

7725 N 43rd Ave | Phoenix, AZ 85051



PROPERTY OVERVIEW

Ideally located within a thriving core medical and hospital hub of Phoenix

Comprised of four 2-story multi-tenant medical offices this complex offers an inviting courtyard for tenants and clients to gather and lower-level suite options for additional privacy. Property is located just south of Northern and 43rd Avenue in Phoenix. Select from a variety of general and medical offices to fit your ideal usage needs. Accessibility is everything being minutes to SR 60, I-17 and SR 51. In addition, 4 Valley Hospitals only 6 miles away with nearby popular food and retail shopping. Make the most of your next move as you position your business in the center of a synergistic medical office complex and growing community.

PROPERTY SUMMARY

Type	2-story 4 building multi-tenant complex
Building SF	±41,089 SF
Year of Construction	1985
Lot Size	±76,361 SF / ±2.33 acres
Tax Assessor Parcel Number	151-060-002E
Zoning	PAD, Phoenix
Stories	Two (2)

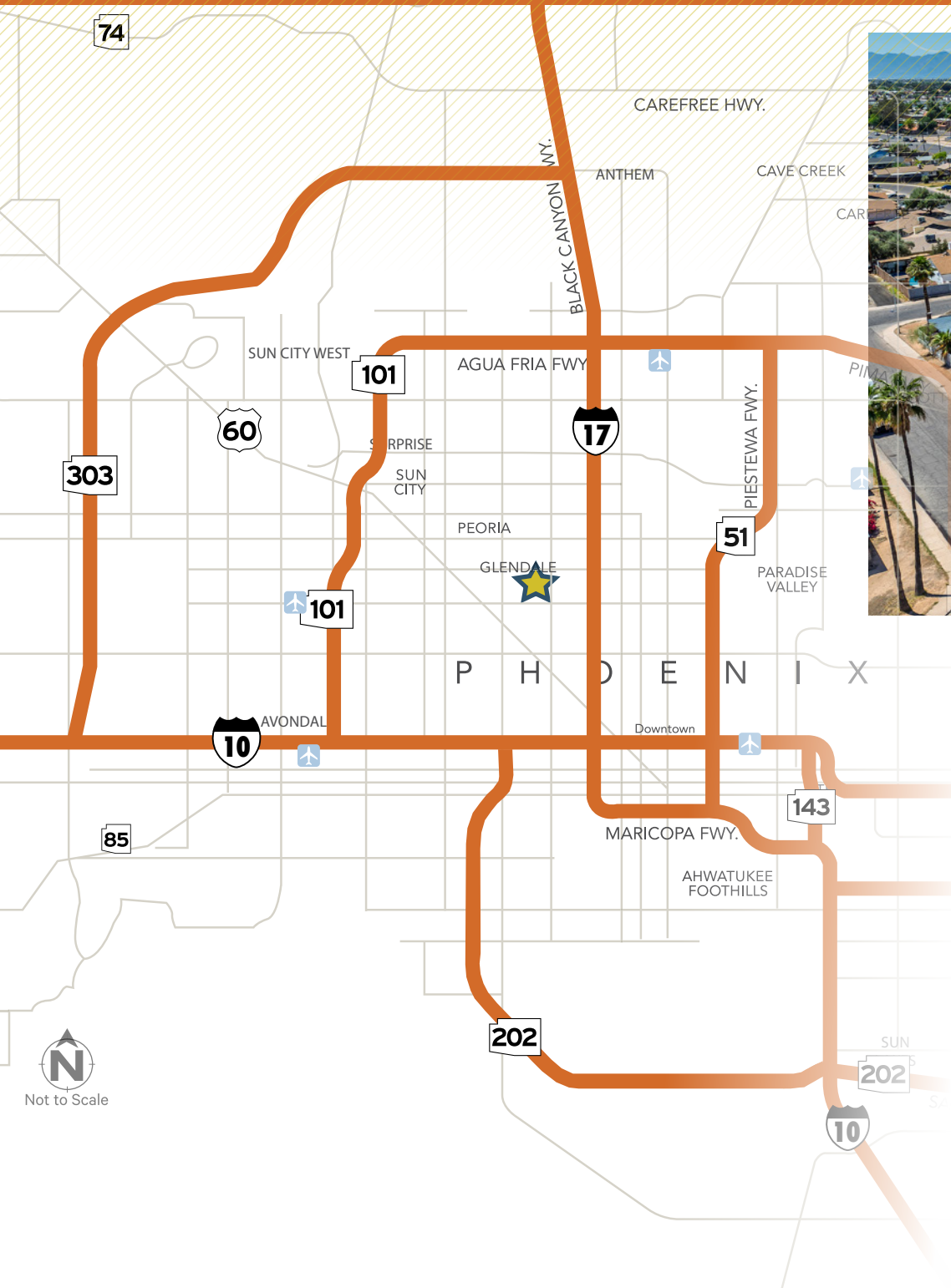
PROPERTY HIGHLIGHTS

- › Prominent street signage
- › Strong community demographics
- › Excellent visibility fronting 43rd Avenue
- › Generous surface & covered parking available
- › Convenient access to SR-60, I-17 and SR-51
- › 6 miles distance to 4 major hospitals
- › 5 minutes from Maryvale Hospital and Banner Thunderbird Hospital
- › Close to established retail stores, events and dining









DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
2024			
Population	24,631	201,135	517,657
Median Household Income	\$61,175	\$57,409	\$51,681

Source: esri

- › 20 minutes to Phoenix Sky Harbor International Airport
- › ±32,370 vehicles per day on North 43rd Avenue

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MEDICAL OFFICE FOR LEASE



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