

GRANITE
VALLEY
MEDICAL
OFFICE

Medical Offices in Premier Trafficked location Directly Across the Street from Banner Del Webb



14506 W GRANITE VALLEY DR | SUN CITY WEST, AZ 85375

OWNED BY

LEASING BY

HEALTHCARE
REALTY

 **Kidder
Mathews**

GRANITE VALLEY MEDICAL OFFICE



Medical Office Spaces Available on Campus at Banner Del E. Webb

ADDRESS	14506 W Granite Valley Dr Sun City West, AZ 85375
SIZE	39,671 SF
STORIES	2
PARKING	Ample surface parking with covered spaces available
YEAR BUILT	1990



GRANITE VALLEY MEDICAL OFFICE



AVAILABILITIES

SUITE 201/206	10,234 SF	SUITE 217*	1,049 SF
SUITE 209	2,174 SF	SUITE 221*	810 SF
SUITE 214	1,369 SF	SUITE 222	1,589 SF

**contiguous to 1,859 SF*



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Property Features



TI PACKAGES

Generous tenant improvement packages available



UNBEATABLE LOCATION

Premier heavily trafficked location directly across the street from Banner Del E. Webb Medical Center



HEALTHCARE SYNERGY

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



ACCESS

Convenient location with proximity to Loop 303 and Grand Ave, providing access to all parts of the NW Valley



PARKING

Ample parking ratio of 4,92/1,000 with covered spaces available for tenants



WELL MAINTAINED

Lush landscaping and well-maintained grounds on a campus setting



GRANITE VALLEY MEDICAL OFFICE

W Granite Valley Dr

N Dachtler Dr

N Meeker Ln

BANNER DEL E. WEBB MEDICAL CENTER

Specialties include acute medical and surgical care, critical care, orthopedic surgery, cardiology, obstetrics and gynecology

Nationally recognized for excellent stroke care

Easily accessible with a strategic location along W Meeker Blvd, and close to the 303 freeway

The connection your employees need and your patients deserve.

5 min

DRIVE TO LOOP 303 ACCESS

3 min

WALK TO BANNER DEL E WEBB HOSPITAL

2 min

DRIVE TO NEARBY RETAIL & AMENITIES

1 min

DRIVE TO US 60



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For additional leasing information, contact

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