

HONORHEALTH SONORAN CROSSING



ON CAMPUS MEDICAL BUILDING SPACE FOR LEASE

HONORHEALTH SONORAN CROSSING MEDICAL BUILDING

33300 N. 32ND AVE.
PHOENIX, AZ 85085



Healthpeak® | DOC LISTED NYSE

CAMPUS OVERVIEW



The connected short term acute care hospital provides specialized healthcare services to the North Phoenix area, including state of the art orthopedics, gynecology, general surgery, and outpatient medical imaging.



The hospital includes labor and delivery rooms with waterbirth tubs for low-risk pregnancies.



On site MOB concierge



The full-service hospital includes a medical staff of 200+ affiliated physicians with over \$311 million in gross patient revenue.



A connector hallway offers convenient access to the hospital cafeteria from the medical office building.

33300

PROPERTY OVERVIEW

LOCATION: ON-CAMPUS

70-BED

YEAR BUILT:

2020

CLASS

A
MEDICAL

SIZE:

59,827
RSF

OCCUPANCY:

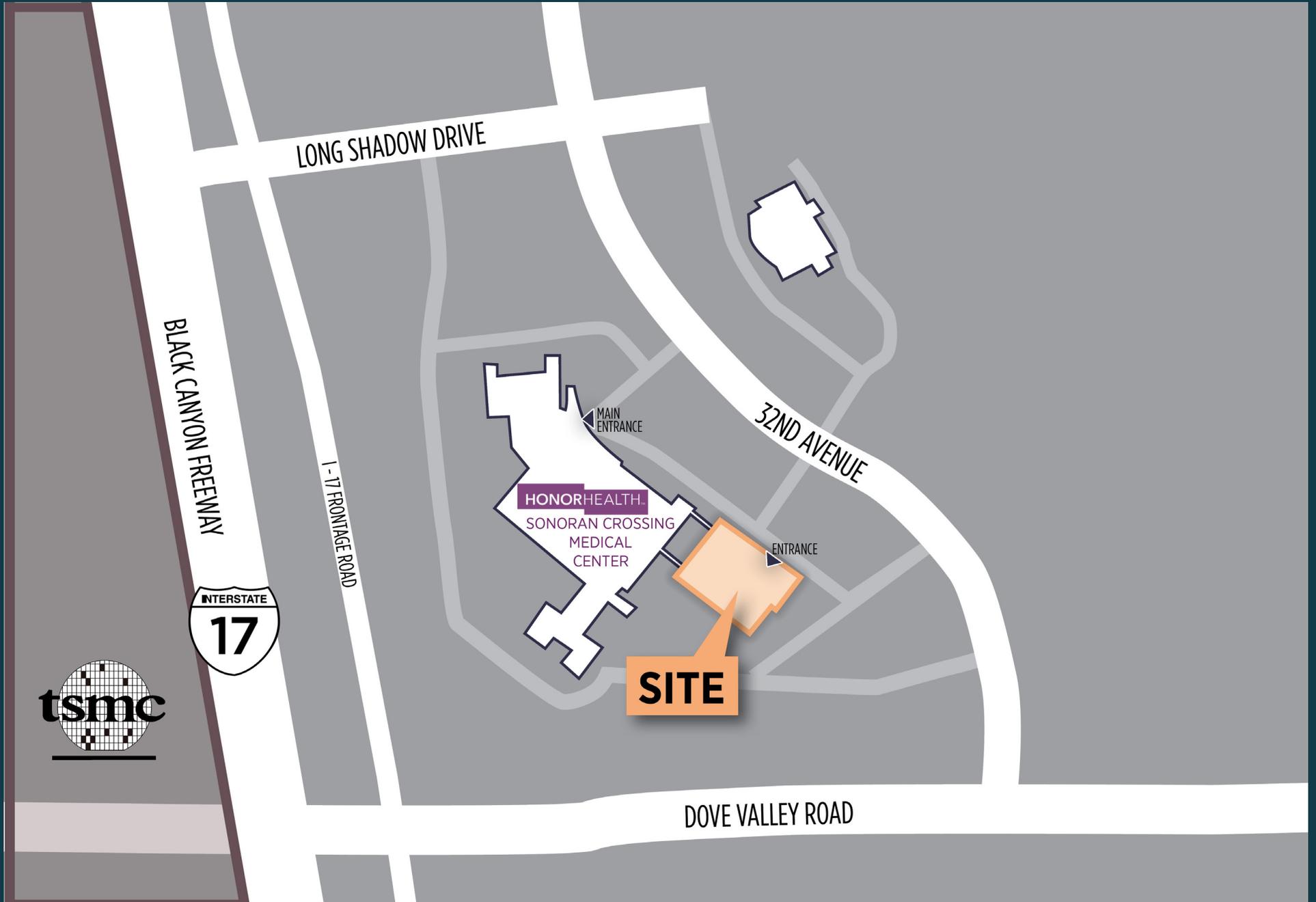
85.9%

3
STORIES

PARKING RATIO:

5.0
SPACES PER
1,000 RSF

CAMPUS MAP



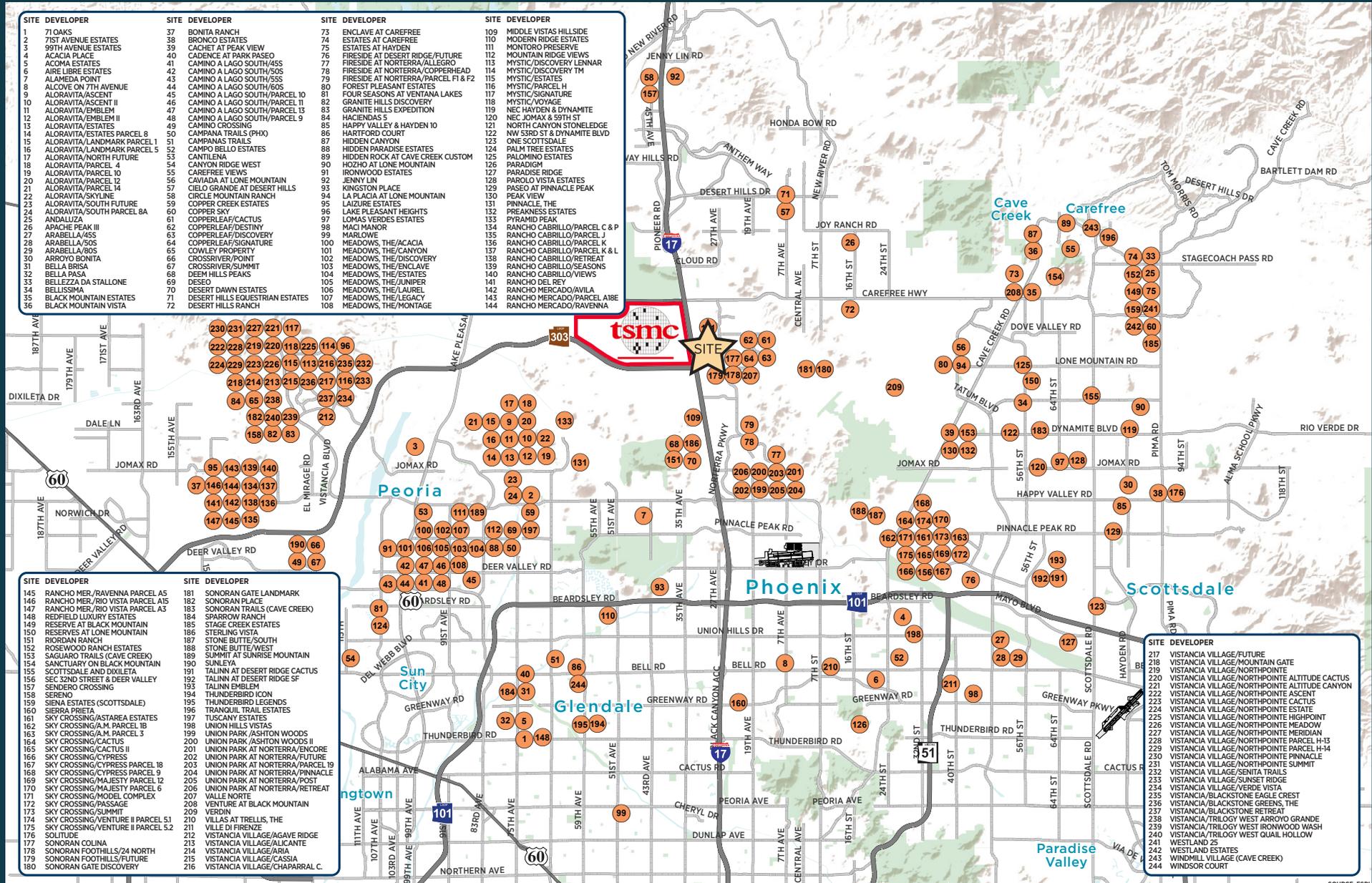
DEMOGRAPHICS AND NEARBY MEDICAL



TAIWAN SEMICONDUCTOR PLANT



NEARBY HOUSING



SITE	DEVELOPER	SITE	DEVELOPER	SITE	DEVELOPER	SITE	DEVELOPER
1	OAKS	37	BONITA RANCH	73	ENCLAVE AT CAREFREE	109	MIDDLE VISTAS HILLSIDE
2	71ST AVENUE ESTATES	38	BRONCO ESTATES	74	ESTATES AT CAREFREE	110	MODERN RIDGE ESTATES
3	90TH AVENUE ESTATES	39	CACHET AT PEAK VIEW	75	ESTATES AT HAYDEN	111	MONTORO PRESERVE
4	ACACIA PLACE	40	CADENCE AT PARK PASEO	76	FIRESIDE AT DESERT RIDGE/FUTURE	112	MOUNTAIN RIDGE VIEWS
5	ACOMA ESTATES	41	CAMINO A LAGO SOUTH/455	77	FIRESIDE AT NORTERRA/ALLEGRO	113	MYSTIC/DISCOVERY LENNAR
6	AIRE LIBRE ESTATES	42	CAMINO A LAGO SOUTH/505	78	FIRESIDE AT NORTERRA/COPPERHEAD	114	MYSTIC/DISCOVERY TM
7	ALAMEDA POINT	43	CAMINO A LAGO SOUTH/555	79	FIRESIDE AT NORTERRA/PARCEL F1 & F2	115	MYSTIC/ESTATES
8	ALCOVE ON 7TH AVENUE	44	CAMINO A LAGO SOUTH/605	80	FOREST PLEASANT ESTATES	116	MYSTIC/PARCEL H
9	ALORAVITA/ASCENT	45	CAMINO A LAGO SOUTH/PARCEL 10	81	FOUR SEASONS AT VENTANA LAKES	117	MYSTIC/SIGNATURE
10	ALORAVITA/ASCENT II	46	CAMINO A LAGO SOUTH/PARCEL II	82	GRANITE HILLS DISCOVERY	118	MYSTIC/VOYAGE
11	ALORAVITA/EMBLEM	47	CAMINO A LAGO SOUTH/PARCEL 13	83	GRANITE HILLS EXPEDITION	119	NEC HAYDEN & DYNAMITE
12	ALORAVITA/EMBLEM II	48	CAMINO A LAGO SOUTH/PARCEL 9	84	HACIENDAS 5	120	NEC JOMAX & 59TH ST
13	ALORAVITA/ESTATES	49	CAMINO CROSSING	85	HAPPY VALLEY & HAYDEN 10	121	NORTH CANYON STONELEDGE
14	ALORAVITA/ESTATES PARCEL 8	50	CAMPANA TRAILS (PHO)	86	HARTFORD COURT	122	NW 53RD ST & DYNAMITE BLVD
15	ALORAVITA/LANDMARK PARCEL 1	51	CAMPANAS TRAILS	87	HIDDEN CANYON	123	ONE SCOTTSDALE
16	ALORAVITA/LANDMARK PARCEL 5	52	CANPO BELLO ESTATES	88	HIDDEN PARADISE ESTATES	124	PALM TREE ESTATES
17	ALORAVITA/NORTH FUTURE	53	CANTILENA	89	HIDDEN ROCK AT CAVE CREEK CUSTOM	125	PALOMINO ESTATES
18	ALORAVITA/PARCEL 4	54	CANYON RIDGE WEST	90	HIDDEN ROCK AT LONE MOUNTAIN	126	PARADIGM
19	ALORAVITA/PARCEL 10	55	CAREFREE VIEWS	91	IRONWOOD ESTATES	127	PARADISE RIDGE
20	ALORAVITA/PARCEL 12	56	CAVIADA AT LONE MOUNTAIN	92	JENNY LIN	128	PAROLO VISTA ESTATES
21	ALORAVITA/PARCEL 14	57	CIELO GRANDE AT DESERT HILLS	93	KINGSTON PLACE	129	PASEO AT PINNACLE PEAK
22	ALORAVITA/SKYLINE	58	CIRCLE MOUNTAIN RANCH	94	LA PALACIA AT LONE MOUNTAIN	130	PEAK VIEW
23	ALORAVITA/SOUTH FUTURE	59	COPPER CREEK ESTATES	95	LAUREL ESTATES	131	PINNACLE, THE
24	ALORAVITA/SOUTH PARCEL 8A	60	COPPER SKY	96	LAKE PLEASANT HEIGHTS	132	PREAKNESS ESTATES
25	ANDALLZA	61	COPPERLEAF/CACTUS	97	LOMAS VERDES ESTATES	133	PYRAMID PEAK
26	APACHE PEAK III	62	COPPERLEAF/DESTINY	98	MACI MANOR	134	RANCHO CABRILLO/PARCEL C & P
27	ARABELLA/455	63	COPPERLEAF/DISCOVERY	99	MARLOWE	135	RANCHO CABRILLO/PARCEL J
28	ARABELLA/505	64	COPPERLEAF/SIGNATURE	100	MEADOWS, THE/ACACIA	136	RANCHO CABRILLO/PARCEL K
29	ARABELLA/505	65	COWLEY PROPERTY	101	MEADOWS, THE/CANYON	137	RANCHO CABRILLO/PARCEL K & L
30	ARROYO BONITA	66	CROSSRIVER/POINT	102	MEADOWS, THE/DISCOVERY	138	RANCHO CABRILLO/RETREAT
31	BELLA BRISA	67	CROSSRIVER/SUMMIT	103	MEADOWS, THE/ENCLAVE	139	RANCHO CABRILLO/SEASONS
32	BELLA PEARL	68	DEEM HILLS PEAKS	104	MEADOWS, THE/ESTATES	140	RANCHO CABRILLO/VIEWS
33	BELLEZZA DA STALLONE	69	DESEO	105	MEADOWS, THE/JUNIPER	141	RANCHO DEL REY
34	BELLSHIMA	70	DESERT DAWN ESTATES	106	MEADOWS, THE/LAUREL	142	RANCHO MERCADO/AVILA
35	BLACK MOUNTAIN ESTATES	71	DESERT HILLS EQUESTRIAN ESTATES	107	MEADOWS, THE/LEGACY	143	RANCHO MERCADO/PARCEL ABE
36	BLACK MOUNTAIN VISTA	72	DESERT HILLS RANCH	108	MEADOWS, THE/MONTAGE	144	RANCHO MERCADO/RAVENNA

SITE	DEVELOPER	SITE	DEVELOPER
145	RANCHO MER/RAVENNA PARCEL A5	181	SONORAN GATE LANDMARK
146	RANCHO MER/RIO VISTA PARCEL A15	182	SONORAN PLACE
147	RANCHO MER/RIO VISTA PARCEL A3	183	SONORAN TRAILS (CAVE CREEK)
148	REDFIELD LUXURY ESTATES	184	SPARROW RANCH
149	RESERVE AT BLACK MOUNTAIN	185	STAGE CREEK ESTATES
150	RESERVES AT LONE MOUNTAIN	186	STERLING VISTA
151	RORDAN RANCH	187	STONE BUTTE/SOUTH
152	ROSEWOOD RANCH ESTATES	188	STONE BUTTE/WEST
153	SAGUARO TRAILS (CAVE CREEK)	189	SUMMIT AT SUNRISE MOUNTAIN
154	SANCTUARY ON BLACK MOUNTAIN	190	SUNRISE MOUNTAIN
155	SCOTTSDALE AND DIXILETA	191	TALINNI AT DESERT RIDGE CACTUS
156	SEC 32ND STREET & DEER VALLEY	192	TALINNI AT DESERT RIDGE SF
157	SENDERO CROSSING	193	TALINNI EMBLEM
158	SERENO	194	THUNDERBIRD ICON
159	SIENA ESTATES (SCOTTSDALE)	195	THUNDERBIRD LEGENDS
160	SIERRA PRIMA	196	TRINQUILLI TRAIL ESTATES
161	SKY CROSSING/ASTAREA ESTATES	197	USCANY ESTATES
162	SKY CROSSING/A.M. PARCEL 1B	198	UNION HILLS VISTAS
163	SKY CROSSING/A.M. PARCEL 3	199	UNION PARK/ASHTON WOODS
164	SKY CROSSING/CACTUS	200	UNION PARK AT NORTERRA/PARCEL 19
165	SKY CROSSING/CACTUS II	201	UNION PARK AT NORTERRA/ENCORE
166	SKY CROSSING/CYPRESS	202	UNION PARK AT NORTERRA/FUTURE
167	SKY CROSSING/CYPRESS PARCEL 1B	203	UNION PARK AT NORTERRA/PARCEL 19
168	SKY CROSSING/CYPRESS PARCEL 9	204	UNION PARK AT NORTERRA/PINNACLE
169	SKY CROSSING/MAJESTY PARCEL 12	205	UNION PARK AT NORTERRA/POST
170	SKY CROSSING/MAJESTY PARCEL 6	206	UNION PARK AT NORTERRA/RETREAT
171	SKY CROSSING/MODEL COMPLEX	207	VALLE NORTE
172	SKY CROSSING/PASSAGE	208	VENTURE AT BLACK MOUNTAIN
173	SKY CROSSING/SUMMIT	209	VERDON
174	SKY CROSSING/VENTURE II PARCEL 5.1	210	VILLAS AT TRELIS, THE
175	SKY CROSSING/VENTURE II PARCEL 5.2	211	VILLE DI FIRENZE
176	SOLITUDE	212	VISTANCIA VILLAGE/AGAVE RIDGE
177	SONORAN COLINA	213	VISTANCIA VILLAGE/ALICANTE
178	SONORAN FOOTHILLS/24 NORTH	214	VISTANCIA VILLAGE/ARIA
179	SONORAN FOOTHILLS/FUTURE	215	VISTANCIA VILLAGE/CASSIA
180	SONORAN GATE DISCOVERY	216	VISTANCIA VILLAGE/CHAPARRAL C.



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