

# McDowell Medical Center

1010 E McDowell Rd  
Phoenix, AZ 85006

## Property Summary

<b>BUILDING SIZE:</b>	±62,851 SF
<b>YEAR BUILT:</b>	1975, refurbished in 2021
<b>STORIES:</b>	5
<b>PARKING RATIO:</b>	5.30/1,000 Surface
<b>SIGNAGE:</b>	Monument Sign   Electronic Directory
<b>LEASE RATE:</b>	\$16.50 - \$19.50/SF NNN

## Current Availability

SUITE	SIZE	RATE	CONDITION	LINKS
<b>Lower 1</b>	±3,613 RSF	\$16.50	Built-out Behavioral Health	<a href="#">Space Plan</a>   <a href="#">Virtual Tour</a>
<b>Lower 4</b>	±3,470 RSF	\$16.50	Shell space	<a href="#">Space Plan</a>
<b>Suite 102</b>	±2,544 RSF	\$19.50	Spec Suite	<a href="#">Space Plan</a>   <a href="#">Virtual Tour</a>
<b>Suite 400</b>	±4,141 RSF	\$16.50	2nd Generation	<a href="#">Space Plan</a>

## Location Highlights



Convenient access to I-10, SR-51, and I-17 as well as public transportation



Close to mature neighborhoods and established retail and dining



Across the street from Banner University Medical Center



High visibility fronting McDowell Rd, a major east-west arterial street



Convenient surface parking, covered parking available



±10 minutes to Phoenix Sky Harbor

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