

FOR SALE OR LEASE

1201 COLUMBUS ST, BAKERSFIELD



ADDRESS: 1201 COLUMBUS ST, BAKERSFIELD, CA 93305

OFFERING PRICE

\$450,000

FOR LEASE

\$4,000 + NNN

**NEWLY REMODELED
JANUARY 2026**



**READY TO OPERATE
FOR A RESTAURANT**



**3,950 SF
AREA**



**1 STORY
BUILDING**



**KERN
COUNTY**



**121,331
3 Mile**



**8,675
VPD**



AT A GLANCE

1201 COLUMBUS ST, BAKERSFIELD, CA 93305

**AMAZING
INVESTMENT
OPPORTUNITY**



FULLY REMODELED BUILDING

-  **New Roof** 
-  **New Electrical** 
-  **New Plumbing** 
-  **New Lighting** 
-  **New 6 foot
Cooking Vent hood** 
-  **New AC Units** 



AT A GLANCE

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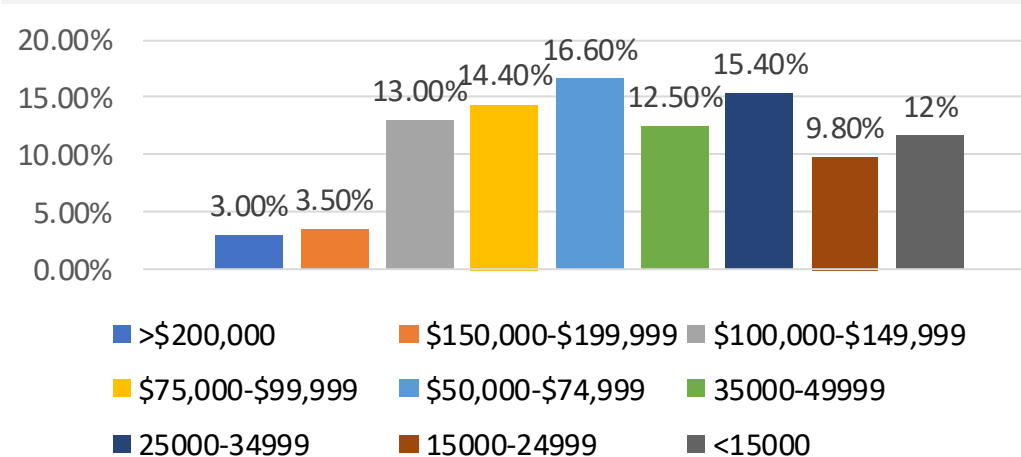
DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	22,805	121,331	237,565
MEDIAN HH INCOME	\$50,692	\$45,668	\$49,104
AVERAGE HH INCOME	\$68,059	\$66,187	\$68,629

TRAFFIC COUNTS

N Columbus St – 8,675 VPD

W River Blvd – 8,392 VPD

HOUSEHOLDS BY INCOME



\$450,000.00
PRICE



KERN
COUNTY



LOT SIZE
12,196 SF



1 STORY
3,950 SF

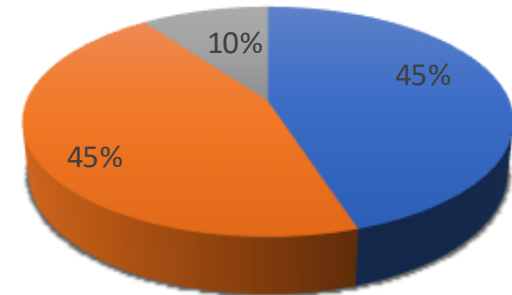


COMMERCIAL
CATEGORY



RENTAL
\$4,000 +
NNN

2021 HOUSEHOLD OCCUPANCY



Owner Occupied Housing Renter Occupied Housing
Vacant Housing



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Building has a 6ft exhaust hood with fire suppression system **READY TO OPERATE** for a restaurant.

An exceptional opportunity awaits aspiring entrepreneurs looking to enter the meat market industry. This **newly remodeled building as of January 2026** is perfectly suited for a meat market operation and is located in a highly desirable area that supports strong customer traffic.

Most importantly, the landlord is highly motivated and willing to offer significant concessions, including:

- **Tenant improvement allowances**
- **A concession on the first six months of rent, helping reduce upfront costs and ease your launch.**

For more information or to take advantage of this rare opportunity, contact us today. Don't miss your chance to turn this turnkey space into a thriving restaurant business—this could be the start of a very profitable venture.



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SJOBAB@JOBABCRI.COM



PICTURES

1201 COLUMBUS ST, BAKERSFIELD, CA 93305

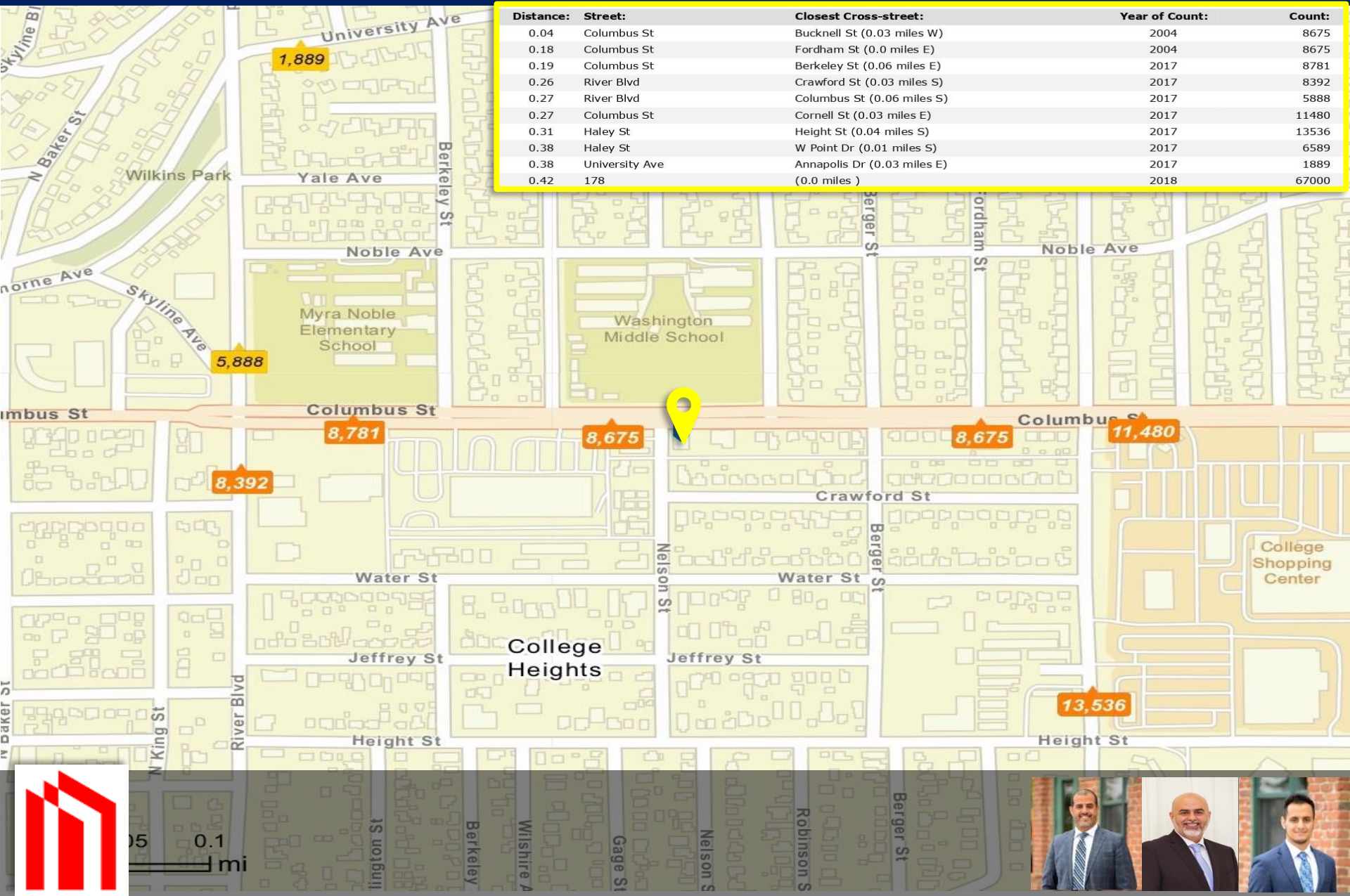
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TRAFFIC COUNT

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AT A GLANCE

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1201 COLUMBUS ST, BAKERSFIELD, 93305

APN: 126-031-24-00-3, YEAR BUILT: 1970

LOT SIZE: 12,196 SF

BUILDING SIZE: 3,950 SF



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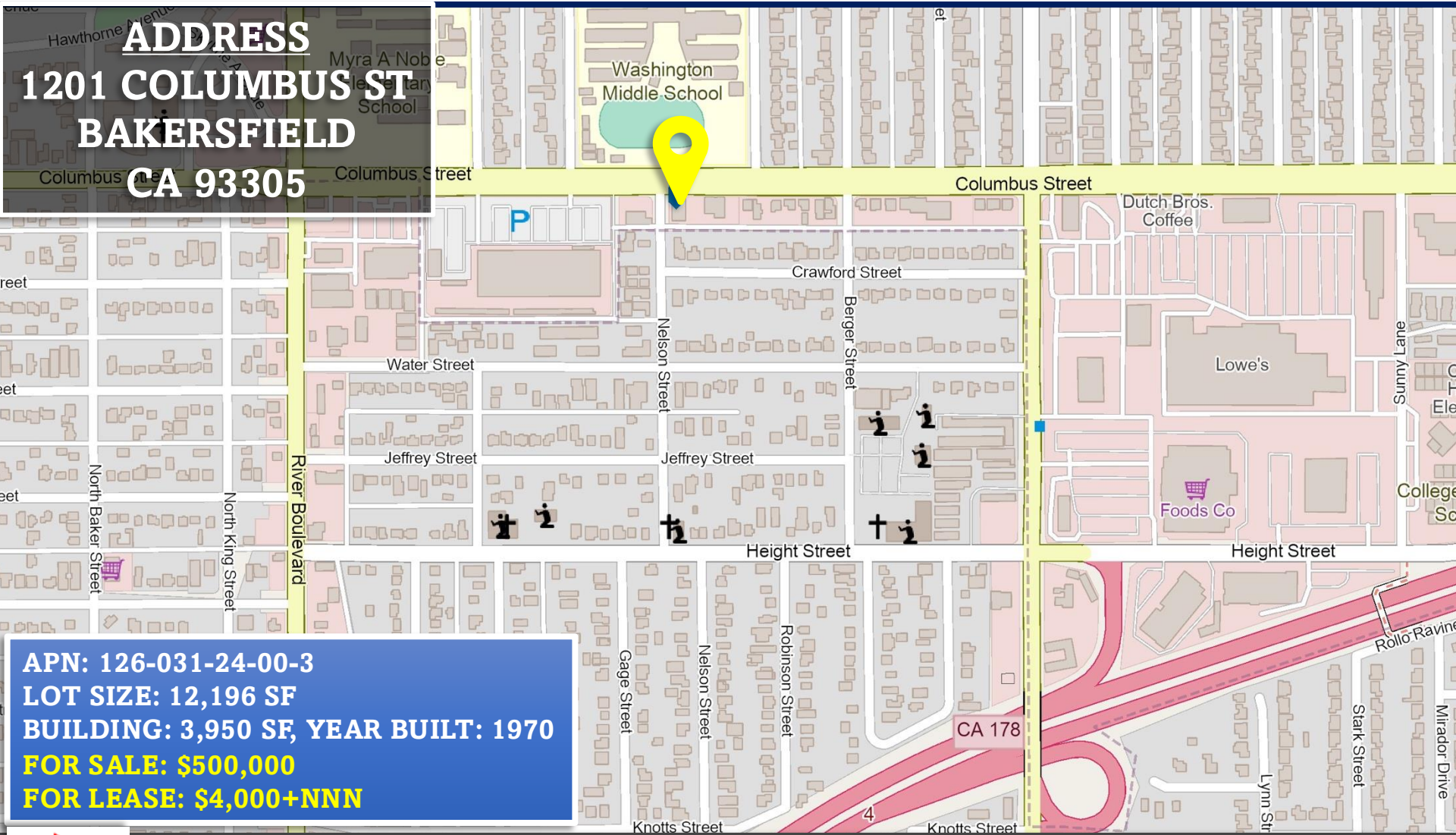
OPEN STREET MAP

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**AMAZING
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ADDRESS

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BAKERSFIELD
CA 93305**



APN: 126-031-24-00-3

LOT SIZE: 12,196 SF

BUILDING: 3,950 SF, YEAR BUILT: 1970

FOR SALE: \$500,000

FOR LEASE: \$4,000+NNN

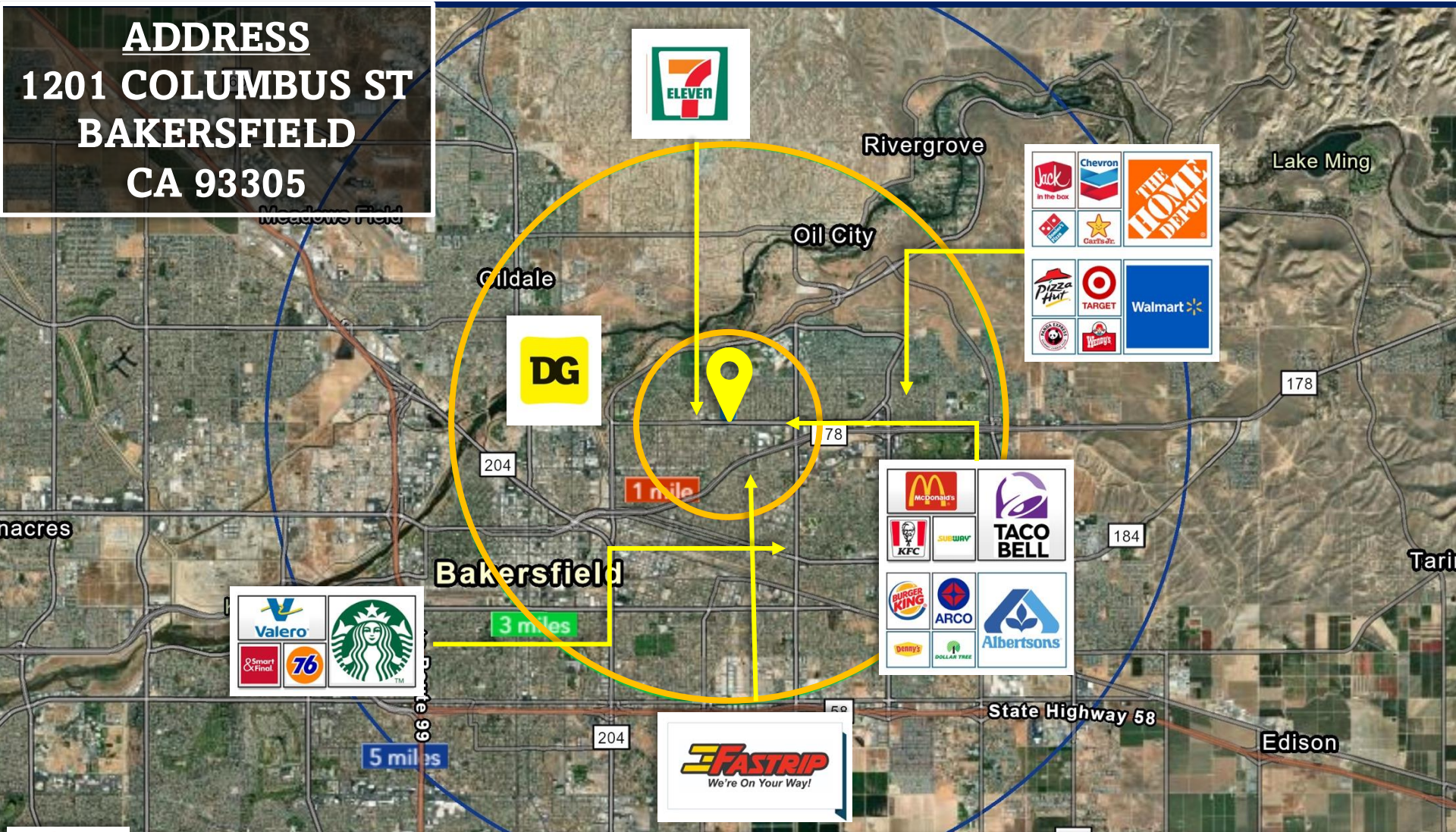


AERIAL ZOOM OUT

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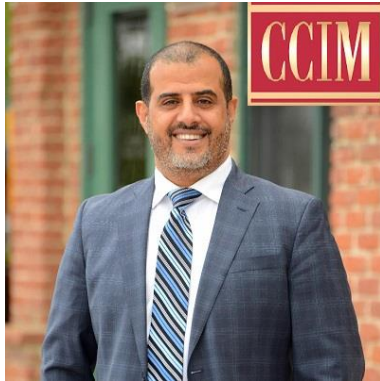
OUR TEAM

1201 COLUMBUS ST, BAKERSFIELD, CA 93305

**AMAZING
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DISCLAIMER

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