

LAKES MEDICAL PLAZA

±33,980 SF Medical Plaza on Campus at Banner Boswell Medical Center



10474 W THUNDERBIRD BLVD | SUN CITY, AZ 85351

OWNED BY

LEASING BY

HEALTHCARE
REALTY

km Kidder
Mathews

LAKES MEDICAL PLAZA



Medical Office Space Available on campus at Banner Boswell

ADDRESS	10474 W Thunderbird Blvd Sun City, AZ 85351
BLDG SIZE	33,980 SF
STORIES	2
PARKING	4.8/1,000 SF
YEAR BUILT	2004



LAKES MEDICAL PLAZA



10474 W THUNDERBIRD BLVD | SUN CITY, AZ 85351

LAKES MEDICAL PLAZA

Property Features



HEALTHCARE SYNERGY

Services at Banner include ER, heart care, surgery, orthopedics, obstetrics, and gynecology



UNBEATABLE LOCATION

On campus at Banner Boswell Medical Center



SIGNAGE

Monument signage opportunities available



ACCESS

Convenient access to Loop 101 & US 60



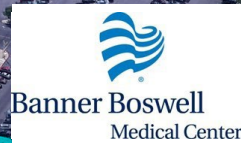
PARKING

Abundant patient parking at 4.8/1,000 SF with covered spaces available



UNBEATABLE EXPOSURE

Prominent location on W Thunderbird Blvd with over 19,000 VPD



LAKES
MEDICAL
PLAZA

BANNER BOSWELL MEDICAL CENTER

505 bed hospital nationally recognized for its expertise in cardiovascular preventative care and services

Currently undergoing construction to add a new patient tower and emergency room

Joint Comission Certified Primary Stroke Center

The connection
your employees
need and your
patients deserve.

1 min

DRIVE TO US-60 ACCESS

1 min

WALK TO BANNER BOSWELL MEDICAL CAMPUS

5 min

DRIVE TO LOOP 101 ACCESS

6 min

DRIVE TO RETAIL AND DINING AMENITIES

LAKES MEDICAL PLAZA



[View Portfolio](#)

For additional leasing information, contact

RACHAEL THOMPSON

Senior Vice President
602.513.5122
rachael.thompson@kidder.com

PERRY GABUZZI, CCIM

Executive Vice President
602.513.5116
perry.gabuzzi@kidder.com

OWNED BY



**HEALTHCARE
REALTY**

LEASING BY

**km Kidder
Mathews**

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.