

FOR LEASE – OUTPATIENT MEDICAL BUILDING

Well
tower



BILTMORE MEDICAL MALL

2222 E HIGHLAND AVE
PHOENIX, AZ 85016

ARIZONAMOB.COM

AARON KUHL
602-525-1491
AARON@ARIZONAMOB.COM

MICHAEL MORTON
480-323-0714
MICHAEL@ARIZONAMOB.COM

TAVAN RASOR
602-737-3377
TAVAN@ARIZONAMOB.COM

MOB
MEDICAL OFFICE BROKERS

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.

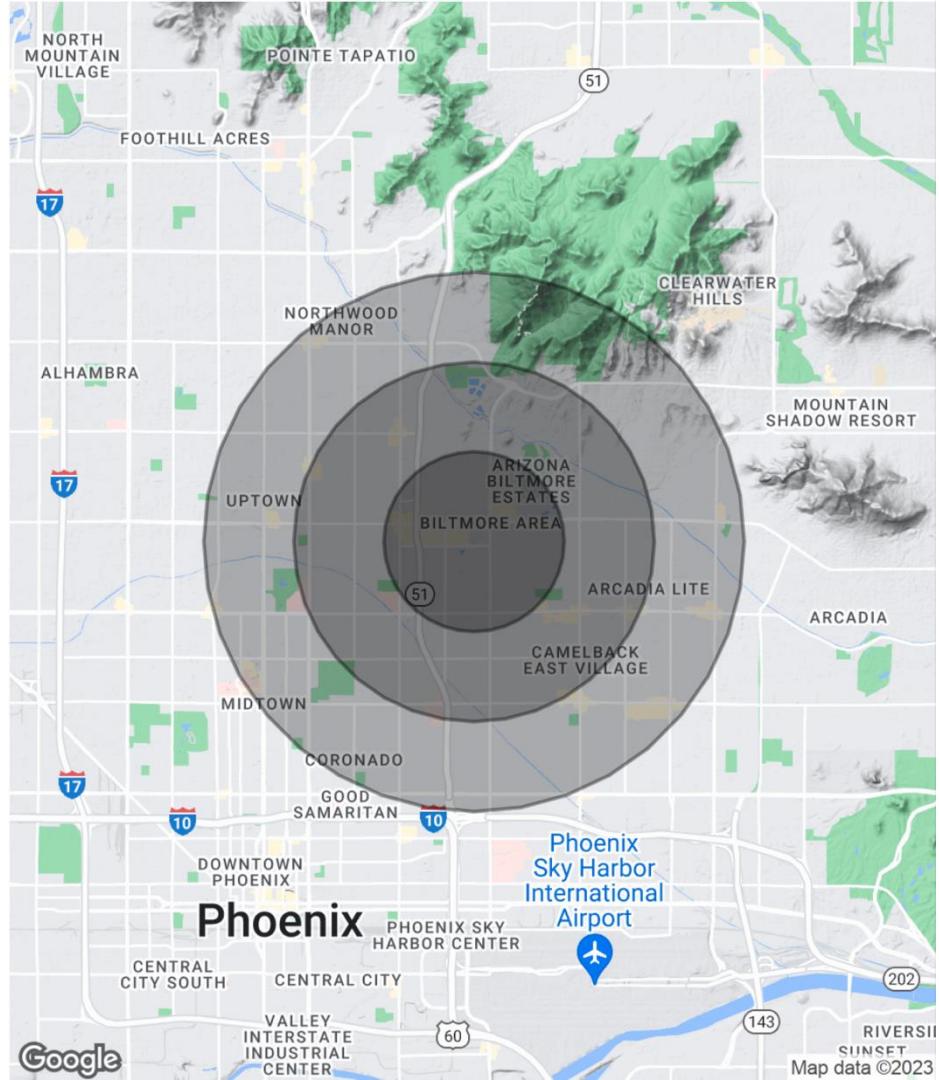
PROPERTY HIGHLIGHTS

- 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 |
| Households | | | |
| Total Households | 7,144 | 27,175 | 56,860 |
| # of Persons per HH | 2.0 | 2.1 | 2.3 |
| Income | | | |
| Average HH Income | \$77,511 | \$68,730 | \$65,575 |
| Average House Value | \$585,445 | \$365,570 | \$356,797 |



AERIAL OVERVIEW



BILTMORE MEDICAL MALL

2222

AARON KUHL
602-525-1491

AARON@ARIZONAMOB.COM

MICHAEL MORTON
480-323-0714

MICHAEL@ARIZONAMOB.COM

TAVAN RASOR
602-737-3377

TAVAN@ARIZONAMOB.COM

ARIZONAMOB.COM

DISCLAIMER

Although the information furnished regarding property for sale, lease, or financing is from sources deemed reliable, no warranty or representation, express or implied, is made as to the accuracy of the information contained herein. It is submitted subject to errors, omissions, change of price, rental, or other conditions prior to sale, lease, or financing, or withdrawal without notice. If anything in this document references terms of a transaction, please note that nothing is binding until a contract is fully signed by all of the required parties. Thank you.

MOB
MEDICAL OFFICE BROKERS

© 2025 MEDICAL OFFICE BROKERS