

FOR LEASE – OUTPATIENT MEDICAL BUILDING

welltower

# BILTMORE MEDICAL MALL

2222 E HIGHLAND AVE  
PHOENIX, AZ 85016

ARIZONAMOB.COM

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**MOB**  
MEDICAL OFFICE BROKERS

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# EXECUTIVE SUMMARY

**BILTMORE MEDICAL MALL**  
**2222 E HIGHLAND AVE**  
**PHOENIX, AZ 85016**



## LOCATION DESCRIPTION

Centrally located in Phoenix's premier Camelback Corridor, Biltmore Medical Mall is less than one mile to both the SR-51 and Biltmore Fashion Park. Patients and staff will enjoy the dozens of restaurants and extensive amenities in the area. Biltmore Medical Mall is the only Class A medical office in the Biltmore Proper area.

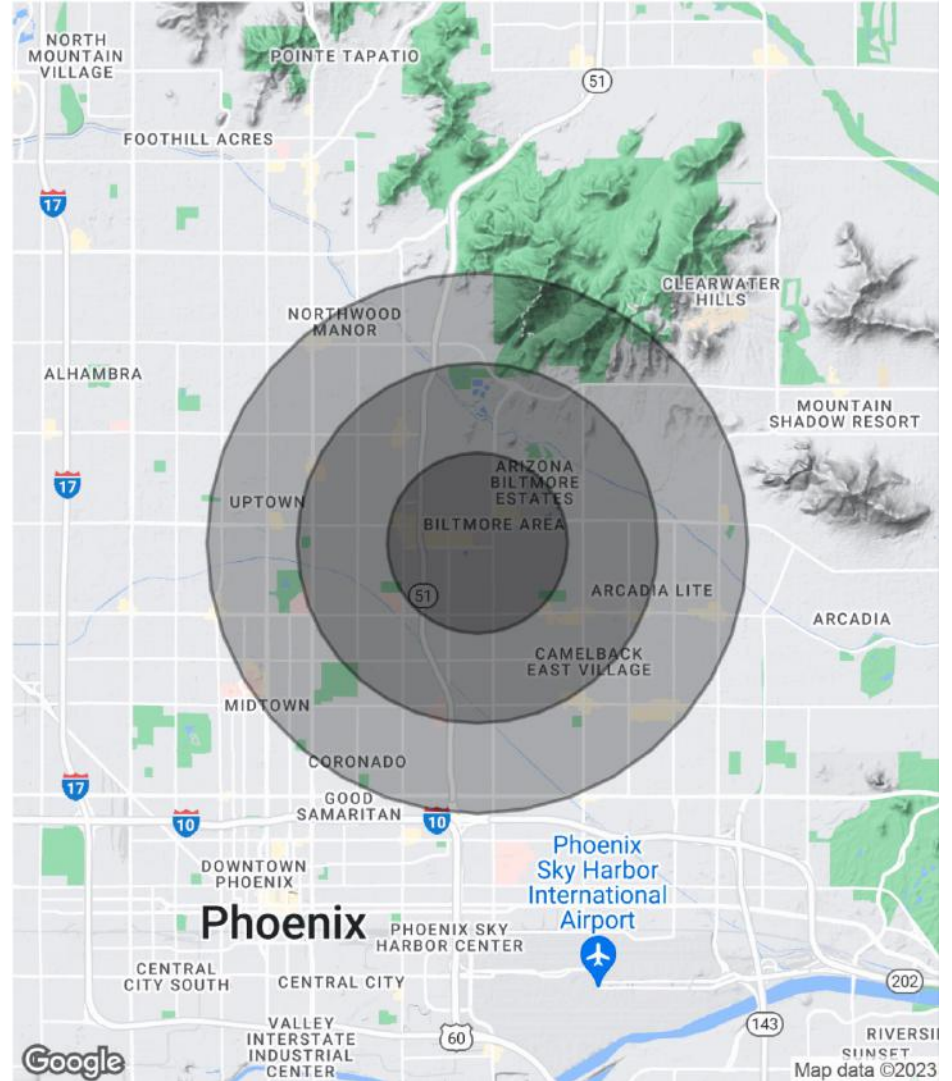
## PROPERTY HIGHLIGHTS

- 152,600 SF Class A outpatient medical building
- Onsite property management
- Two on-site ambulatory surgery centers
- Onsite common area conference/meeting room
- 5/1,000 parking with a direct access parking on the 1st and 2nd floors
- Easy access to downtown Phoenix and minutes away from countless restaurants, shopping and hotels
- Adjacent to affluent Biltmore & Arcadia housing markets

# DEMOGRAPHICS

**BILTMORE MEDICAL MALL**  
**2222 E HIGHLAND AVE**  
**PHOENIX, AZ 85016**

Population	1 Mile	2 Mile	3 Mile
Total Population	14,072	57,936	130,897
Average Age	37.7	36.9	36.0
Average Age (Male)	37.0	36.9	35.4
Average Age (Female)	40.1	37.7	36.8
<b>Households</b>			
Total Households	7,144	27,175	56,860
# of Persons per HH	2.0	2.1	2.3
<b>Income</b>			
Average HH Income	\$77,511	\$68,730	\$65,575
Average House Value	\$585,445	\$365,570	\$356,797

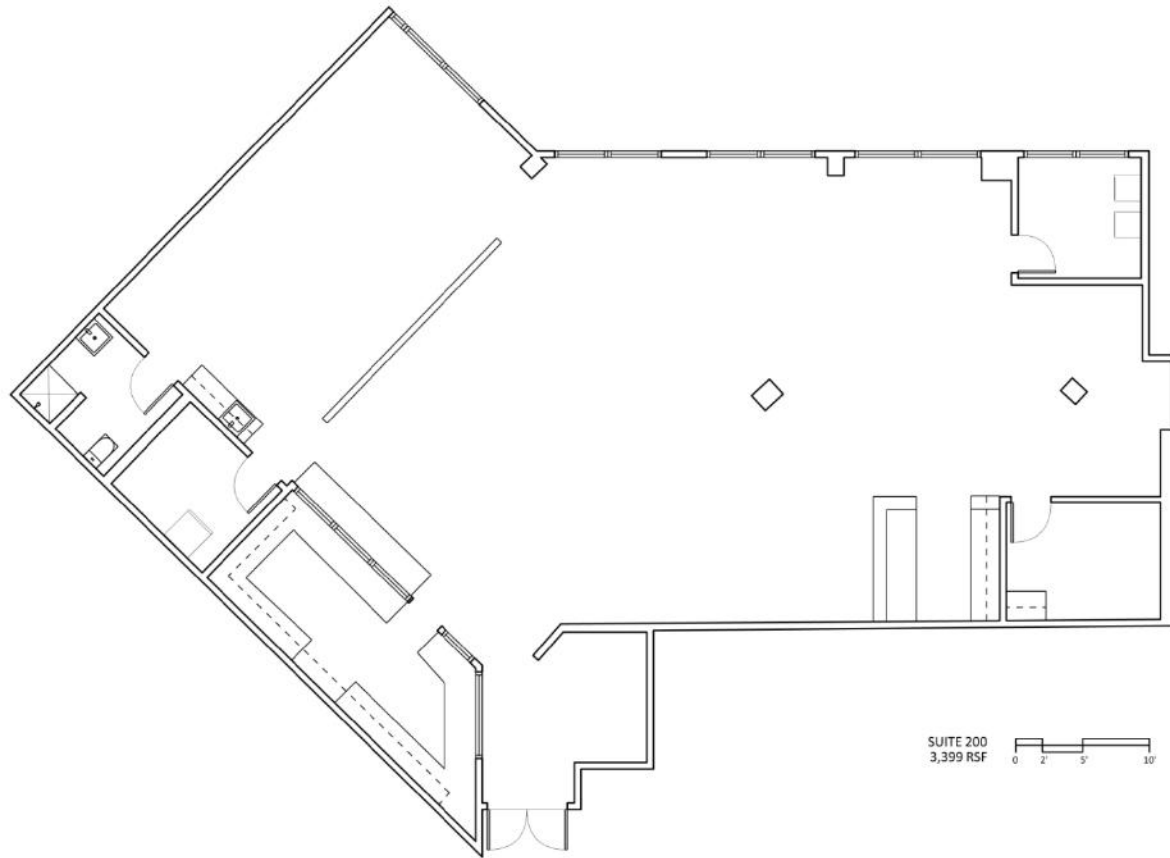


# AERIAL OVERVIEW



# BILTMORE MEDICAL MALL

2222 N HIGHLAND AVE



**SUITE 200 – 3,399 RSF AS-BUILT**

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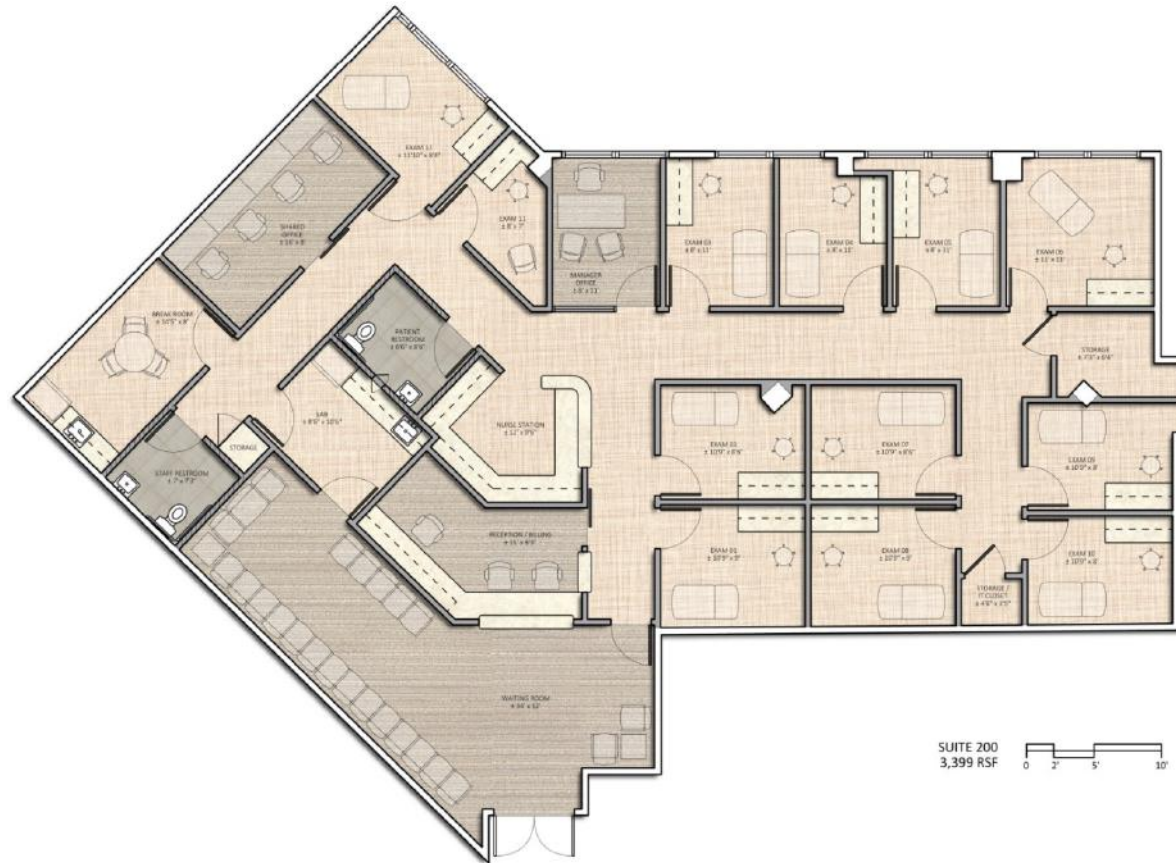
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# BILTMORE MEDICAL MALL

2222 N HIGHLAND AVE



## SUITE 200 – 3,399 RSF SPEC

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