

Pavilion II Medical City Heart & Spine Campus

12222 N Central Expressway, Dallas, TX 75243

The Building

- 4 Story Class A Medical Office Building
- 68,875 RSF
- New Ownership in 2022 - Healthcare Realty

The Amenities

- World-Class Facilities Featuring Modern Architecture Wrapped in Curtain Glass with Light-Filled Lobbies
- Conveniently Located on N Central Expy & 635 - 2 Minutes from Medical City Dallas Hospital & Children's Hospital
- Multi-Building Campus Home to Medical City Heart & Spine Hospitals, Orthopedics, Dental, Pain Management & Women's Health.
- Northstar Diagnostic Located on First Floor
- DART Rail Station - 10 Minute Walk
- Full-Service Cafe & Starbucks on Site
- On-Site Property Management & Engineering

The Facts

- 2,609 - 3,009 RSF
- 5-10 Year Terms
- \$29.50/SF - \$31.00/SF + NNN
- \$17.81/SF Estimated OpEx
- 5:1,000 SF
- Free Garage Parking
- Generous Surface Parking



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