

Intermountain Health East Crossroads Medical Office Building

23750 E 14th Ave
Aurora, CO 80018

Delivering July 2024

**UNDER
CONSTRUCTION**

RESERVE YOUR
SPACE TODAY











Comprehensive Care. Fast Growing Market. Exceptional Location.




The Intermountain Health (formerly SCL Health) East Crossroads Medical Office Building is conveniently located near the intersection of E-470 and I-70 in north Aurora. The facility will bring quality Intermountain Health and affiliated physicians to the fast-growing and economically thriving area. Patients will appreciate the convenience of services near where they work, live, and play and providers will benefit from the strong referral synergies. The campus will also be home to a future Intermountain hospital.

Medical office space is available for independent providers.

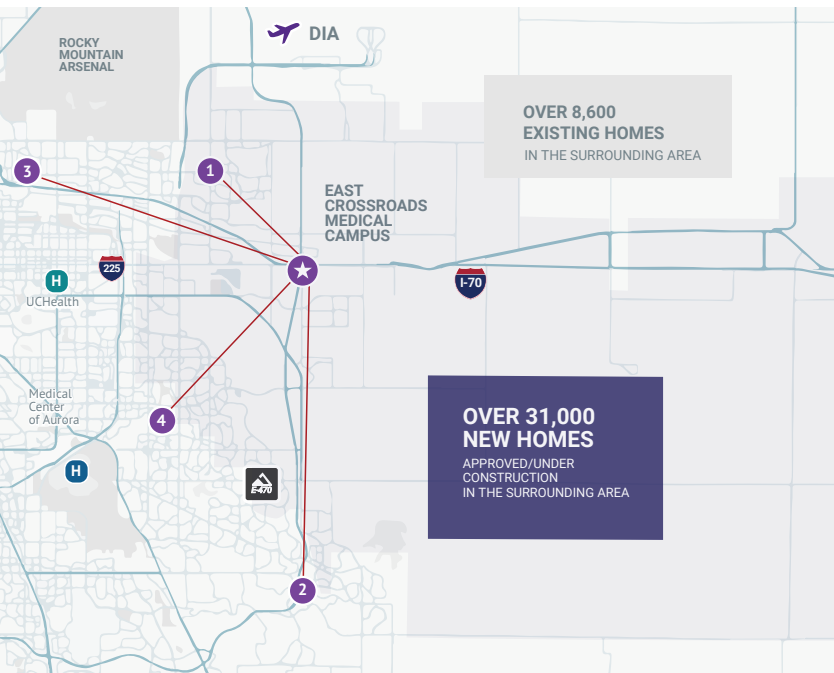
Planned Services Include:

-  Primary Care*
-  Orthopedics*
-  General Surgery*
-  Laboratory*
-  OB/GYN*
-  Podiatry*
-  Gandhi Pediatric Dentistry
-  JV ASC

*Intermountain Provider

 We are seeking independent, third-party tenants to round out the continuum of care.

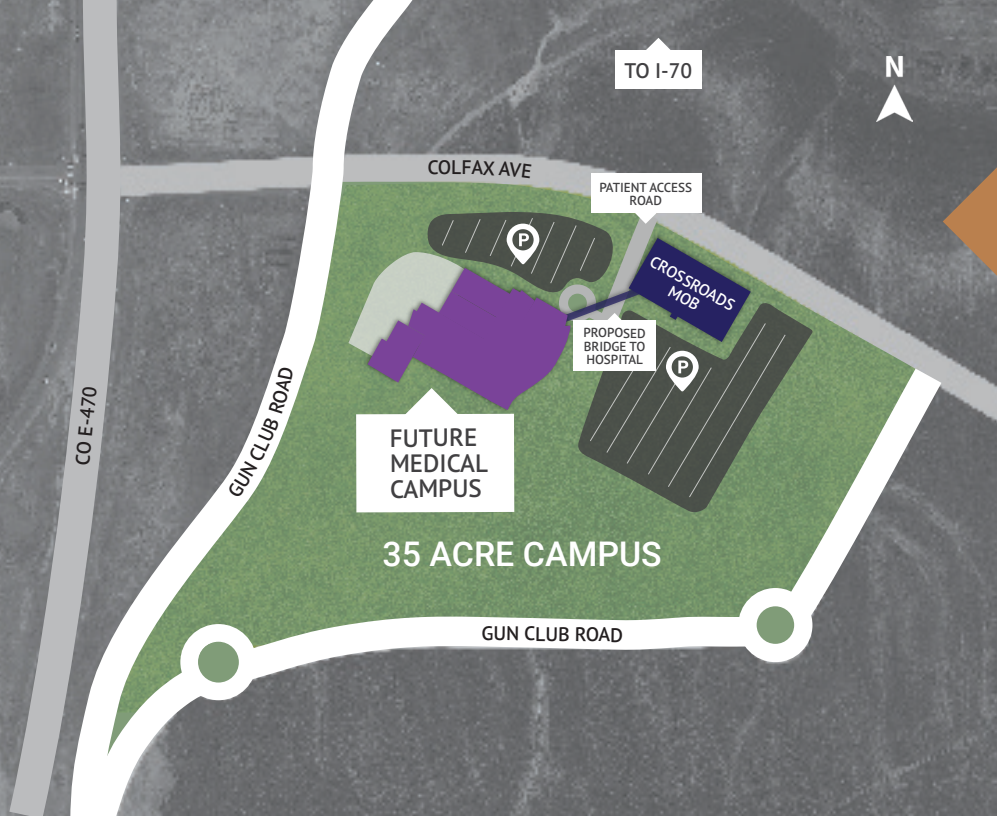
Reserve your space today!



Primary Care Network

- 1** Intermountain Green Valley Ranch Clinic*
- 2** Intermountain Copperleaf Clinic*
- 3** Intermountain Northfield Clinic*
- 4** Intermountain Buckley Clinic*
- ★** Intermountain Health East Crossroads MOB

*Eight full-time providers will be in each spoke clinic and another eight full time providers will be in the Intermountain East Crossroads MOB



HIGHLY VISIBLE
& EASILY
ACCESSIBLE
LOCATION
E-470 & I-70

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Key Project Details

Anticipated MOB delivery **July 2024**

83,764 Rentable Square Feet

Customized and efficiently-designed office space

Lease terms starting at 5-10 years

Ample surface parking

Future Intermountain Healthcare hospital site

**Intermountain Primary Care Hub & Spoke
Expansion in the Market**

Intermountain Health has already commenced the roll out of a foundational “hub & spoke” primary care strategy with the hub being the East Crossroads MOB and five off-campus spoke sites, each with eight full-time providers. These sites are strategically located in and around the Primary Service Area (PSA) and will refer to the new medical office building hub. The East Crossroads MOB will also house eight Intermountain primary care providers and four full-time OB/GYN providers.

**TAKE ADVANTAGE OF INSTANT REFERRAL OPPORTUNITIES
LOCATED IN ONE OF DENVER’S FASTEST GROWING MARKETS**





DENVER
30 Min Drive

AURORA

amazon
Warehouse

DIA
15 Min Drive

Buckley Air Force Base

3,012 Homes Forecasted
Completed: 160
Planned: 2,852

InterMountain Health
East Crossroads Campus

E470

16,951 Homes Forecasted
Completed: 829
Planned: 16,122

3,224 Homes Completed

I-70

26,688 Homes Forecasted
Completed: 3,433
Planned: 23,355



CONTACT US
TO LEARN MORE

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