

ARROWHEAD MEDICAL PLAZA I

6525 WEST SACK DRIVE | GLENDALE, ARIZONA 85308



Medical Office Suites Available On Campus

REPRESENTED BY

PERRY GABUZZI, CCIM

602.513.5116

perry.gabuzzi@kidder.com

RACHAEL THOMPSON

602.513.5122

rachael.thompson@kidder.com



PROPERTY HIGHLIGHTS

GENEROUS tenant improvement allowance available

ABUNDANT visitor and patient parking including covered and reserved spaces

STRONG institutional ownership

NEGOTIABLE LEASE terms

LOCATED within Arrowhead Medical Plaza with multiple specialities within the building to increase referral opportunity

RECENTLY refreshed and updated common area

CLOSE proximity to the Loop 101

AVAILABILITIES

Suite 102 ±2,619 SF

Suite 202* ± 1,592 SF

Suite 204* ±1,319 SF

Suite 207 ±827 SF

Suite 208* ±2,294 SF

Suite 301 ±2,302 SF

Suite 306 ±2,546 SF

*contiguous to 5,205 SF



ARROWHEAD MEDICAL PLAZA I

Arrowhead Medical Plaza I is located on the Arrowhead Hospital Campus, a 217-bed nationally recognized acute care hospital providing patient-centered care. The hospital's service lines include diagnostic and international cardiology, comprehensive orthopedic services, a 24-hour emergency care, obstetrics, in-patient and out-patient surgery, women's healthcare and would care center.

The Property provides an abundance of open patient and visitor parking available along with reserved covered parking. Arrowhead Medical Plaza I is located just south of the 101 freeway, at the intersection of 67th Avenue and Union Hills Drive. It has a strong institutional ownership and has recently been renovated.



STRATEGICALLY LOCATED



3 MILES
TO ARROWHEAD TOWNE
CENTER SHOPPING DISTRICT

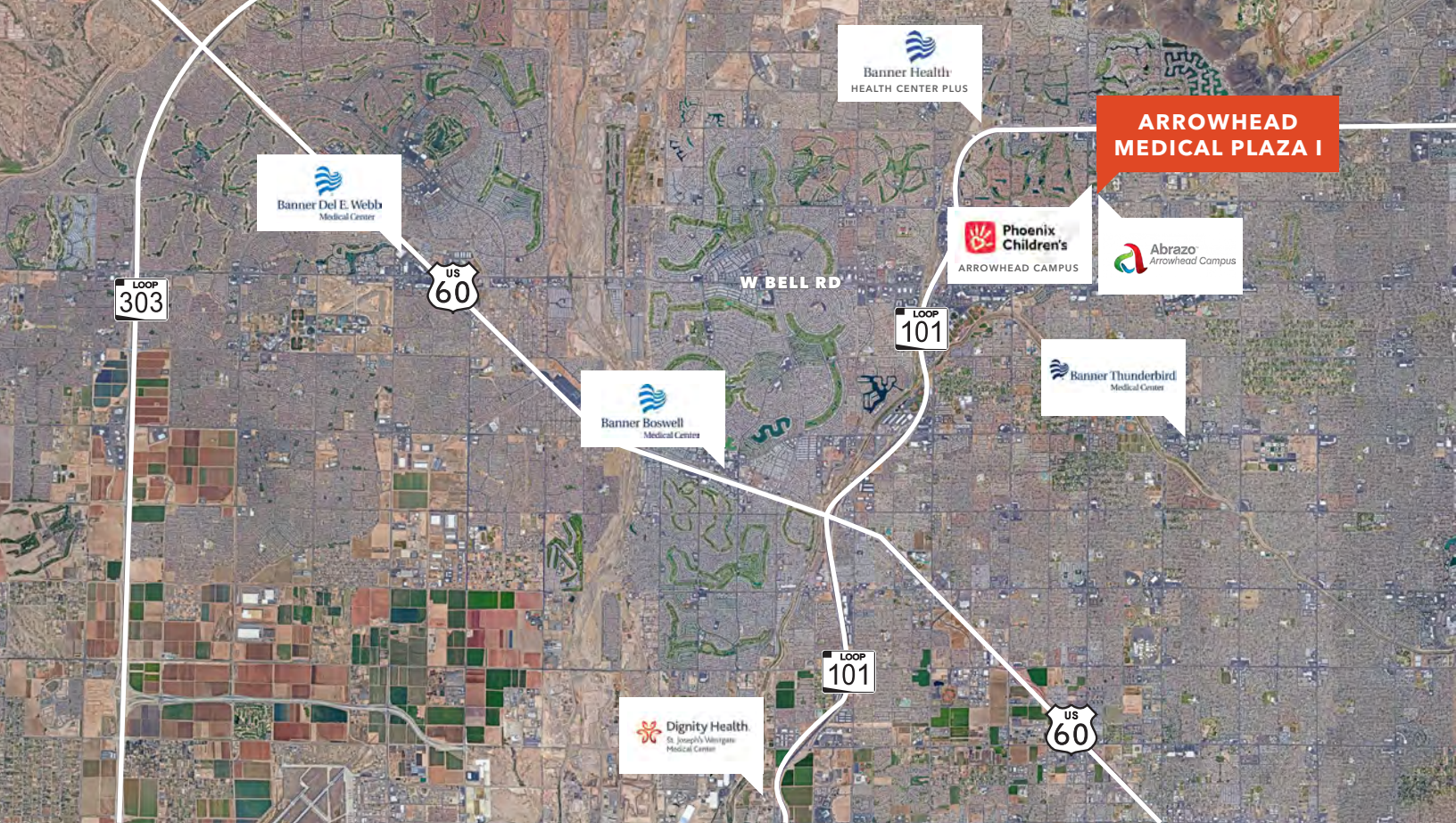


\$95,345
AVERAGE HH INCOME
WITHIN 5 MILES



3 MIN
DRIVE TIME TO LOOP 101





ON CAMPUS

AT ABRAZO ARROWHEAD HOSPITAL

1.1 MILES

FROM LOOP 101 ACCESS

4.4 MILES

FROM BANNER THUNDERBIRD MEDICAL CENTER

For leasing information contact

PERRY GABUZZI, CCIM
 602.513.5116
 perry.gabuzzi@kidder.com

RACHAEL THOMPSON
 602.513.5122
 rachael.thompson@kidder.com



This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.