

MCDOWELL MEDICAL PLAZA

10825 W MCDOWELL ROAD, AVONDALE, AZ 85323



1,971 SF Class A Medical Office Suite for Sublease Along the I-10 Corridor

OWNED BY:



SUBLEASING INQUIRIES:

MICHAEL DUPUY

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Join premier tenants at Avondale's distinguished McDowell Medical Plaza.



68,500 SF 3-story
Class A medical
office building



Newly constructed
in 2020 with high
end common area
finishes



12,458 SF onsite
ambulatory
surgery center
on-site



Building and
monument
signage available
with I-10 exposure



5/1,000 parking
with covered
reserved parking
spaces available

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Great existing synergy in the building with opportunity for strong referral patterns

Highly sought after location within minutes to Abrazo West Campus and Banner Estrella Medical Campus without any hospital restrictions

AVAILABILITIES

Suite 220 1,971 SF Spec Suite \$33.00 NNN

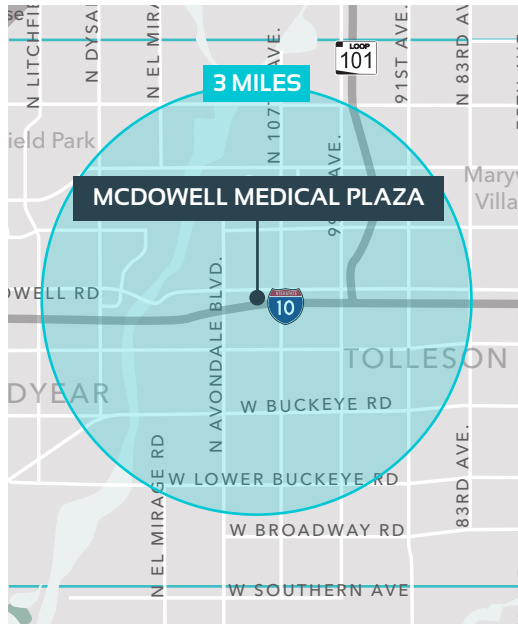


STRATEGIC LOCATION

Excellent located along the I-10 in Avondale, McDowell Mountain Medical is less than one mile to I-10 access, with prominence along the freeway. Banner Estrella and Abrazo West Campus are both less than 10 minutes away, as well as ample restaurants, shopping and hotels.

DRIVE TIMES

2 MIN	to I-10 access
7 MIN	Abrazo West Campus
8 MIN	to Banner Estrella



107,560
Population



\$84,356
HH Income



17,184
Traffic count



LOOP
101

PALMILA



GATEWAY PAVILIONS



MCDOWELL MOUNTAIN MEDICAL



URGENT CARE



FUTURE



MCDOWELL ROAD



N 102TH AVE

GOODYEAR



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