

# PLANO MOB III

4001 W. 15th Street Plano, TX 75093

Medical Office For Lease

2,537 - 4,774 SF



Leasing Information:  
214.461.2388

**Lincoln**

**Banks Newton**  
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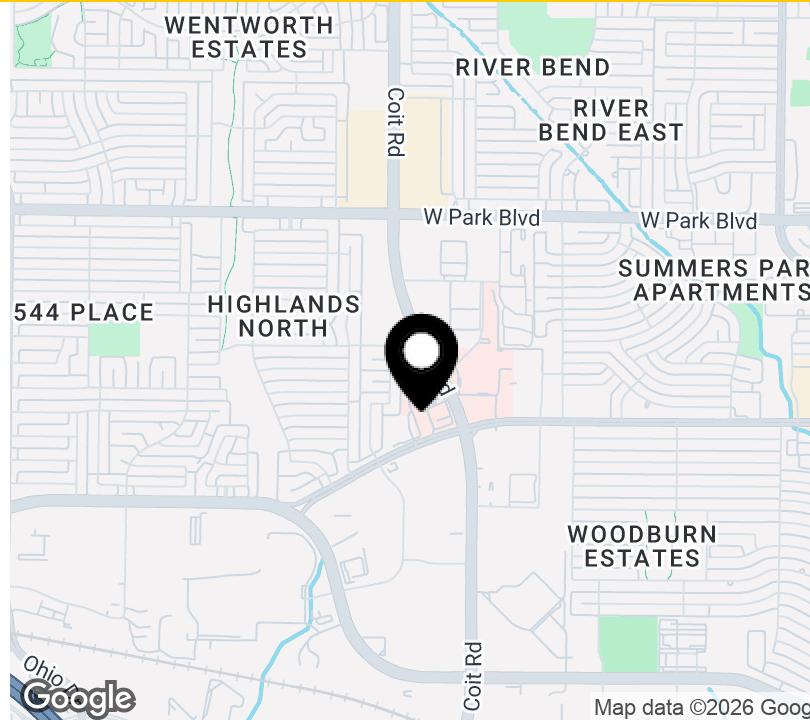
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## Office Medical For Lease

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### Property Highlights

- Move-in Ready Suites
- Ample Parking
- Strong Institutional Ownership
- Generous Tenant Improvement Allowances Available

### Location Overview

Plano Medical Office Building III is a Class A MOB with Institutional ownership that is connected to the Campus of Medical City - Plano via skybridge. This four story, 96,000 RSF, MOB is located on the NWC of W. 15th Street and Coit Road in the heart of Plano, Texas. The building has several move in ready spaces for different specialty size requirements.

| Availabilities | SF       |
|----------------|----------|
| Suite 375      | 2,643 SF |
| Suite 465      | 4,774 SF |
| Suite 490      | 2,537 SF |

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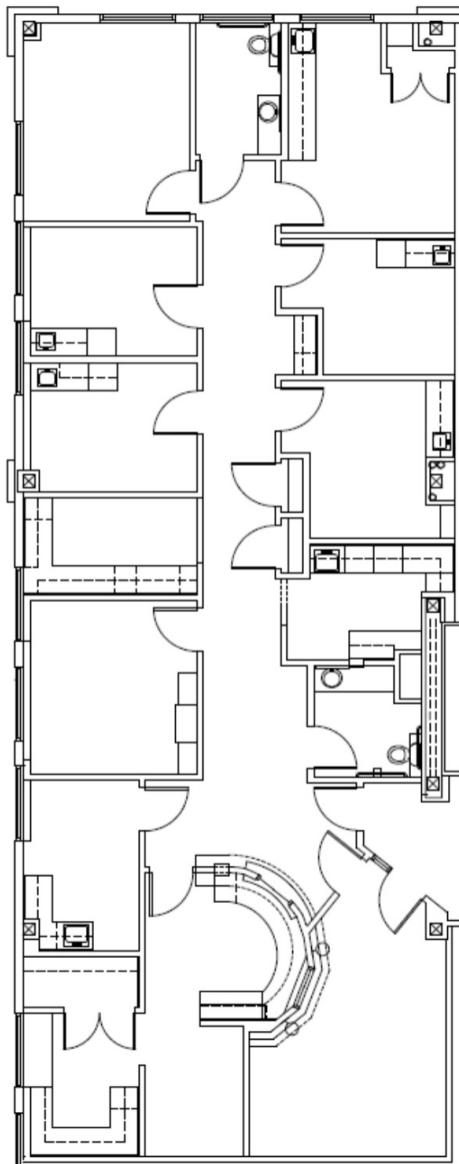
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Suite 375

2,643 SF



## Suite

Suite 375

## Size

2,643 SF

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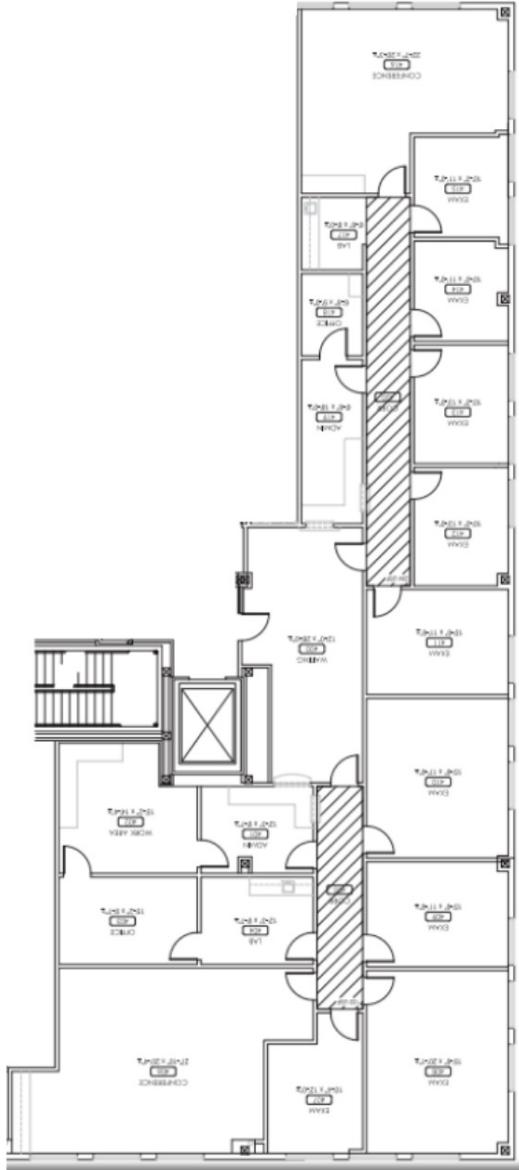
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Suite 465

4,774 SF



## Suite

Suite 465

## Size

4,774 SF

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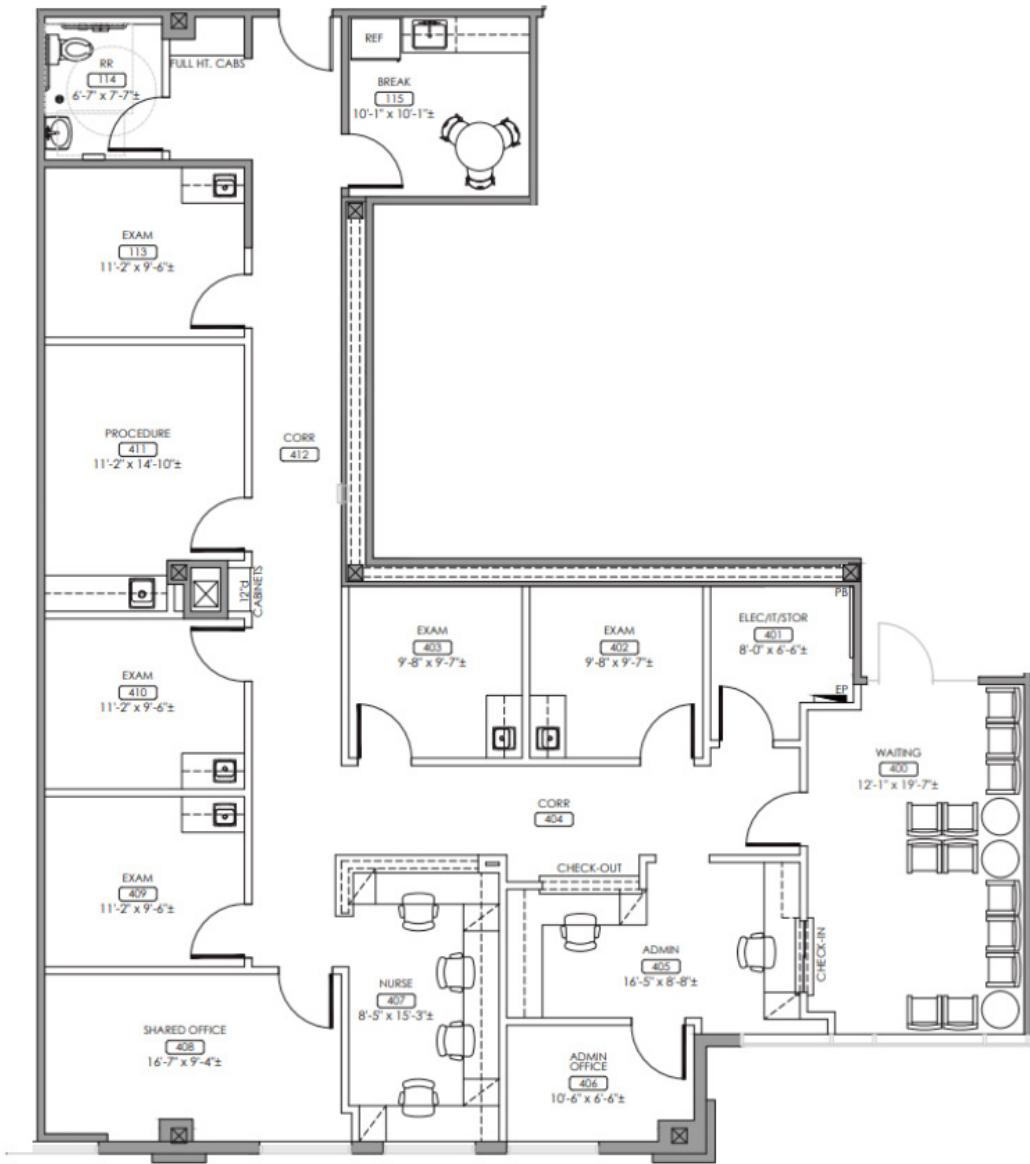
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Suite 490

2,537 SF



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**Suite**

Suite 490

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**Size**

2,537 SF

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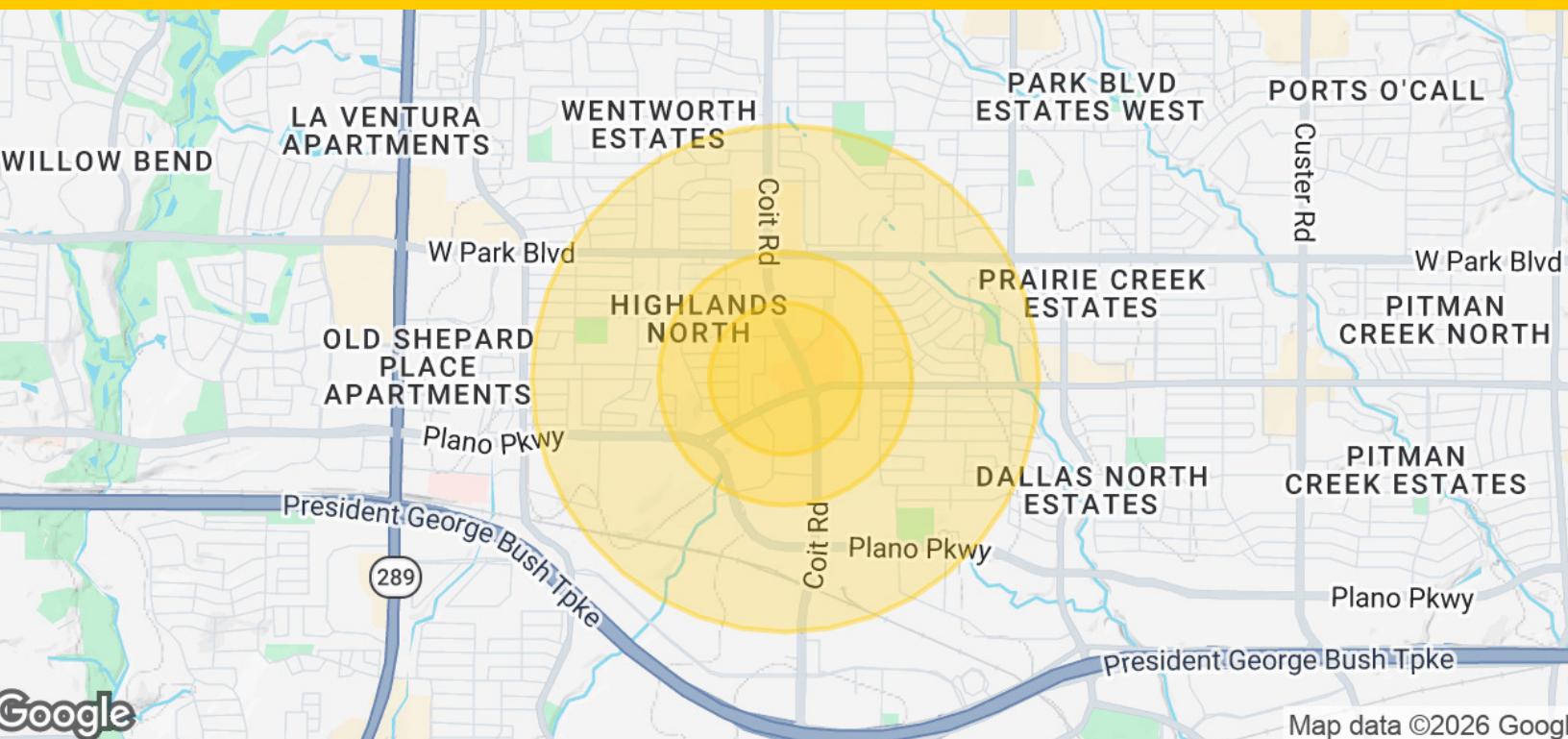
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## Demographics Map & Report

2,537 - 4,774 SF



| Population           | 0.3 Miles | 0.5 Miles | 1 Mile    |
|----------------------|-----------|-----------|-----------|
| Total Population     | 1,153     | 3,137     | 12,725    |
| Average Age          | 47        | 48        | 44        |
| Average Age (Male)   | 43        | 44        | 42        |
| Average Age (Female) | 50        | 51        | 46        |
| Households & Income  | 0.3 Miles | 0.5 Miles | 1 Mile    |
| Total Households     | 465       | 1,306     | 5,229     |
| # of Persons per HH  | 2.5       | 2.4       | 2.4       |
| Average HH Income    | \$108,244 | \$107,784 | \$117,559 |
| Average House Value  | \$443,405 | \$430,123 | \$401,196 |

Demographics data derived from AlphaMap

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