

ESTRELLA
MEDICAL
CENTER

Class A Medical Office Space on Campus at Banner Estrella

9305 W THOMAS RD | PHOENIX, AZ 85037

OWNED BY

HEALTHCARE
REALTY

LEASING BY

km Kidder
Mathews

ESTRELLA MEDICAL CENTER



Class A Medical Office Space on Campus at Banner Estrella

ADDRESS	9305 W Thomas Rd, Phoenix, AZ 85037
LEASE RATE	\$35.00/MG
SIZE	131,632 SF
STORIES	5
PARKING	Covered & Surface Stalls (5.44/1,000 SF)
YEAR BUILT	2004



ESTRELLA MEDICAL CENTER

AVAILABILITIES

SUITE 195	741 SF	SUITE 475	1,042 SF
SUITE 255 ¹	2,293 SF	SUITE 480 ²	1,448 SF
SUITE 275 ¹	3,332 SF	SUITE 490 ²	1,401 SF
SUITE 300	3,161 SF	SUITE 500 ³	4,407 SF
SUITE 365	2,638 SF	SUITE 525 ³	3,812 SF
SUITE 385	2,096 SF	SUITE 560 ⁴	1,327 SF
SUITE 405	4,351 SF	SUITE 570 ⁴	2,121 SF

¹CONTIGUOUS TO 5,625 SF

³CONTIGUOUS TO 8,129 SF

²CONTIGUOUS TO 2,849 SF

⁴CONTIGUOUS TO 3,448 SF



ESTRELLA MEDICAL CENTER

Property Features



INTERIOR IMPROVEMENTS

Common area paint and flooring recently completed, as well as updated furniture in waiting areas



UNBEATABLE LOCATION

On campus and connected to Banner Estrella Medical Center via a climate-controlled pedestrian bridge



HEALTHCARE SYNERGY

Services at Banner include ER, heart care, surgery, imaging, and maternity services



ACCESS

Convenient access to Loop 101 and Interstate I-10



PARKING

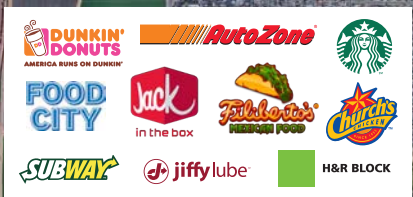
Abundant patient parking at 5.44/1,000 SF with covered spaces available



IMMEDIATE OCCUPANCY

Move-in ready suites with full medical build out

GATEWAY PAVILLIONS



DESERT SKY CROSSROADS



ESTRELLA MEDICAL CENTER



GATEWAY CROSSINGS



DESERT SKY ESPLANADE



The connection
your employees
need and your
patients deserve.

1 min

DRIVE TO LOOP 101 ACCESS

2 min

WALK TO BANNER ESTRELLA HOSPITAL

5 min

DRIVE TO THE I-10 JUNCTION

10 min

DRIVE TO WESTGATE ENTERTAINMENT DISTRICT

ESTRELLA MEDICAL CENTER

For additional leasing information, contact

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