

RETAIL SPACE FOR LEASE

3150 PANAMA LANE
BAKERSFIELD, CALIFORNIA

1,488SF, 1,850SF AND
POTENTIALLY 3,000SF AVAILABLE



PACIFIC
COMMERCIAL REALTY ADVISORS
INDEPENDENTLY OWNED AND OPERATED

NEC Panama Lane and Wible Road

PROPERTY FEATURES

- 20,500sf Shopping Center located at the fully signalized intersection of Panama Lane and Wible Road
- Center exterior had major renovation in 2009. More renovation is planned in the next few months
- Ample Parking
- Onsite Property Maintenance Person
- Located ¼ mile from Freeway 99 and just south of the Bakersfield Auto Mall
- Traffic Counts of 43,500 cars per day at the intersection
- Anchored by Molly J's Restaurant, a Bakersfield favorite with established clientele
- Bright spaces with high ceilings. Separate entrance/loading area in rear
- In addition to store front signage, signage on the Panama Lane monument sign is available



2013 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
ESTIMATED POPULATION	19,338	121,491	228,901
EST. DAYTIME POPULATION	3,613	25,480	56,285
EST. HOUSEHOLD INCOME	\$61,442	\$56,140	\$60,831

For more information, please contact:

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

NATHAN PEREZ
Sales Associate
(661) 633 3812
nathan.perez@paccra.com
Lic. #01919063



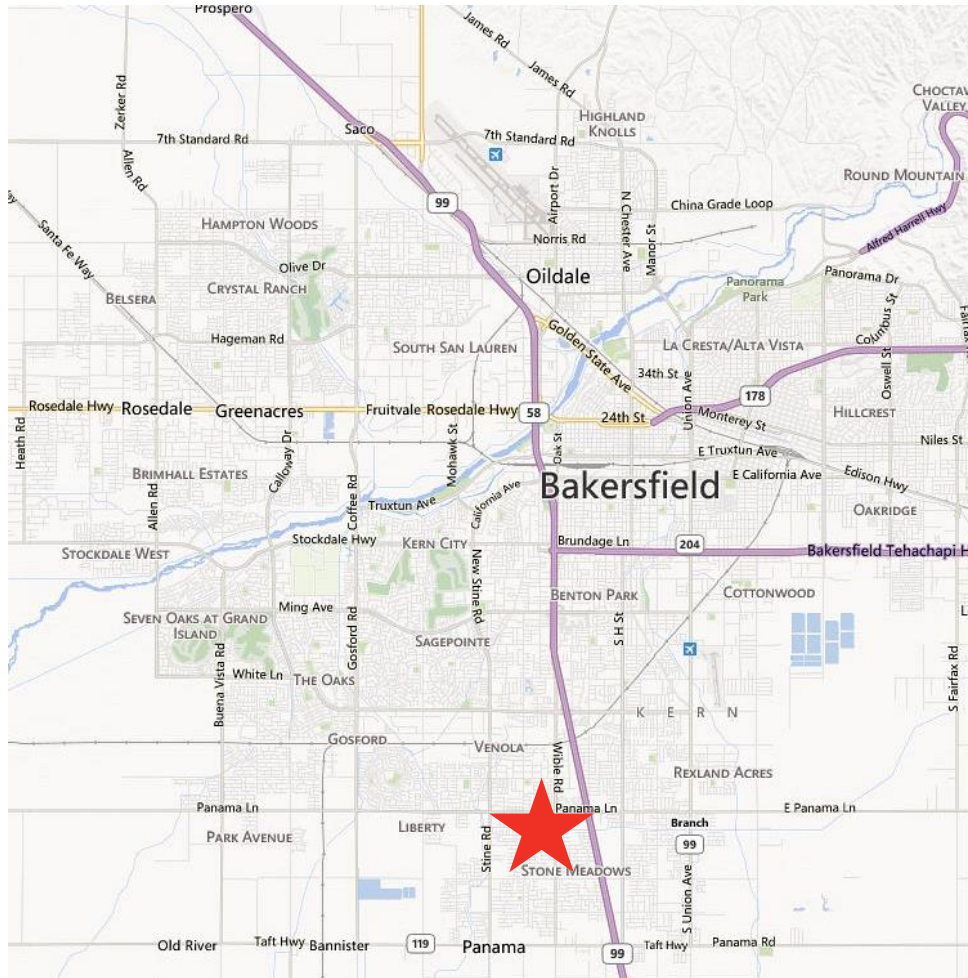
PACIFIC COMMERCIAL REALTY ADVISORS
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA 93309
www.paccra.com

The depiction in the included photograph of any person, entity, sign, logo or property, other than PACCOM and the property offered by PACCOM 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 PACCOM 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.)

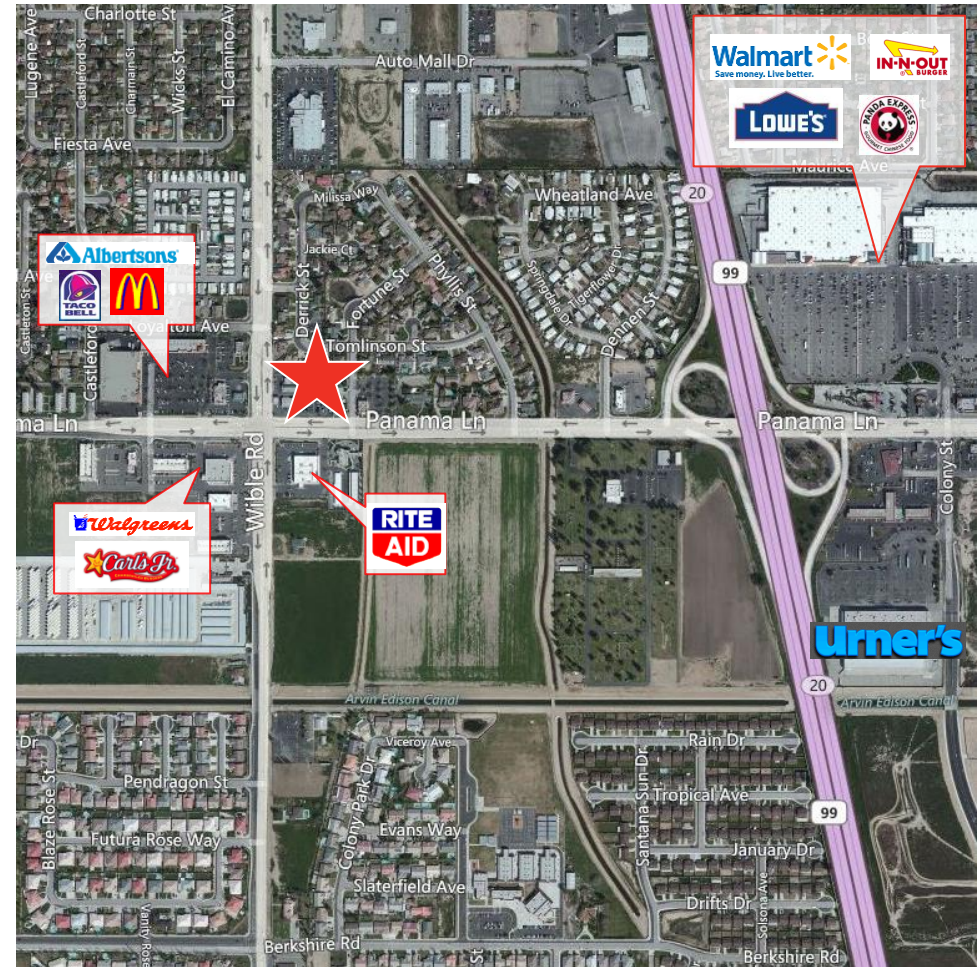
NEC PANAMA LANE AND WIBLE ROAD

Retail Space for Lease

RETAIL SPACE
FOR LEASE
BAKERSFIELD, CA



LOCATION MAP



AERIAL

For more information, please contact:

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

NATHAN PEREZ
Sales Associate
(661) 633 3812
nathan.perez@paccra.com
Lic. #01919063



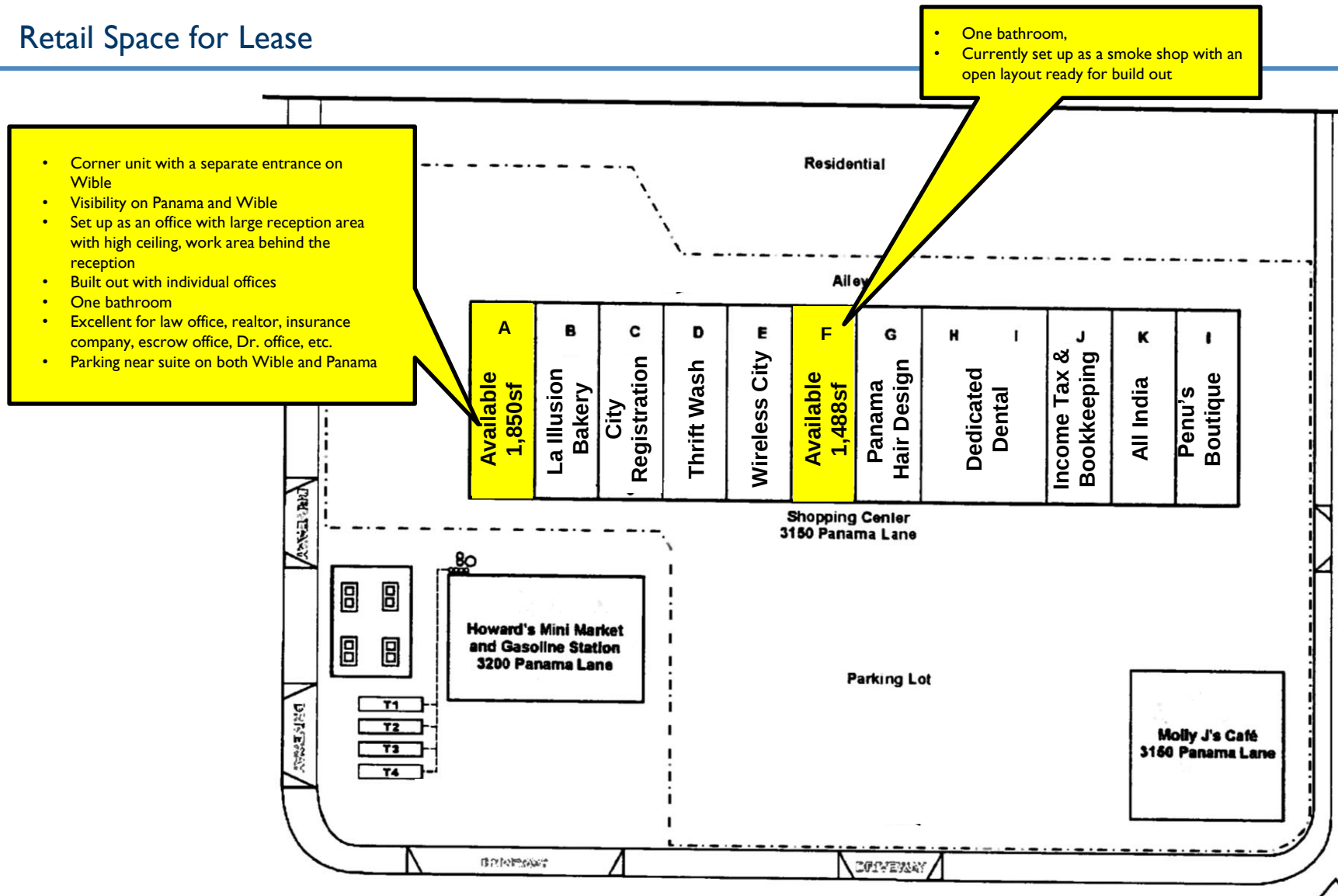
PACIFIC COMMERCIAL REALTY ADVISORS.

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.)

NEC PANAMA LANE AND WIBLE ROAD

Retail Space for Lease



For more information, please contact:

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

NATHAN PEREZ
Sales Associate
(661) 633 3812
nathan.perez@paccra.com
Lic. #01919063

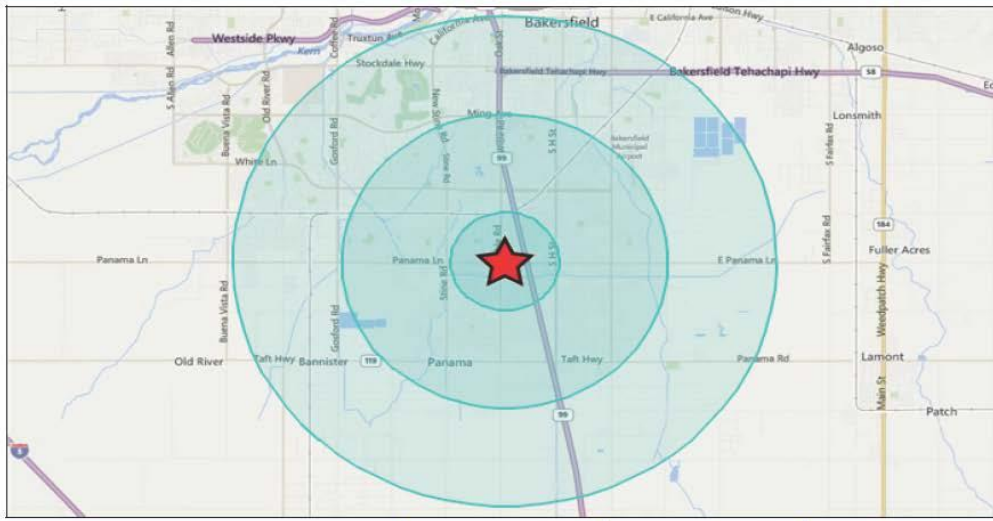


PACIFIC COMMERCIAL REALTY ADVISORS.
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA 93309
www.paccra.com

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.)

Demographics

3150 PANAMA LN BAKERSFIELD, CA 93313-3730



Description	1 Mile	3 Mile	5 Mile
Area & Density :			
Area (Square Miles) :	3.14193	43.914839	212.470893
Density (Population Per Square Mile) :	6,191.1	2,891.1	1,113.1
Population By Year			
Population (1990) :	9,410	72,823	148,987
Population (2000) :	11,133	93,417	179,837
Population (2010) :	19,232	126,642	233,783
Population (Current) :	19,452	126,961	236,492
Population (5 Yr. Forecast) :	21,417	139,725	260,316
Percent Growth (Current Yr./Previous Yr.) :	1.11	1.05	1.06
Percent Forecast (5 Yr. Forecast/Current Yr.) :	10.09	10.05	10.07
Households By Year			
Households (1990) :	2,874	24,482	52,355
Households (2000) :	3,309	29,291	60,360
Households (2010) :	5,274	36,001	72,639
Households (Current) :	5,293	36,100	72,951
Households (5 Yr. Forecast) :	5,804	39,587	80,000
Percent Growth (Current Yr./Previous Yr.) :	.33	.32	.34
Percent Forecast (5 Yr. Forecast/Current Yr.) :	9.64	9.66	9.66

Description	1 Mile	3 Mile	5 Mile
General Population Characteristics			
Male :	9,570	62,452	115,671
Female :	9,882	64,509	120,821
Density :	6,191.1	2,891.1	1,113.1
Urban :	18,166	122,825	222,853
Rural :	1,286	4,136	13,639
General Household Characteristics			
Households (Current) :	5,293	36,100	72,951
Families :	4,490	28,659	54,399
Average Size of Household :	3.65	3.46	3.22
Median Age of Householder :	44	44	46
Median Value Owner Occupied (\$) :	234,042.33	220,639.34	241,101.49
Median Rent (\$) :	1,065.97	908.18	897.12
Median Vehicles Per Household :	2	2	2
General Housing Characteristics			
Housing Units :	5,637	39,233	79,408
Owner Occupied Units :	3,496	22,057	42,602
Renter Occupied Units :	1,797	14,043	30,349
Vacant Units :	344	3,133	6,457
Population By Race			
White Alone :	9,942	65,230	127,271
Black Alone :	1,702	11,379	22,232
Asian Alone :	1,510	7,800	14,518
Native American and Alaska Native Alone :	258	1,796	3,457
Other Race Alone :	5,147	34,651	57,789
Two or More Races :	893	6,105	11,245
Population By Ethnicity			
Hispanic :	10,967	74,418	122,809
White Non-Hispanic :	5,075	32,028	72,891
General Income Characteristics			
Median Household Income (\$) :	56,938.92	52,301.17	56,823.88
Total Household Income (\$) :	345,871,955	2,162,325,754	4,804,701,183
Average Household Income (\$) :	65,345	59,698	65,862
Per Capita Income (\$) :	17,781	17,031	20,317
Consumer Expenditures			
Total Consumer Expenditures (\$) :	281,958	1,840,681	3,796,784
Total Retail Sales (\$) :	150,782	973,407	2,118,039
Employment By Place Of Business			
Total Employees :	1,647	18,543	58,539
Total Establishments :	118	1,348	3,551

For more information, please contact:

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

NATHAN PEREZ
Sales Associate
(661) 633 3812
nathan.perez@paccra.com
Lic. #01919063



PACIFIC COMMERCIAL REALTY ADVISORS.
Lic. #01919464
5060 California Avenue, Suite 1000
Bakersfield, CA93309
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.)