



Office Space Available

# FOR LEASE


5401 Business Park S ■ Bakersfield, CA

### Available Spaces For Lease

- Suite 126: 1,415 SF
- Rental Rate: \$1.65 PSF per month Modified Gross

### Property Highlights

- Ground floor office suite in a quiet, private office environment
- Prime southwest location just off of California Avenue
- Close proximity to Highway 99, 58, and the Westside Parkway
- Abundant amenities in the area including restaurants, banks, and major retailers

A photograph of a modern office building with large glass windows, partially obscured by trees. In the foreground, a large black sign with white text reads 'BUSINESS PARK PLAZA' and '5401 BUSINESS PARK SOUTH'. The sign is mounted on a concrete base. The background shows a well-maintained lawn and several trees, including a large birch tree on the left and a smaller, bushy tree on the right.

**BUSINESS PARK PLAZA**  
**5401 BUSINESS PARK SOUTH**

**Matthew E. Starr, SIOR, CCIM** ■ Principal ■ 661 616 3570 ■ [matthew@asuassociates.com](mailto:matthew@asuassociates.com) ■ CA RE #01367855  
11601 Bolthouse Drive Suite 110 ■ Bakersfield, CA 93311 ■ 661 862 5454 main ■ 661 862 5444 fax

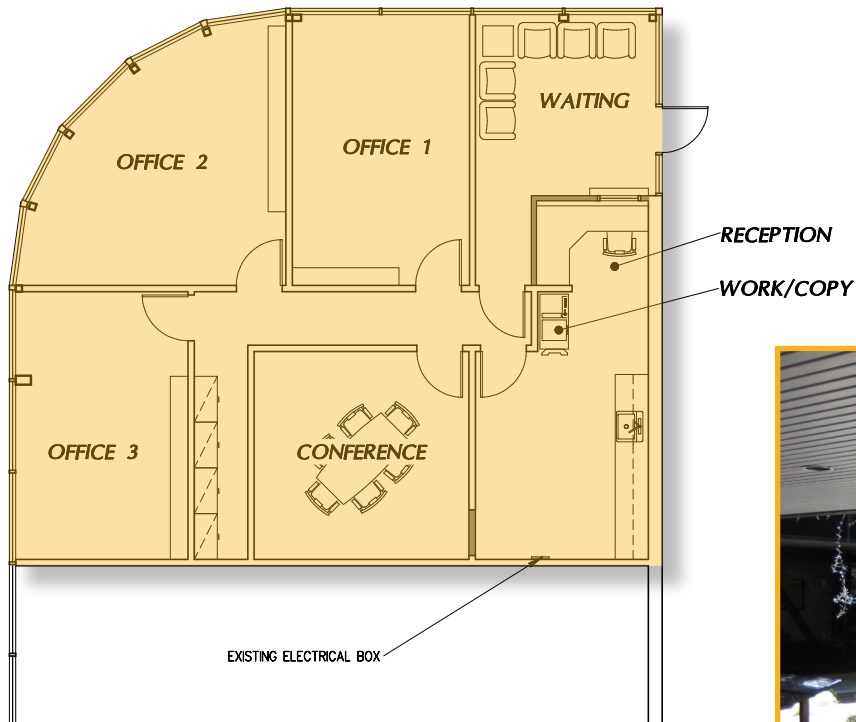
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## Floor Plan



■ Plans are deemed reliable, but configuration not guaranteed.





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## Aerial Location Map

