

MEDICAL/OFFICE FOR LEASE



The Atrium

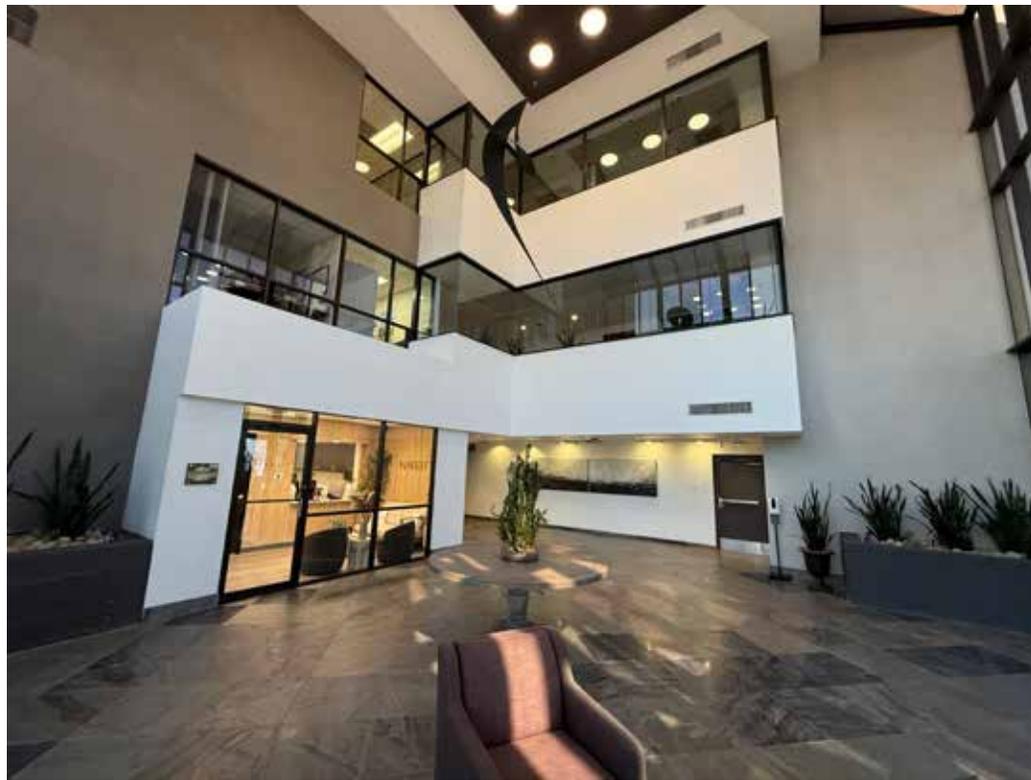
4602 N 16TH STREET, PHOENIX, AZ

Lindsey Carlson

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Availabilities

- Suite 206/208 2,000 - 4,161 RSF \$29.00/sf/yr, FS
- Suite 300 6,417 RSF \$29.00/sf/Yr, FS*
- Suite 303 1,700 RSF \$29.00/sf/yr, FS*

**Contiguous to 8,117 RSF - Full Floor*

Parking

5/1,000 with 1/1,000 covered

Easy pull-up surface parking



Features

- 17,642 RSF building
- Recently renovated
- Monument signage fronting 16th Street
- Spacious lobby
- Private restrooms in each suite
- Professionally managed by CPI

Location

- Prime location with easy access to SR-51 and Camelback Corridor
- Numerous restaurants and shopping within minutes
- Adjacent to the new Arizona Kidney Disease & Hypertension Center (AKDHC)
- One mile to Biltmore Medical Mall, 2.5 miles to Children's Hospital, 3.5 miles to Banner University Medical Center



AKDHC
Arizona Kidney Disease & Hypertension Center

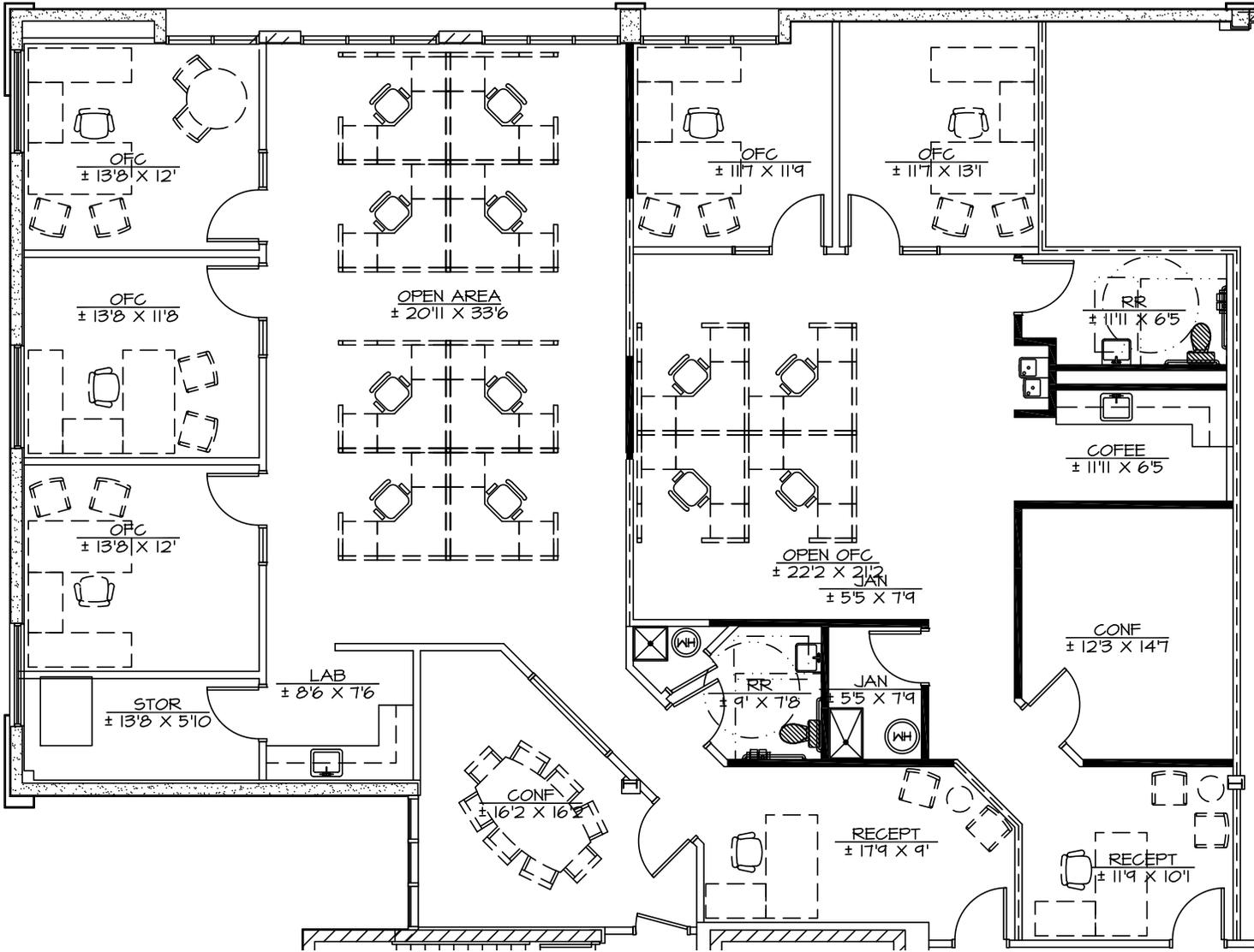
To:
Phoenix Children's Hospital
Banner University
Medical Center

Biltmore
Medical Mall

The Atrium

Additional
Parking

Suites 206/208 - ±4,161 RSF
Spec Suites - Coming Soon

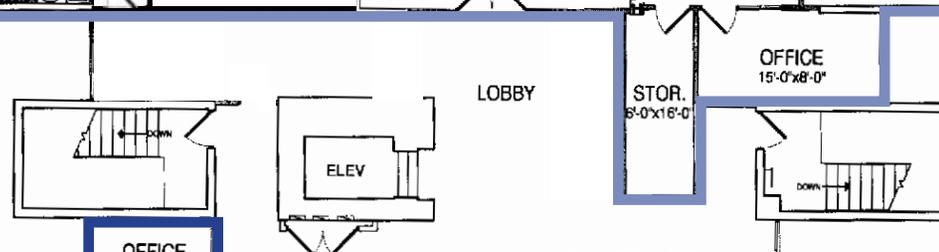
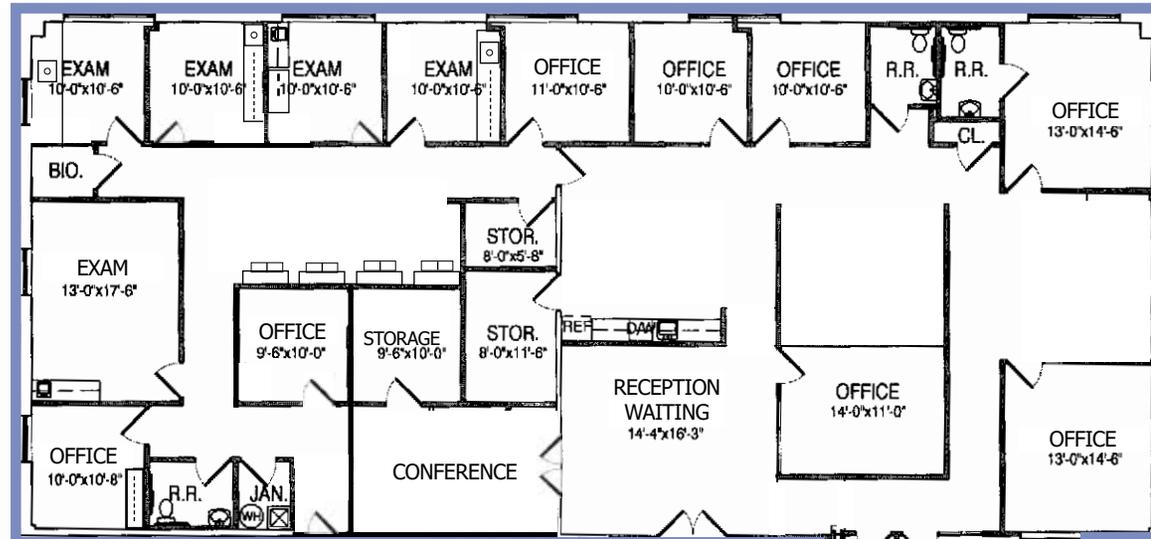


Suite 206

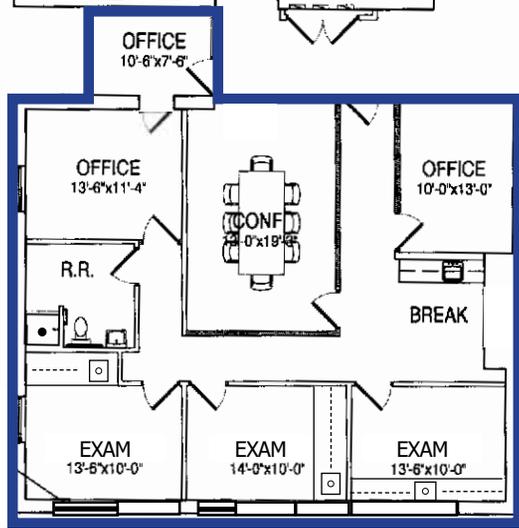
Suite 208

Third Floor - Full Floor Opportunity ±8,117 RSF

Suite 300
±6,417 RSF



Suite 303
±1,700 RSF





Suite 300







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