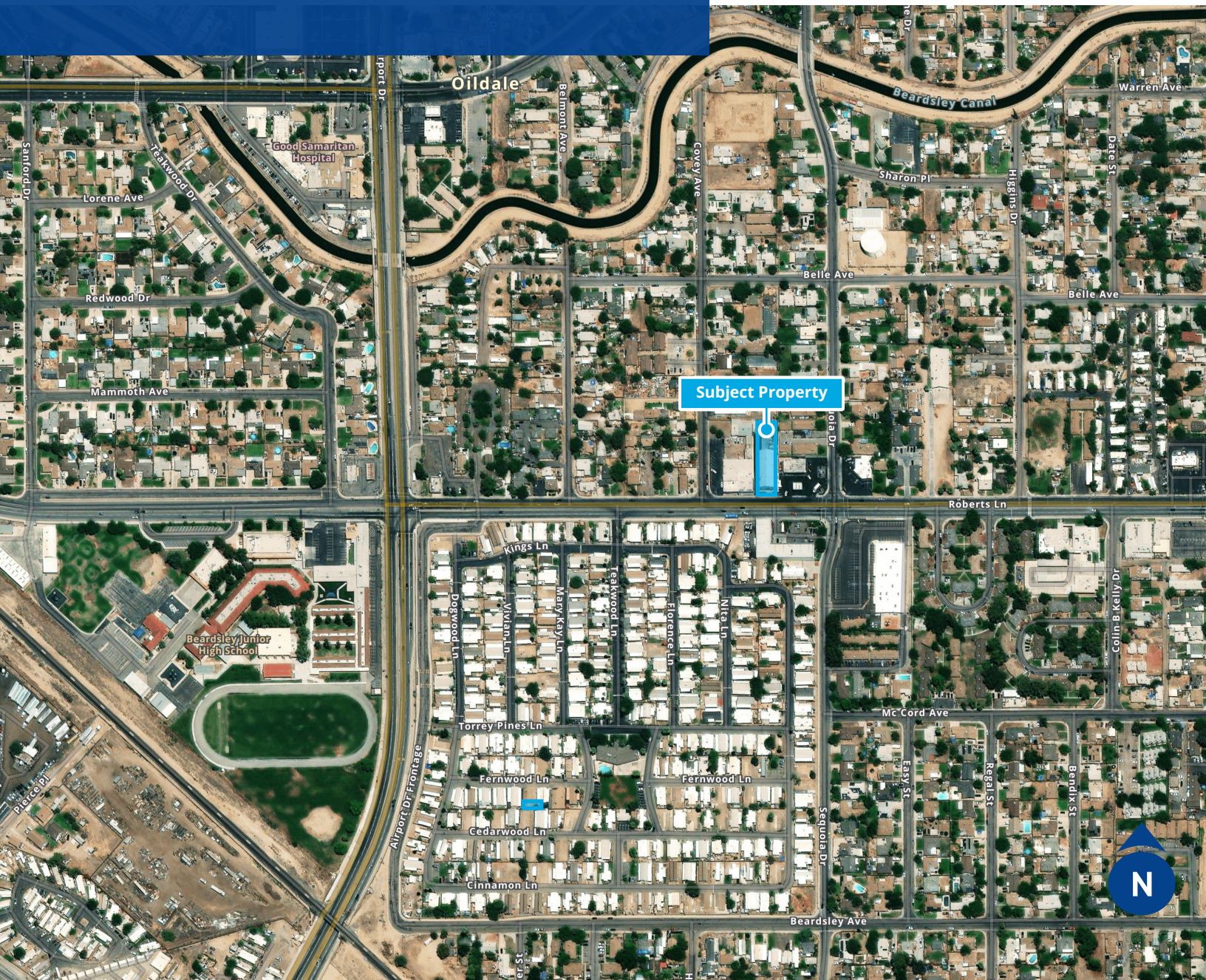
Senior Vice President | Principal
License No. 01263421
+1 661 331 7523
oscar.baltazar@colliers.com

Colliers International

10000 Stockdale Hwy, Suite 102
Bakersfield, CA 93311
+1 661 631 3800
www.colliers.com/bakersfield

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.

Aerials



Oscar Baltazar

Senior Vice President | Principal
License No. 01263421
+1 661 331 7523
oscar.baltazar@colliers.com

Colliers International

10000 Stockdale Hwy, Suite 102
Bakersfield, CA 93311
+1 661 631 3800
www.colliers.com/bakersfield

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.