

±1,167 SF

**GENERAL OFFICE SPACE
AVAILABLE FOR LEASE**

This ±15,147 SF multi-tenant medical office building provides an ideal location for businesses seeking a presence in the growing Gold Canyon market.

Suite 2 is available for lease and offers a functional layout with a welcoming reception area and private office.

Benefit from excellent visibility on Kings Ranch Rd and the convenience of nearby US-60 freeway access.

\$22.00 F/S Lease Rate



**MONUMENT
SIGNAGE**



**HIGHWAY
ACCESS**



**GROWING
MARKET**

GOLD CANYON MEDICAL CENTER

6410 S KINGS RANCH RD, SUITE 2 | GOLD CANYON, AZ 85118



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Suite 2, within this well-located multi-tenant building, offers a functional and adaptable workspace.

Building ±15,147 SF Multi-Tenant Medical Office

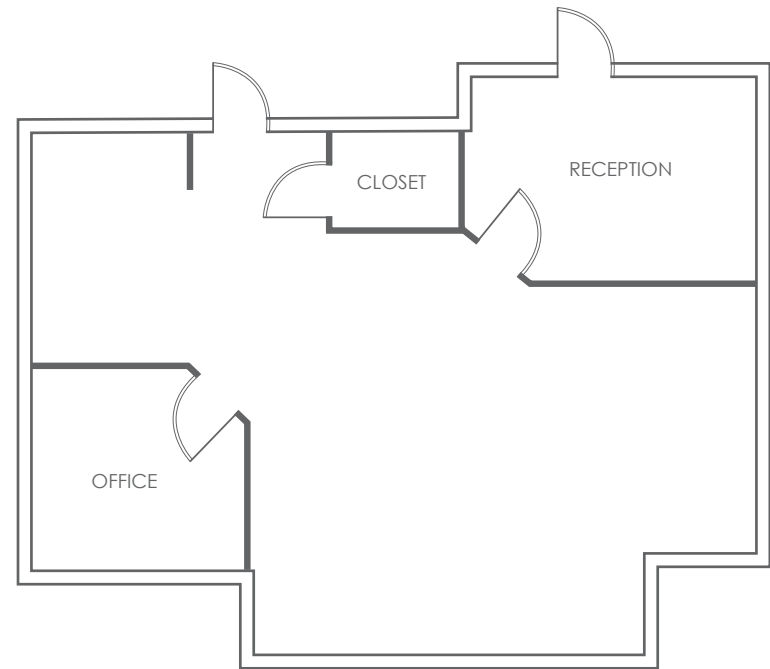
Year Built 1997

Zoning CB-1, City of Gold Canyon

Lease Rate \$22.00 Full Service

Available Suite 2 (1,167 SF) General Office

6410 S KINGS RANCH RD, SUITE 2 | GOLD CANYON, AZ 85118



MONUMENT SIGNAGE

Prominent double sided signage facing S Kings Ranch Rd



PATIENT DROP-OFF DRIVEWAY

Convenient semicircular drop-off loop giving all patients front-door access

