

THUNDERBIRD RANCH PROFESSIONAL BUILDING 6591 W Thunderbird Rd | Glendale, AZ 85306

OFFERING SUMMARY

YEAR BUILT	2000
BUILDING SIZE	±10,995 SF
AVAILABILITY Suite A-1	2,653 SF
SALE PRICE	\$570,395
LEASE RATE	\$25.00/SF (MG)
TENANT IMPROVEMENTS	Negotiable
PARKING	5:1,000 SF
APN	200-76-006Y
ZONING	C-O, City of Glendale

PROPERTY HIGHLIGHTS

Medical office condominium available within 10,995 SF medical office building. The property features nicely manicured landscaping with ample covered and uncovered parking.

- Monument signage available
- Situated between 3 major hospitals
- Strong traffic counts
- 125,000 population within a 3-mile radius

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EXTERIOR PHOTOS



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INTERIOR PHOTOS







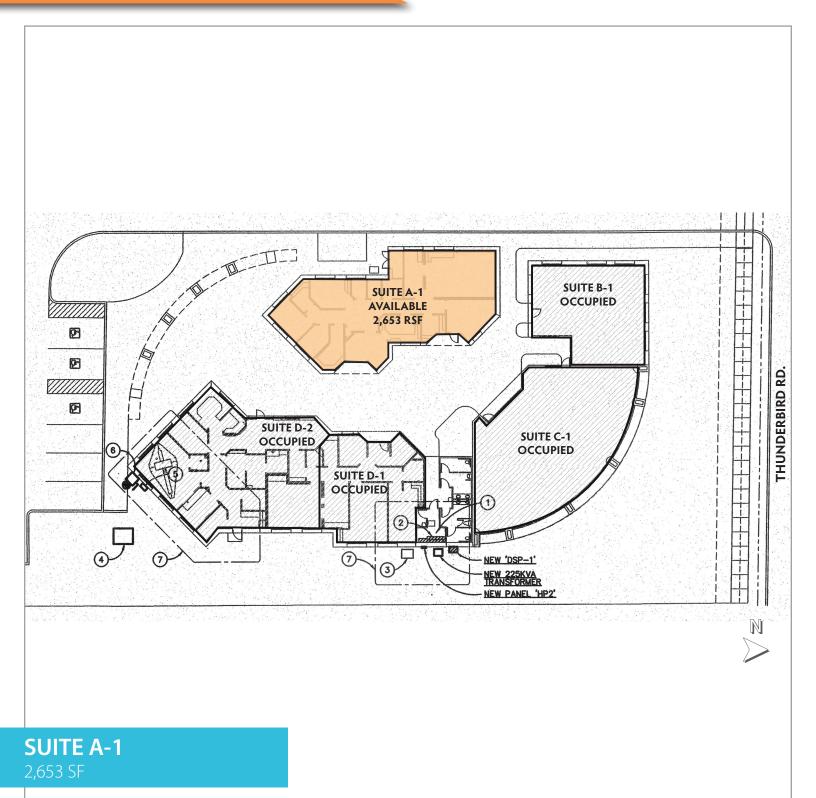
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SITE PLAN



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AERIAL



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