

For lease | Outpatient medical building
Lincoln Medical Plaza II

9327 N 3rd St
Phoenix, AZ 85020

**Get more
information**

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Medical Properties

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Property overview

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Situated at the heart of the HonorHealth John C. Lincoln North Mountain Hospital campus, this property offers exceptional proximity to one of Phoenix's leading healthcare destinations, with seamless access to surrounding residential and business communities.

The adjacent 258-bed hospital is a full-service medical facility and a regional leader in advanced care, featuring:

- American College of Surgeons–verified Level I Trauma Center
- Accredited Primary Stroke Center
- Accredited Chest Pain Center
- Certified Cardiac Arrest Center
- Dedicated specialty surgery unit supporting orthopedic, urology, neurology, and additional surgical disciplines
- Comprehensive inpatient and outpatient rehabilitation services
- Advanced medical imaging services, both inpatient and outpatient
- Fully staffed critical care unit
- State-of-the-art interventional radiology services
- General surgery resident training program, supporting ongoing medical excellence

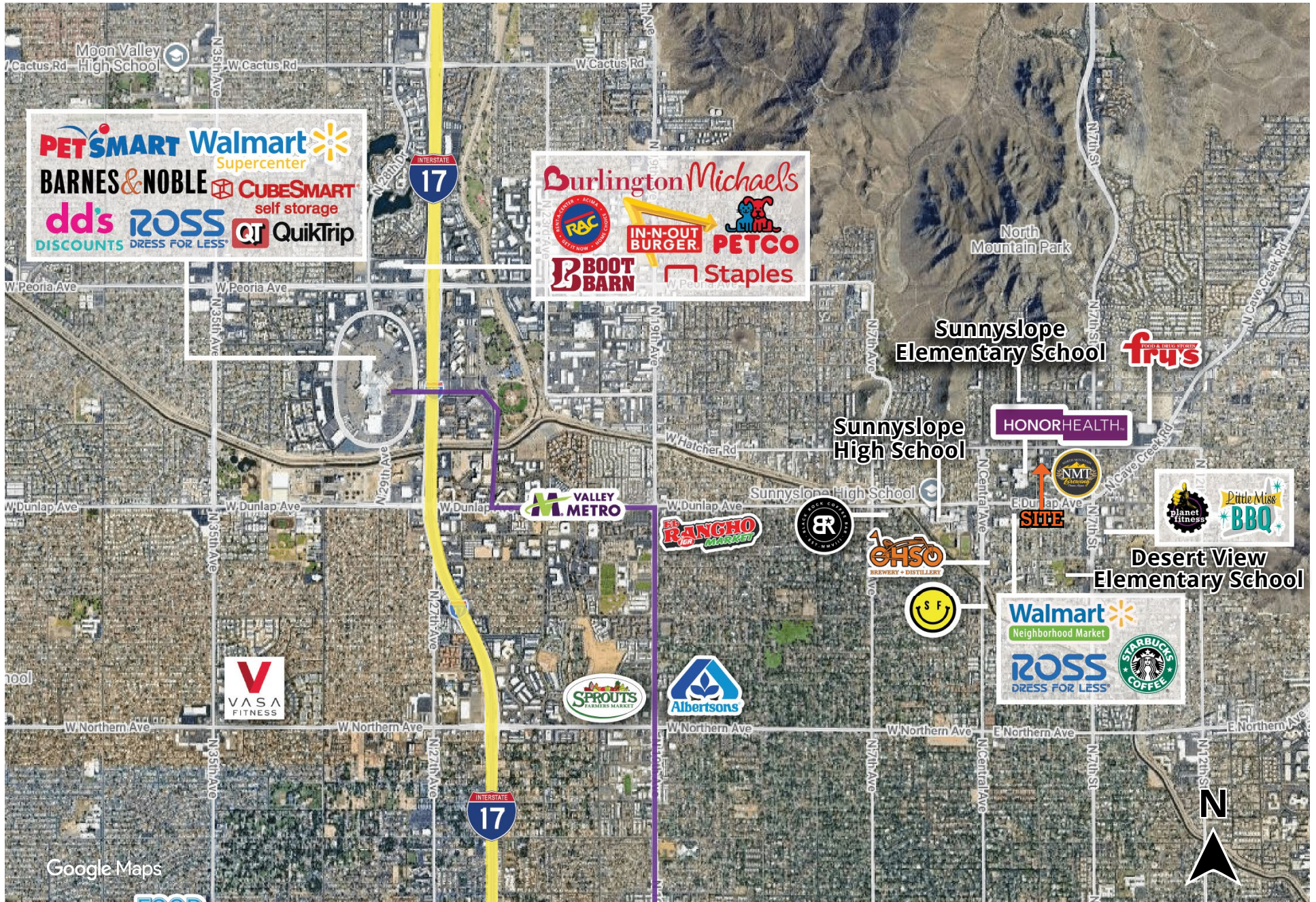
Property Summary

Address	9327 N 3rd St Phoenix, AZ 85020
Lease rate	Call agent
Year built	1994
Zoning	C-2
Parking	3.77/1,000 sf Surface & covered parking

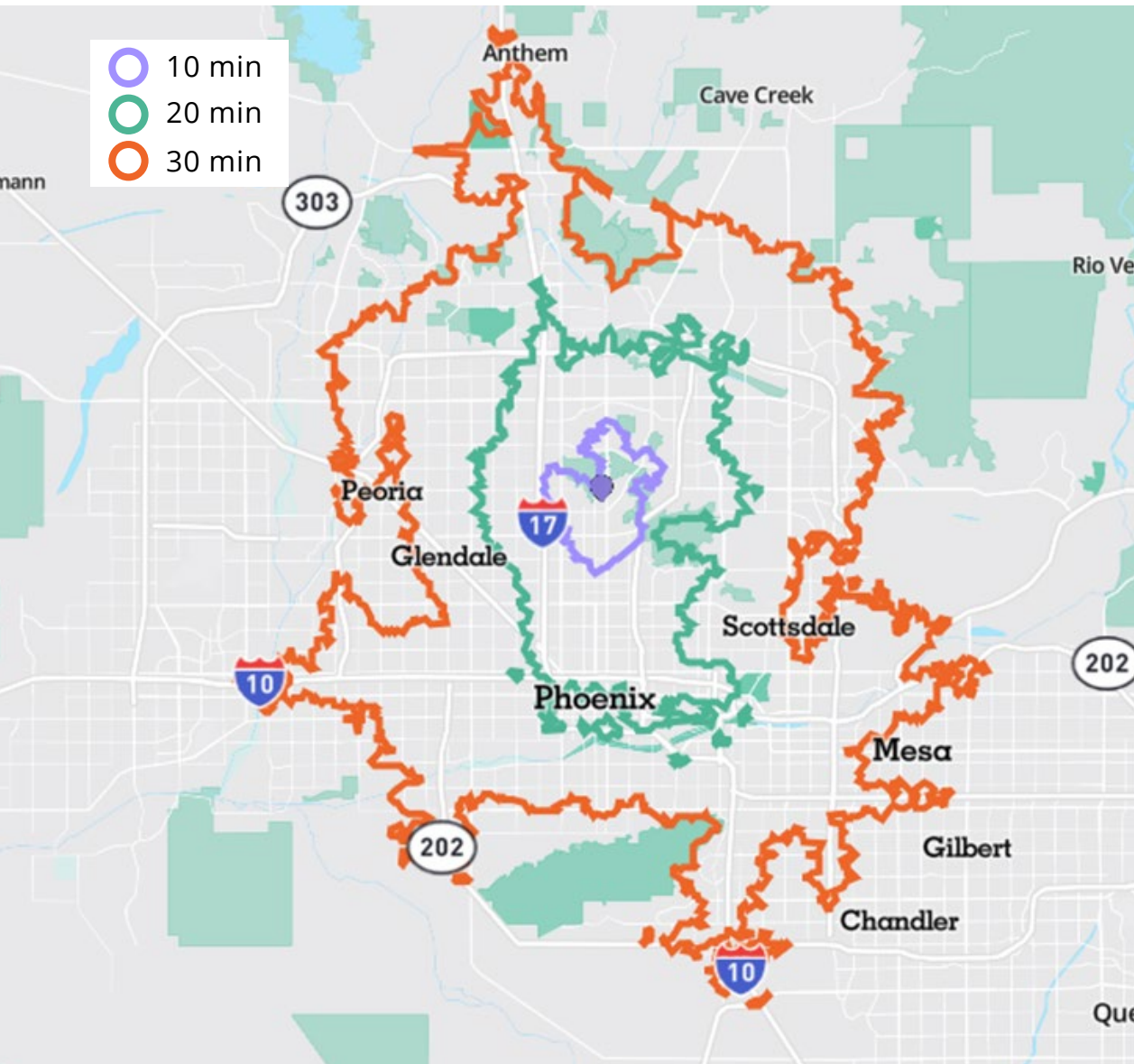


Trade area

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Drive time and demand

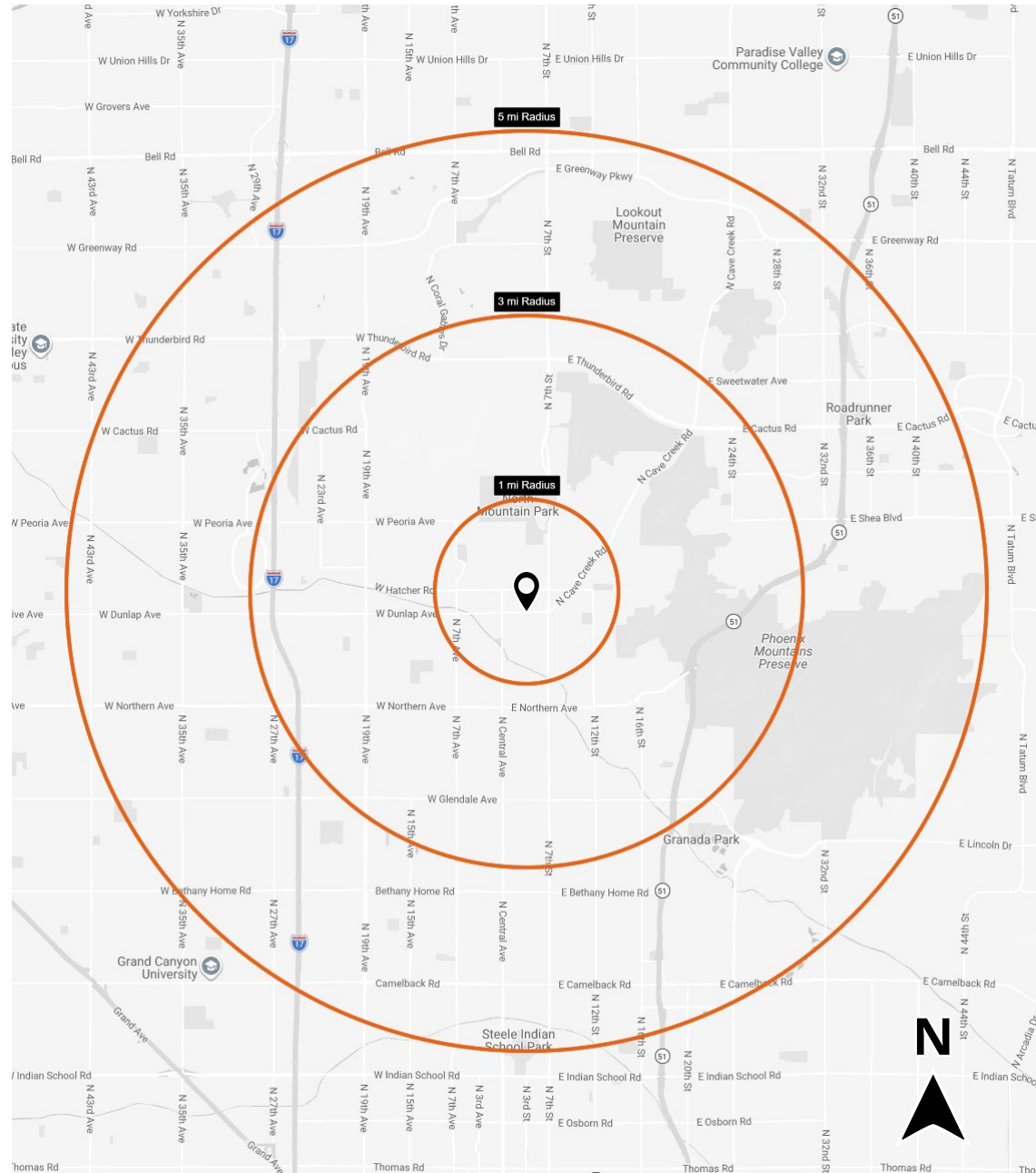


Medical service line demand

General Surgery	Current 165	Unmet demand 10
Dietitians & Nutritionists	Current 227	Unmet demand 8
Pediatrics	Current 395	Unmet demand 5
Mental & Behavioral Health	Current 195	Unmet demand 3
Oncology	Current 52	Unmet demand 3
Orthopedics	Current 129	Unmet demand 3
Ear, Nose & Throat	Current 36	Unmet demand 1

Demographics

 Population	1-mile 17,289	3-miles 120,022	5-miles 364,739
 Avg. HH Income	1-mile \$101,387	3-miles \$112,242	5-miles \$113,389
 Avg. Home Value	1-mile \$457,513	3-miles \$517,104	5-miles \$485,612
 Total Businesses	1-mile 961	3-miles 6,795	5-miles 19,731
 Daytime Employment	1-mile 5,938	3-miles 54,941	5-miles 148,669
Travel Time	5-miles		
	Travel to work in 14 minutes or less	29,451 (15.2%)	
	Avg. minutes travel to work	23.6	





Contact us

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