

FOR LEASE

Rancho Santa Fe



FOR MORE INFORMATION



Margaret Lloyd
Senior Vice President
O 623.344.4558
C 602.828.7214
margaret.lloyd@theplazaco.com



Perry Gabuzzi
Senior Vice President
O 623.344.4516
C 602.373.7862
perry.gabuzzi@theplazaco.com

Executive Summary



PROPERTY SUMMARY

Available SF:	1,295 - 1,546 SF
Lease Rate:	\$25.50 SF/yr (MG)
Building Size:	75,000 SF
Building Class:	B
Year Built:	2003

PROPERTY OVERVIEW

±75,000 square foot medical office complex
 Centrally located in the communities of Avondale, Goodyear and Litchfield Park
 Close proximity to I-10 Freeway
 Located near Abrazo West Valley Hospital and Banner Estrella Hospital

PROPERTY HIGHLIGHTS

- Net Electric and Janitorial
- Turnkey medical tenant improvements available
- Parked for medical with convenient patient parking and covered staff parking
- Building and monument signage

Rancho Santa Fe

13055-13075 W MCDOWELL RD, AVONDALE, AZ 85392

Available Spaces

Lease Rate: \$25.50 SF/YR (MG)

Lease Type: Modified Gross

Total Space 4,333 SF

Lease Term: Negotiable

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	
B-111	Medical Office	\$25.50 SF/YR	Modified Gross	1,546 SF	2nd generation medical office space
E-111	Medical Office	\$25.50 SF/YR	Modified Gross	1,295 SF	Shell space
G-108	Medical Office	\$25.50 SF/YR	Modified Gross	1,492 SF	2nd generation medical office space

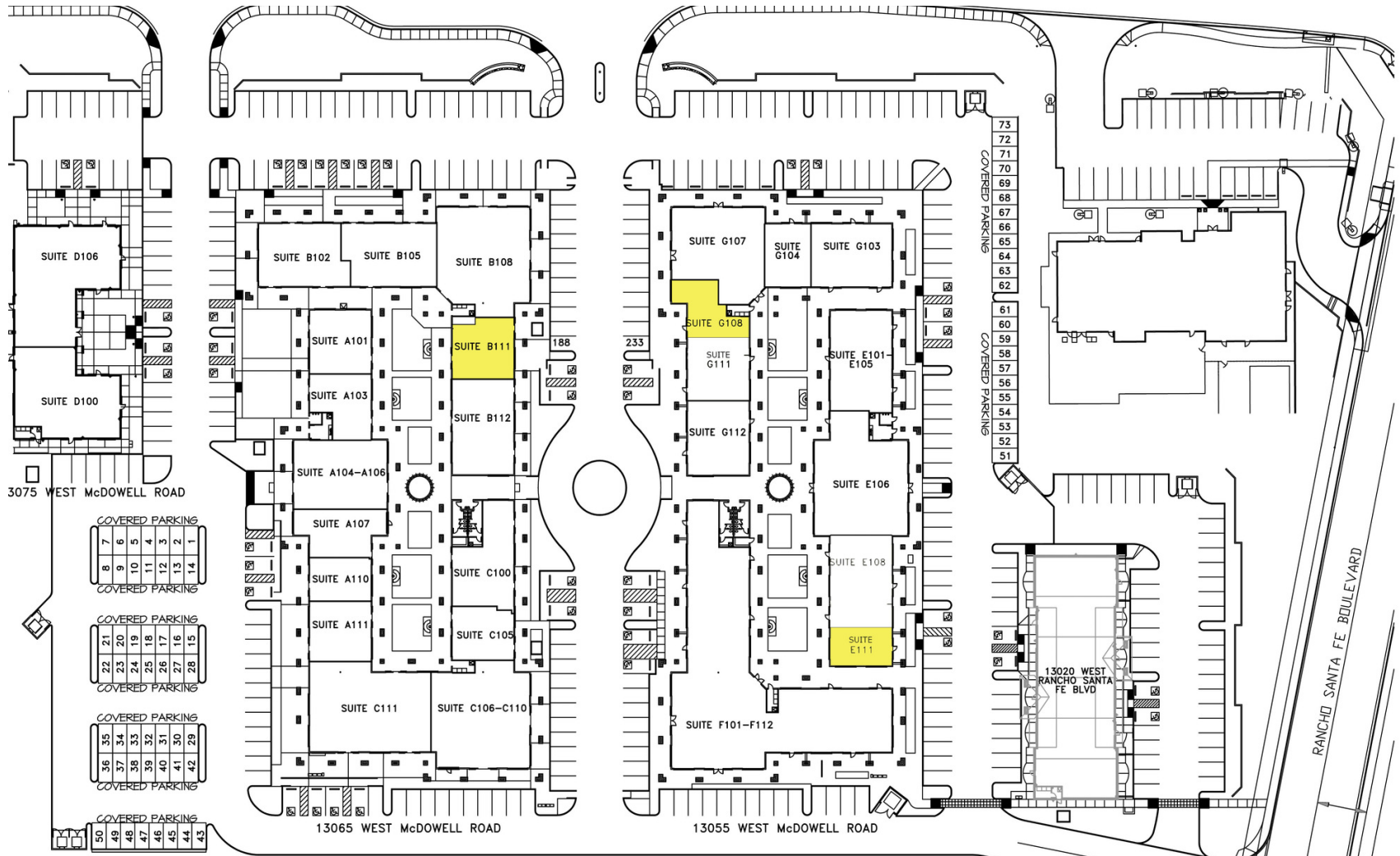


Margaret Lloyd
Senior Vice President
O 623.972.1184
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Site Plan

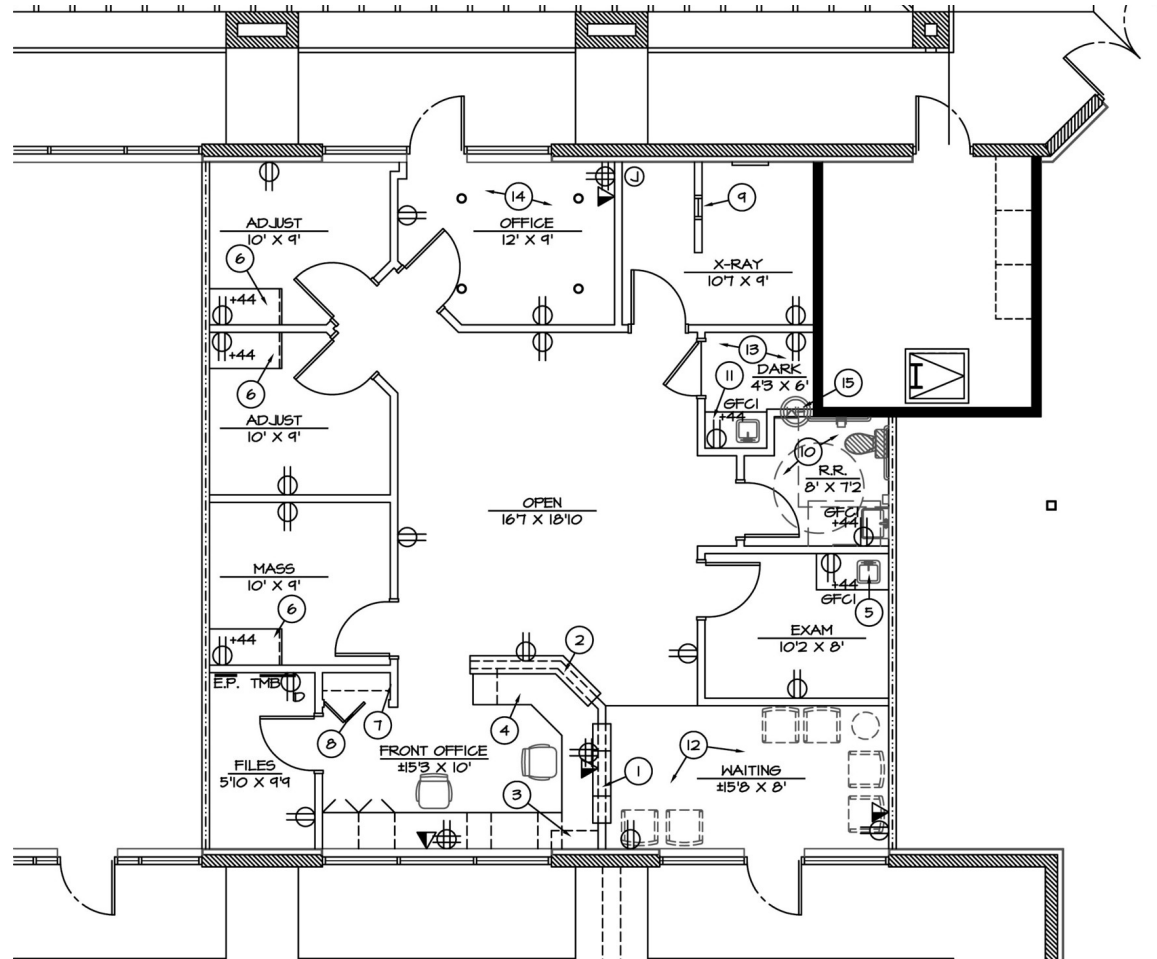


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Floor Plans



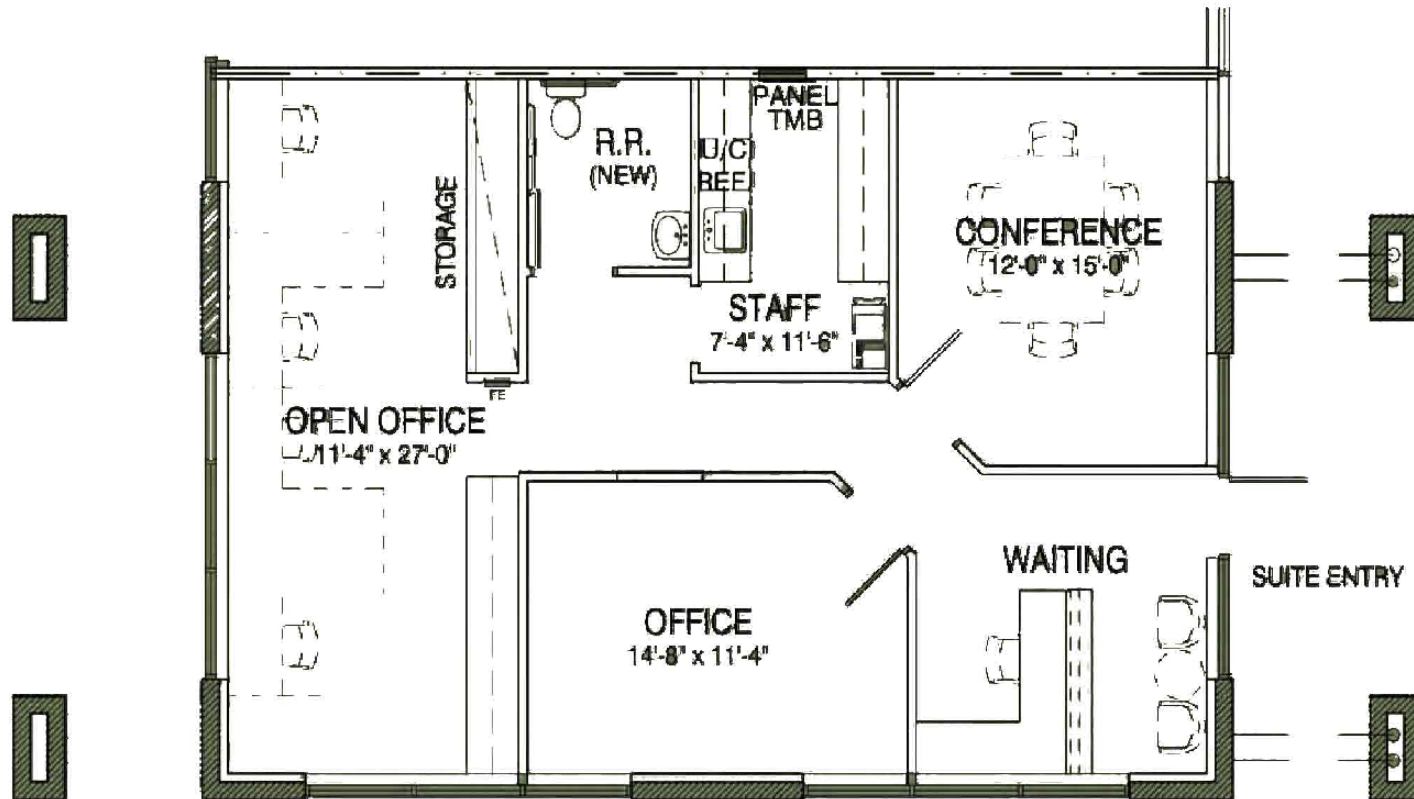
B-111 - 1,546 RSF

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Plaza Companies
 theplazaco.com
 PEORIA | SCOTTSDALE | TUCSON

Floor Plans

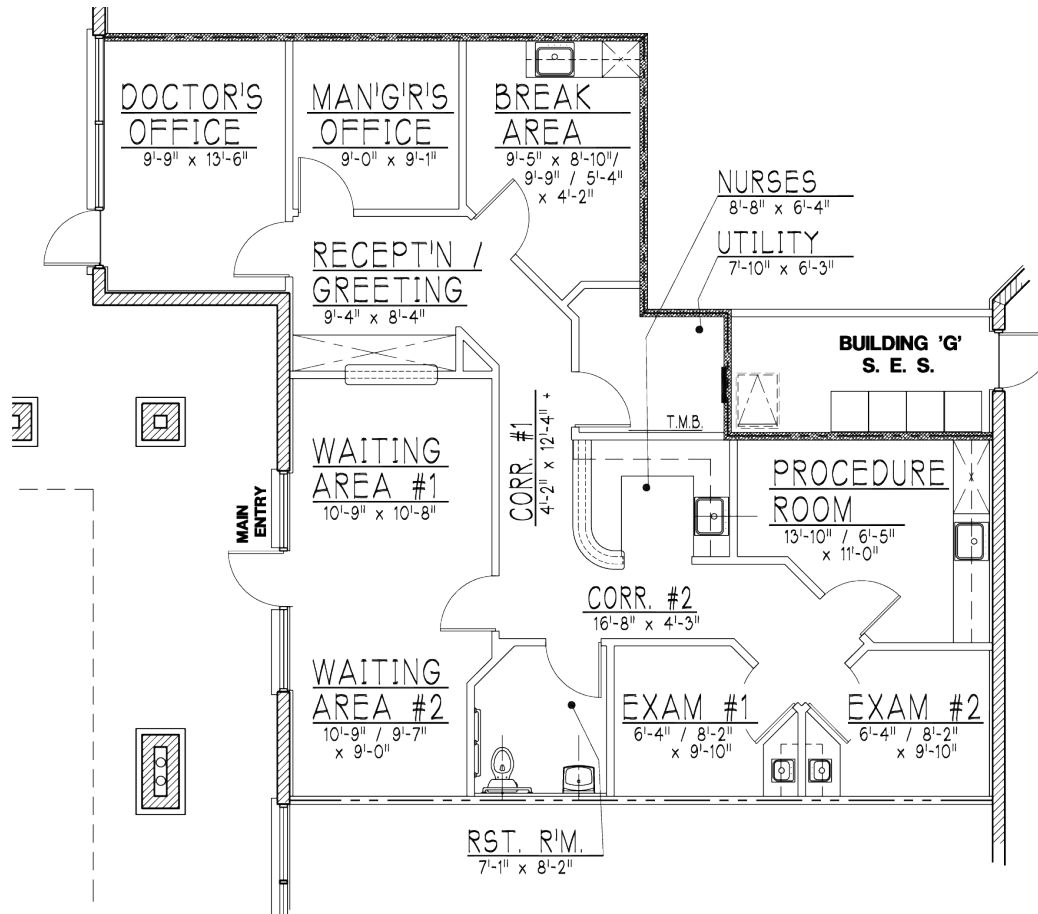


SUITE E-111 - 1,295 RSF
CONCEPTUAL FLOOR PLAN


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Floor Plans



G-108 - 1,492 RSF

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Retailer Map

