



FOR LEASE

3555 LANDCO DRIVE
BAKERSFIELD, CA

FOR LEASE

SUITE A



- Concrete tilt-up industrial space with a fenced and paved yard located in popular “Oilpatch-Rosedale” submarket
- Features ample parking space, and a strategic location with easy access to/from major transportation routes
- Close proximity to a variety of amenities—restaurants, gas stations, retail, & other industrial and office users

PROPERTY HIGHLIGHTS

Total Available:	±4,000 SF	Zoning:	M-2, County of Kern
Office:	±2,740 SF	Utilities:	Electric: PG&E Gas: The Gas Company Water: California Water Service Septic: Septic
Paved Yard:	4,550 SF	Asking Terms:	\$1.45psf/month, Industrial Gross
Power:	200 Amps, 120/208 V, 3 Ph		
Loading:	(2) 12' x 14' Roll-Up Doors		

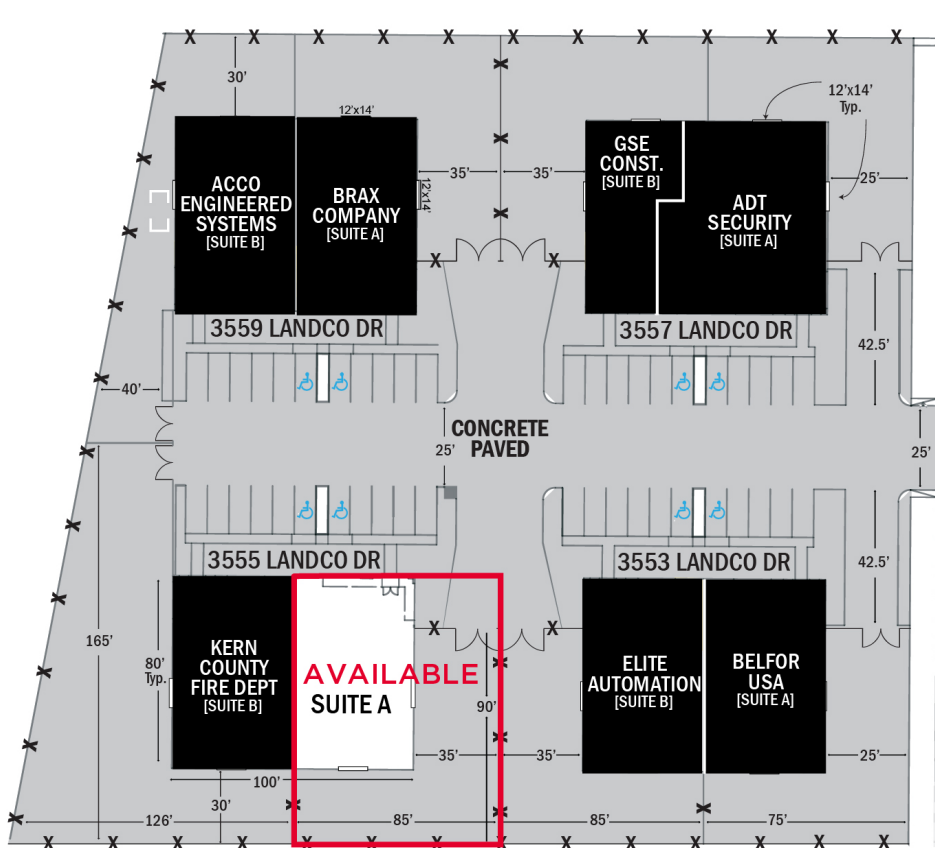


FOR LEASE

SUITE A

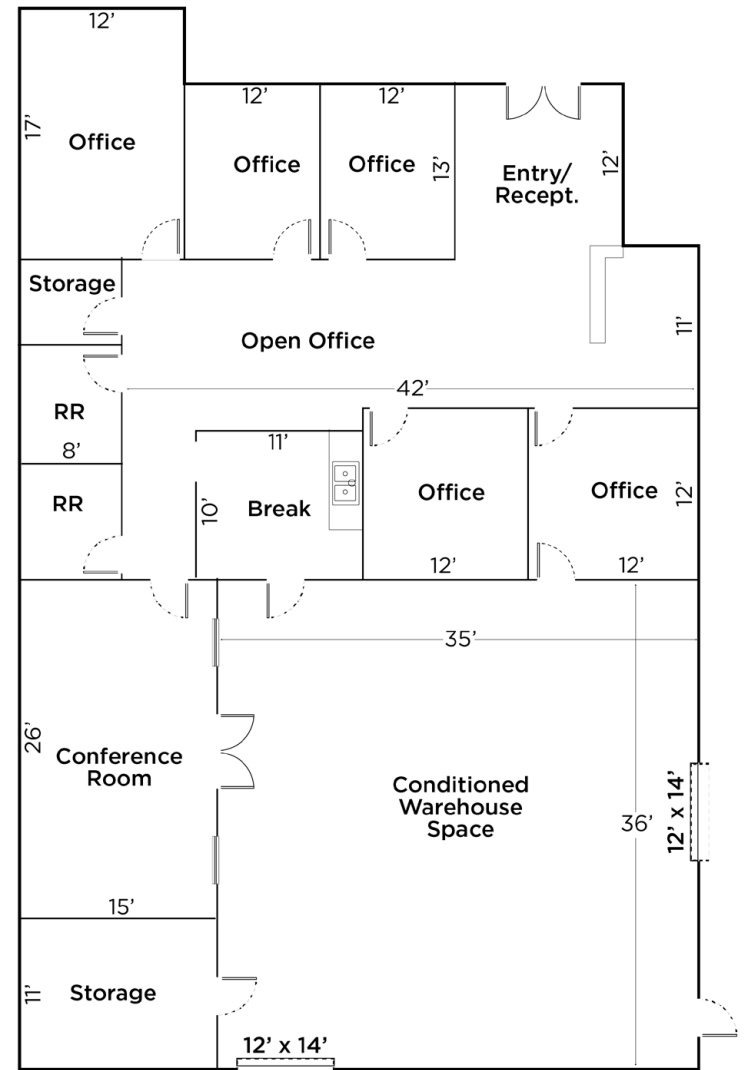


SITE PLAN



FLOOR PLAN

LANDCO DRIVE



Not To Scale



For more information, please contact:

Wayne Kress, SIOR

Executive Director
wayne.kress@cushwake.com
+1 661 706 5692
Lic. #00834680

Coby Vance

Senior Director
coby.vance@cushwake.com
+1 661 203 4400
Lic. #01449929

Scott Reynolds

Director
scott.reynolds@cushwake.com
+1 661 330 7616
Lic. #01382493

5060 California Avenue
Suite 1000
Bakersfield, CA
cushmanwakefield.com
Lic. #01880493

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

