



Menlo Group
COMMERCIAL REAL ESTATE



9014 S CENTRAL AVE, PHOENIX, AZ

Freestanding Office/Medical Building

Available for Lease

Exclusively listed by:

Jason Triano, CCIM
jason@menlocre.com
480.659.1777

Tom Ellixson, CCIM
tom@menlocre.com
480.659.1777

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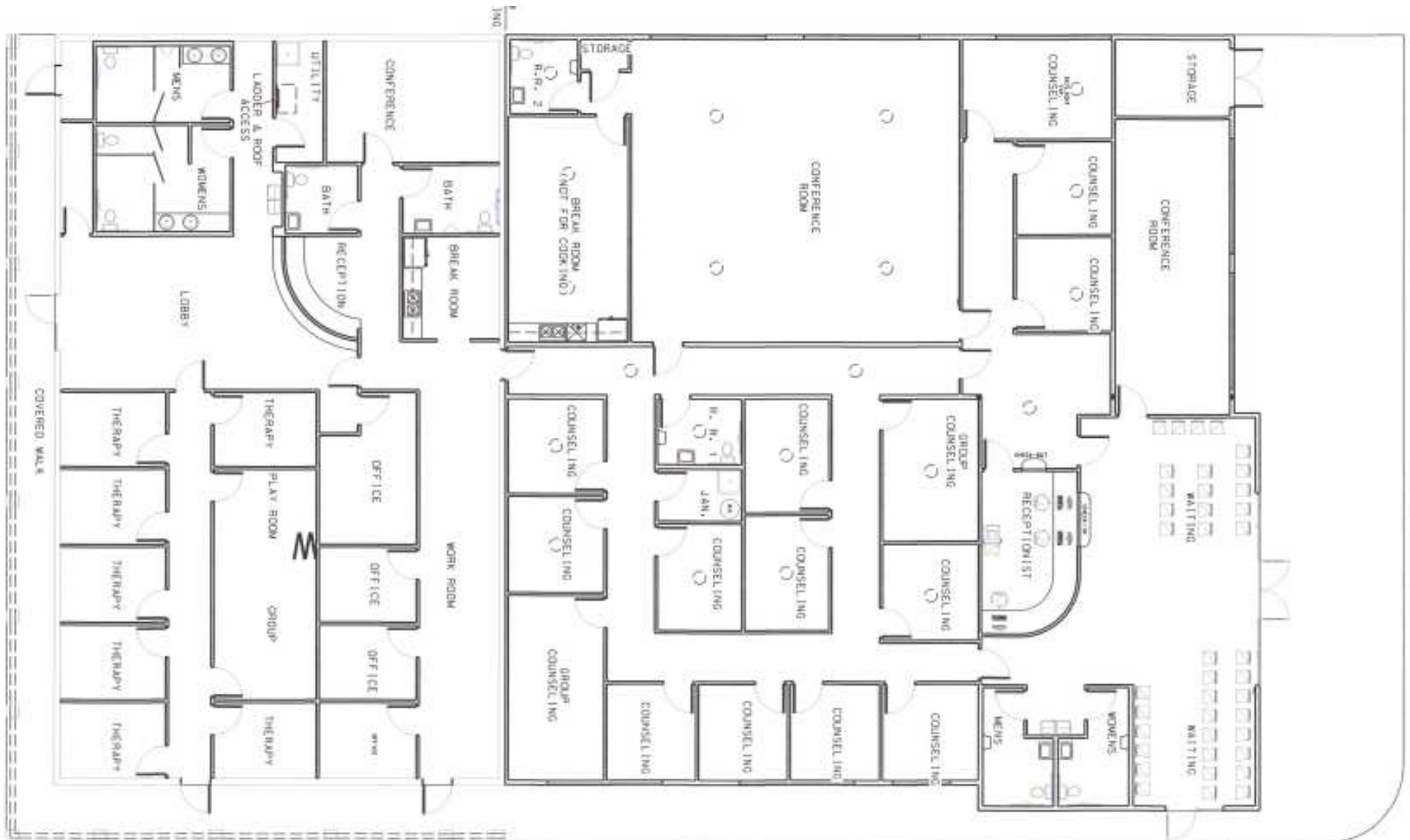
PROPERTY SUMMARY

PRICE	Contact Broker for Pricing
LEASE TYPE	NNN
APN	300-45-225G
BUILDING SIZE	9,950 SF
LOT SIZE	1.66 Acres
BUILDING CLASS	B
YEAR BUILT	1992
YEAR LAST RENOVATED	2019

PROPERTY HIGHLIGHTS

- Freestanding Building with Fenced Lot
- Medical/Office/Education Uses Allowed
- Owner/User Opportunity
- Building: +/- 9,950 SF
- 3,650 SF, 6,300 SF Available to Lease Separately
- 10,200 SF Fenced recreation/storage yard
- 59 Parking Spaces
- High Visibility with Prominent Signage Available
- Current buildout includes 20+ individual exam rooms, three group rooms and two conference rooms

OVERALL FLOOR PLAN





Available to Lease



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	3,650 - 9,950 SF	Lease Rate:	Contact Broker for Pricing

AVAILABLE SPACES

SUITE	SIZE (SF)
South Mountain Medical Building	9,950 SF
Suite A	3,650 SF
Suite B	6,300 SF

Parcel Map

