

PDR Commercial Center

9401-9403 W THUNDERBIRD RD, PEORIA, AZ 85381

FOR LEASE

PDR Commercial Center



FOR MORE INFORMATION

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Executive Summary



OFFERING SUMMARY

Lease Rate:	\$27.50 - 33.00 SF/yr (Full Service, Net Janitorial)
Building Size:	30,186 SF
Available SF:	327 - 4,910 SF
Year Built:	1982
Submarket:	Arrowhead

PROPERTY OVERVIEW

Office and Medical Project. Thunderbird Road frontage

PROPERTY HIGHLIGHTS

- Professionally managed and maintained with strong institutional Ownership
- Frontage on heavily-trafficked Thunderbird Blvd. with prime monument signage
- Established and diverse Tenant mix including primary care, internal medicine, pain management, physical therapy, cardiology, among others.
- Ample patient parking with covered reserved spaces available
- Beautiful courtyard common area with peaceful water fountains and lush landscaping



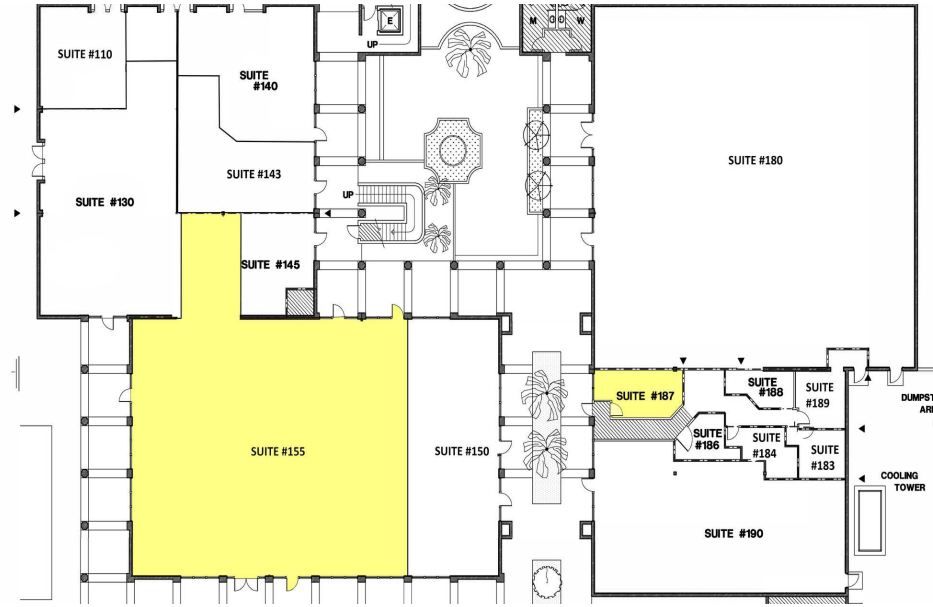
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Available Spaces



SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
187	327 SF	Full Service, Net Janitorial	\$33.00 SF/yr
155	4,910 SF	Full Service, Net Janitorial	\$27.50 SF/yr



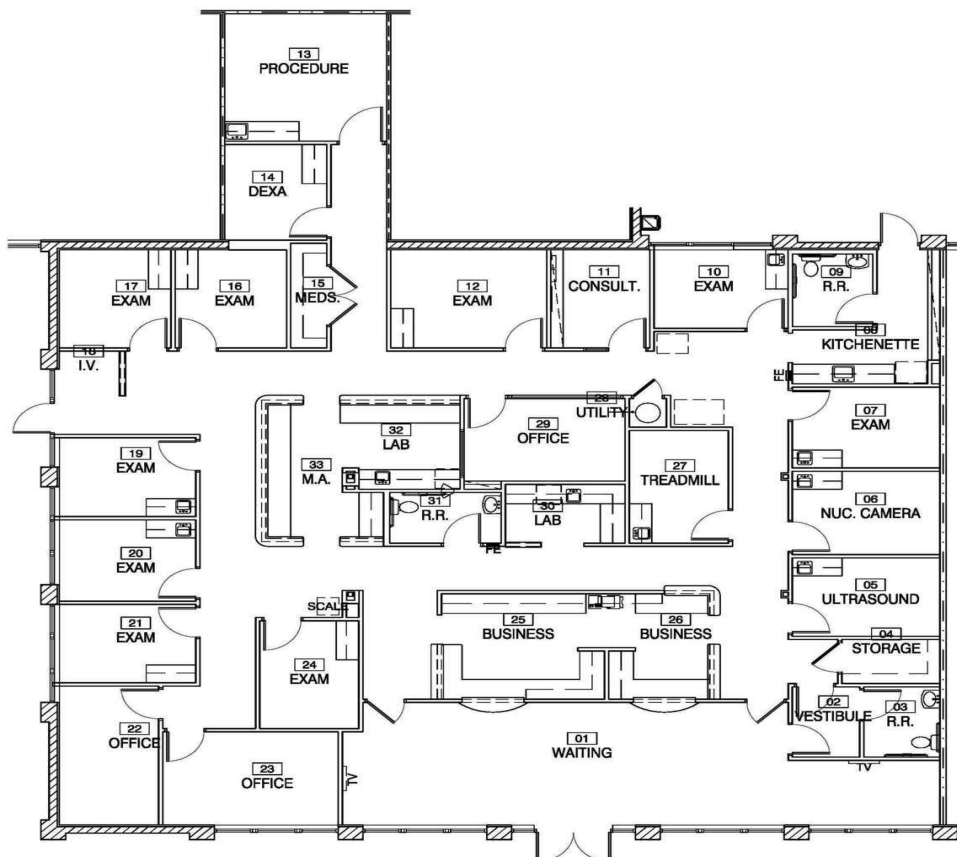
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Floor Plans



COMMERCIAL CENTER
Suite 155 - 4,910 RSF



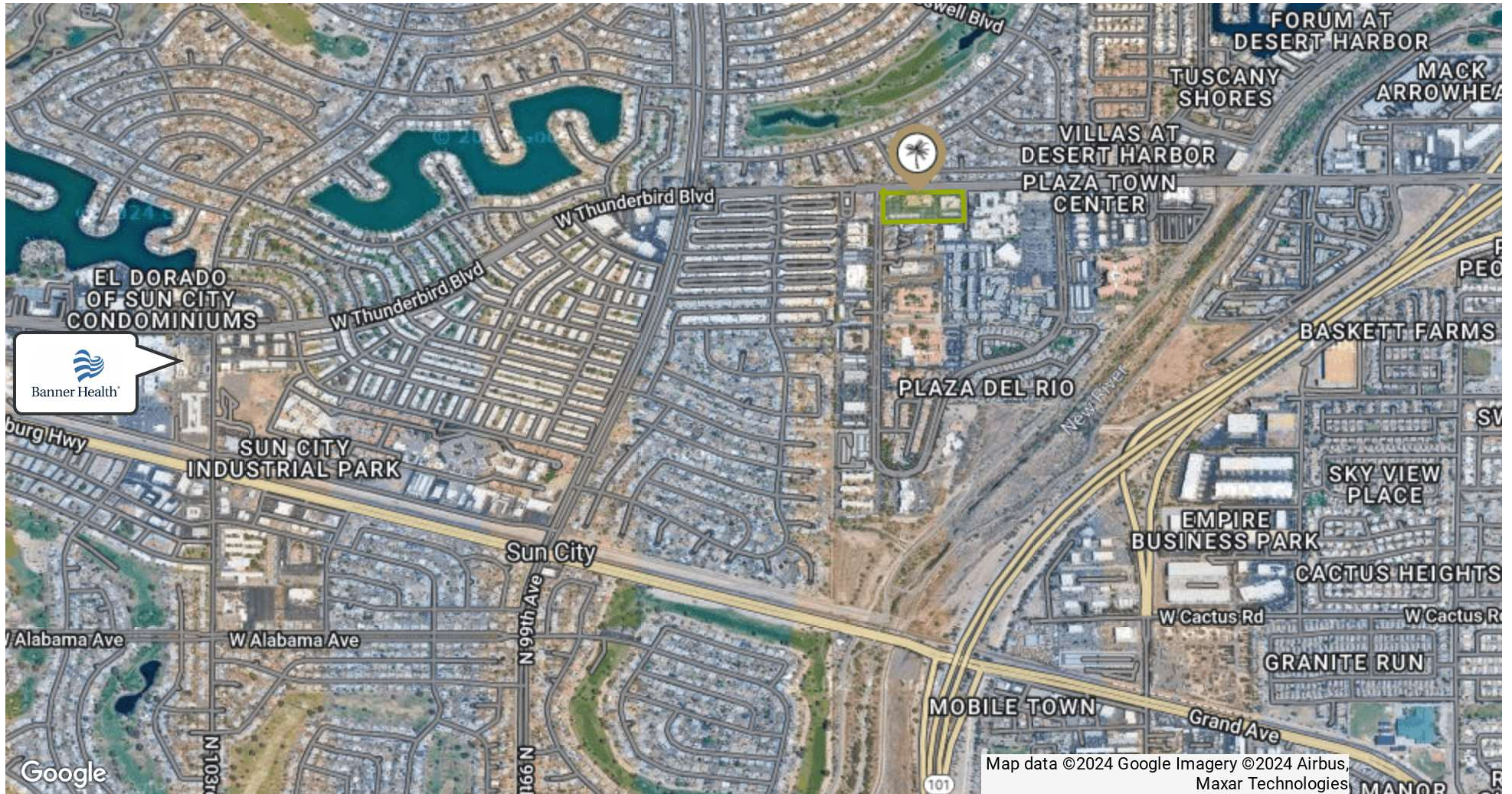
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Retailer Map



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