



HOSPITAL FOR SALE OR LEASE (Ideal for: Hospital, Long-term Care, Mental Health, ASC, Urgent Care or Senior Living)

GRAND PRAIRIE GENERAL HOSPITAL

2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051

Broker Contact:

Gregory McLane
214.923.0076
Greg@Corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.

HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051

INVESTMENT HIGHLIGHTS

- Central location surrounded by major employers.
- Flexible floor plan provides options for multiple users.
 - Hospital
 - ASC
 - Long-term Care
 - Mental Health
- Funding available for tenant improvements
- History of strong profitability
- Partially renovated facility



Broker Contact:

Gregory McLane
214.923.0076
Greg@corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.

HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051

ABOUT THE PROPERTY

Grand Prairie General Hospital operated as a highly profitable, privately-owned hospital serving patients in the D/FW area until 2019 when the facility was closed. Conveniently located in the mid cities, it is minutes from D/FW airport and equidistant from Fort Worth and Dallas. The hospital was built in 1979 and did business in the 1980's as Dallas/Fort Worth Medical Center. The property was purchased and upgraded by Renaissance Hospital in 2004. The hospital was purchased recently by a group of investors who made substantial improvements to the interior.

The hospital campus, which comprises approximately 21 acres, includes a 41-bed short term acute care hospital with 230,364 SF, as well as a two-story, 29,837 SF medical office building. There is also a separate plant operations building and 5.89 acres of excess land. In addition, floors 2 through 6 of the south patient tower provide another 150 flexible patient rooms in a partially completed condition that includes some framing, med gases, HVAC, sprinklers and electrical in place. These additional rooms could be used to provide behavioral health or rehabilitation hospital capacity, or expand the hospital's inpatient beds. The second floor of the medical office building containing approximately 14,919 square feet also remains in an unfinished condition and could be built out to specifications.

The property is located in a commercial corridor with both residential developments and numerous employers. Some of the area employers include, AT&T Stadium, Globe Life Field, Six Flags Over Texas, Lockheed Martin, General Motors, Bell Helicopter, Lone Star Park, Siemens, Poly-America, Pitney Bowes, and many others. The Veterans Administration owns the adjacent. There are more than 152,000 employees within five miles of the facility and almost 300,000 residents.

The owners are interested in entertaining offers to purchase or lease the property including options to subdivide the property for various uses.



Broker Contact

Gregory McLane
214.923.0076
Greg@corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.

HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051

AMENITIES

- 31 Private Patient Rooms
- 10 ICU Rooms
- 150 flexible patient rooms
- 8 Operating Rooms
- Endoscopy Rooms
- Cardiac Cath Lab
- CT Scanner
- Emergency Room
- Labor & Delivery Area
- Pharmacy
- Lab
- Radiology
- Office/Education Center
- Cafeteria & Kitchen

SAMPLE SERVICES (HISTORIC)

- Emergency
- Gastroenterology
- Sleep Lab
- Cardiology
- Orthopedic
- Bariatric
- Spine Services



Broker Contact:

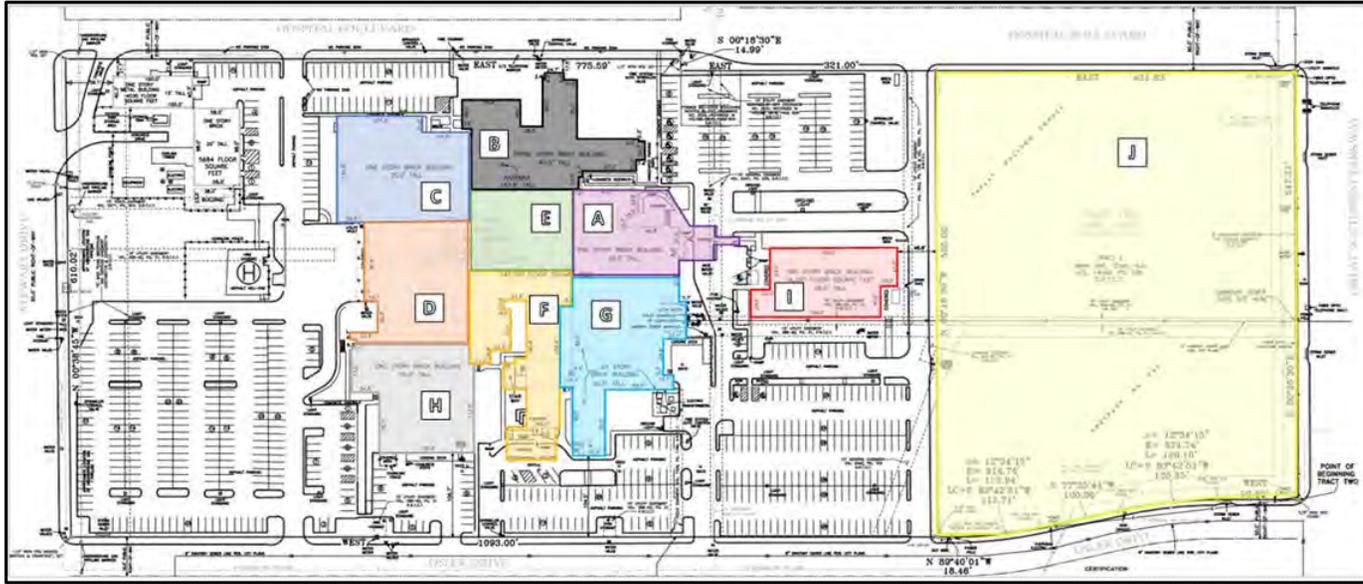
Gregory McLane
214.923.0076
Greg@corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.

HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051



POTENTIAL PROPERTY DIVISION

Broker Contact:

Gregory McLane
214.923.0076
Greg@corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.

Texas General Area Measurements

Section	User Type	Name	Floor	SF	Description
G	Behavioral Health	South Tower	2	13,144	Unfinished Rooms
G	Behavioral Health	South Tower	3	13,144	Unfinished Rooms
G	Behavioral Health	South Tower	4	13,144	Unfinished Rooms
G	Behavioral Health	South Tower	5	13,144	Unfinished Rooms
G	Behavioral Health	South Tower	6	13,144	Unfinished Rooms
A	Hospital	Entry	1	17,864	Main entry, admin offices, dining
B	Hospital	Labor & Delivery	1	17,470	Patient rooms, nursery, doctor sleep, C section OR
B	Hospital	North Tower	2	12,465	Patient Rooms
B	Hospital	North Tower	3	12,465	Patient Rooms
E	Hospital	Lab, Radiology	1	17,212	Lab, radiology, OR waiting, medical records
F	Hospital	CCU	1	13,165	CCU, MRI Radiology waiting,
G	Hospital	Kitchen/pharmacy	1	19,371	Doc lounge, dining, kitchen, pharmacy, recovery
H	Hospital	Back office	1	17,721	Central supply, housekeeping, office, maintenance, hydrotherapy
C	Surgery Center	OR	1	20,946	Operating rooms, PACU, locker rooms
D	Surgery Center	ER	1	19,109	ER, Physical therapy, cardiac cath
I	Medical Office Bldg	Office Space	1,2	28,534	2nd floor unfinished
J	Excess Land	5.88 Acres			

HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

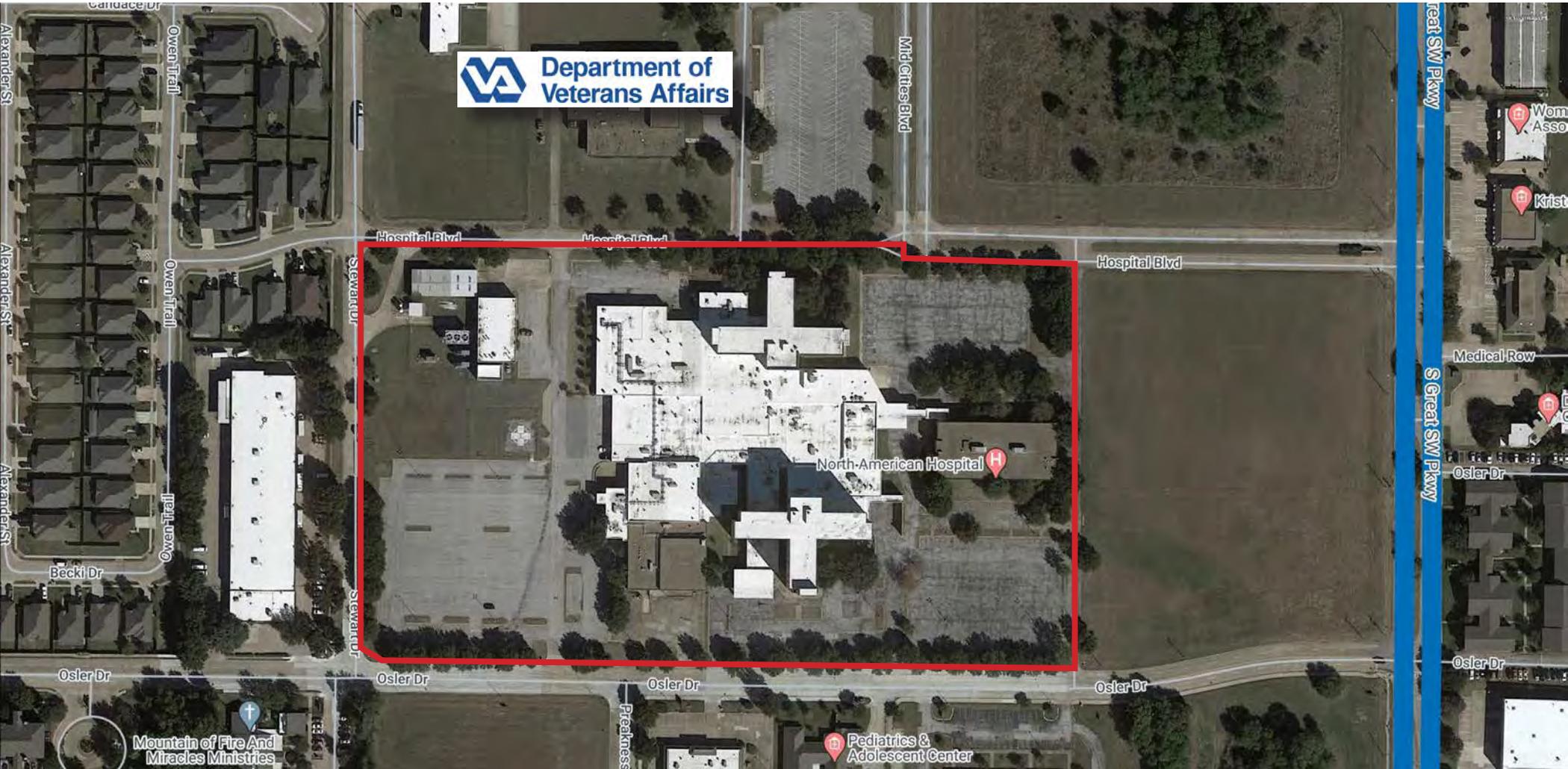
2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051



HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051



Broker Contact:

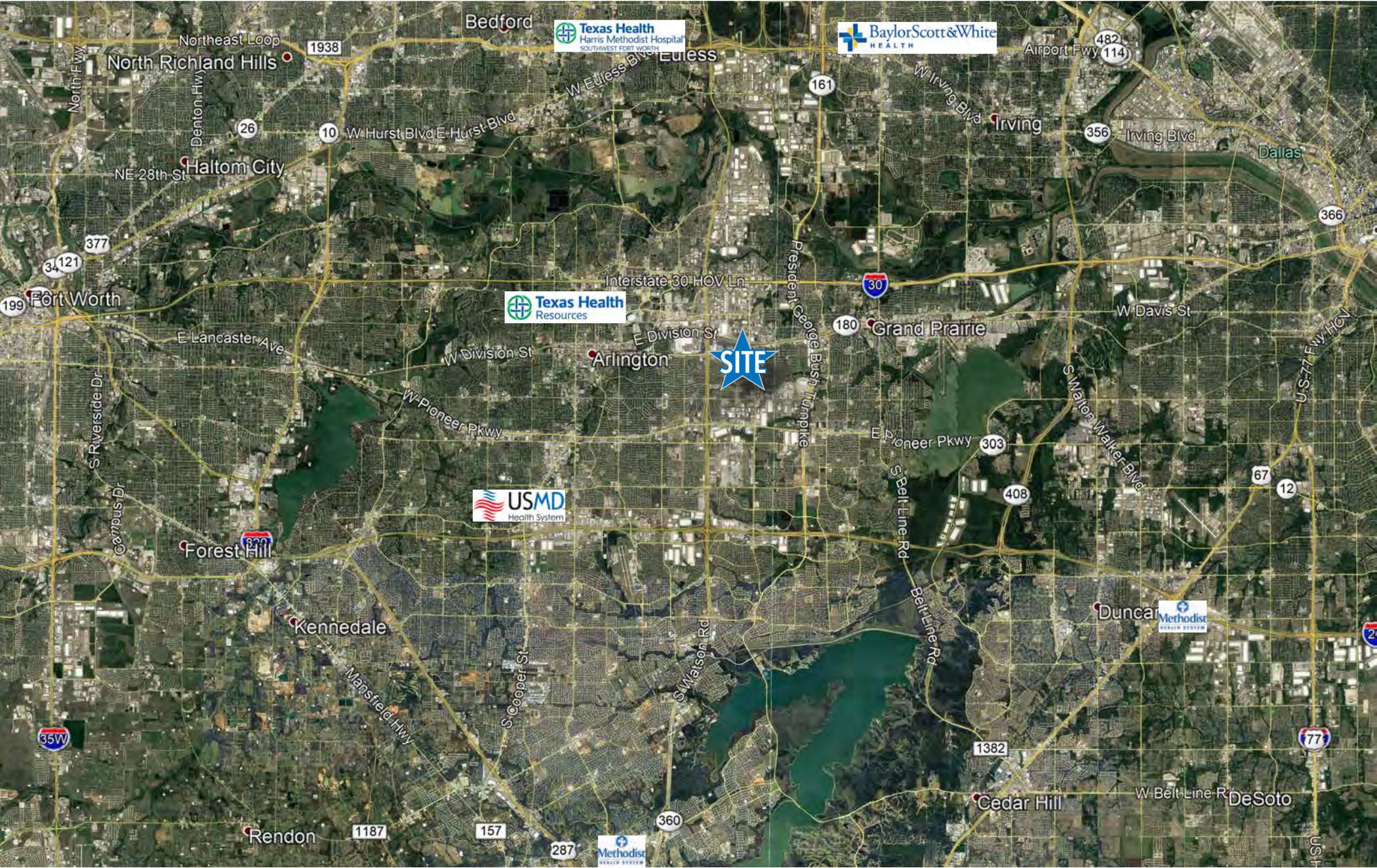
Gregory McLane
214.923.0076
Greg@corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.

HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

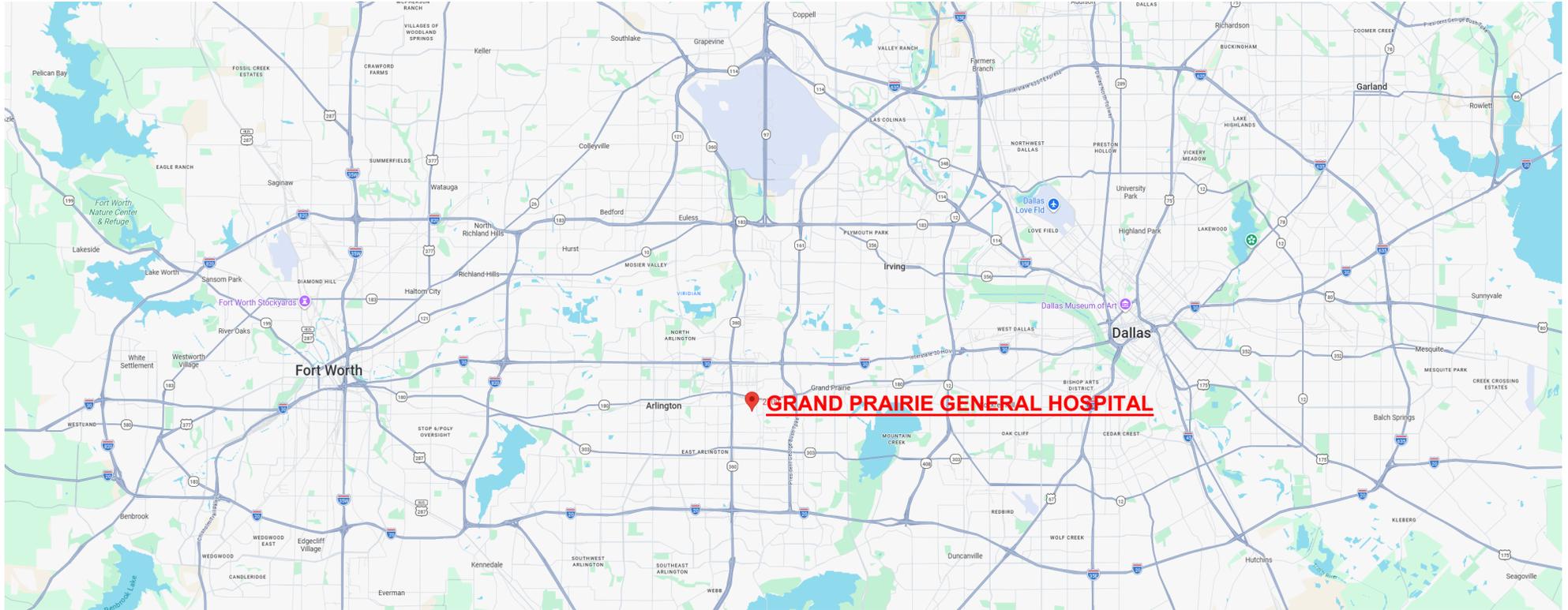
2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051



HOSPITAL FOR SALE OR LEASE

GRAND PRAIRIE GENERAL HOSPITAL

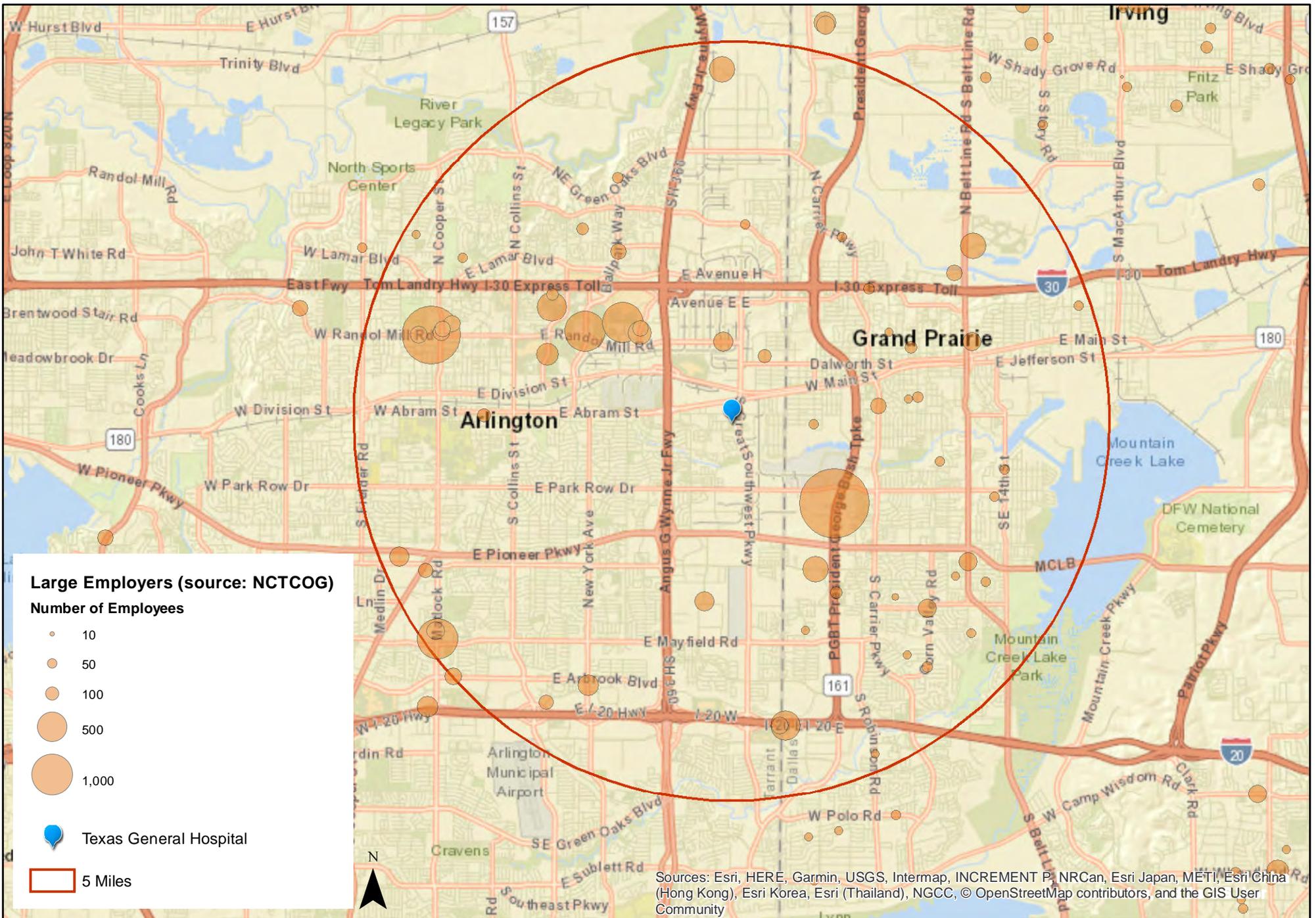
2709 HOSPITAL BLVD | GRAND PRAIRIE, TEXAS 75051



Broker Contact:

Gregory McLane
214.923.0076
Greg@corbanrealty.com

The information provided herein was obtained from sources believed reliable; however, Corban Realty Corp. makes no guarantees, warranties or representations as to the completeness of accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease, or withdrawal without notice. Copyright © 2026 Corban Realty Corp.



1 inch = 1.97 miles

Approximately 17,000 employees in NCTCoG database of large employers within 5-mile radius of Texas General Hospital.

Grand Prairie ED, IT-GIS; NCTCoG