

AKOS MEDICAL CAMPUS

The West Valley's Premier New
Class A Medical Office Campus

CONSTRUCTION NOW COMPLETED!



LARGEST CONTIGUOUS BLOCK OF MEDICAL OFFICE SPACE
100 to 22,778 RSF Available For Lease

West of the SW Corner of 107th Ave and
W McDowell Road along the I-10 freeway

10825 WEST MCDOWELL ROAD | AVONDALE, AZ

ALEXANDRA J. LOYE

MOB/TEXT +1 602 625 4220
alexandra.loye@colliers.com

PHILIP WURTH

MOB/TEXT +1 602 369 9261
philip.wurth@colliers.com





MEDICAL CAMPUS

akosmedicalcampus.com

The akos Medical Campus is the West Valley's premier new medical office project, featuring Phase I, a three-story, 68,000 square foot building. Another 68,000 square foot building, Phase II, is planned adjacent to the west. This two-building medical campus offers tenants a centralized West Valley location between Abrazo West Campus, a Level 1 Trauma Center and Banner Estrella Medical Center, a full service acute care hospital with 317 in-patient beds.

The campus features contemporary, cutting-edge architecture and design. A highly visible, large pylon monument sign is available, fronting the I-10 freeway. Akos Medical Campus provides your medical practice with a desirable, upscale image and identity, and the tremendous benefits of strong referral partners located on-site including: 24/7 Urgent Care, 24/7 Imaging Center, 23-hour stay Ambulatory Surgery Center (ASC), Cardiology Clinic, Cardiac Cath Lab, and Medical Timeshare suite.

PHASE I: 68,000 RSF NOW LEASING
PHASE II: 68,000 RSF COMING SOON

Availability

Second Floor	± 2,500 RSF to 22,778 RSF
Third Floor:	± 100 RSF to 3,300 RSF Timeshare Suite ± 3,300 RSF Medical Spec Suite
Lease Rate:	\$26.00 PSF, NNN

Ownership shares are available for physician investment in the ASC.
Contact broker for details.

LOCATED IN CLOSE
PROXIMITY TO:



5/1,000
Surface
Parking



Building and Prominent
Monument Signage
Along I-10 Freeway
Available



3-Story
New Construction



Convenient Access to
I-10, Loop 101 and
Loop 303 Freeways



Generous
TI Package

Additional
Surrounding Area
Tenants Include:

- Pediatrics
- Renal Care
- Audiology
- Endocrinology
- Orthopedics
- Women's Health
- Lab
- Imaging
- Ear, Nose, Throat
- Pediatric Orthopedics

Located West of the SW Corner of 107th Ave and W McDowell Road along the I-10 Freeway ALONG THE HEALTH -TECH CORRIDOR IN AVONDALE



AREA DEMOGRAPHICS



2020 POPULATION*
263,223
Within 5 Miles



2020 MEDIAN AGE*
29.8



2020 AVG INCOME*
\$75,698
Within 5 Miles



2020 EMPLOYED
POPULATION
119,196



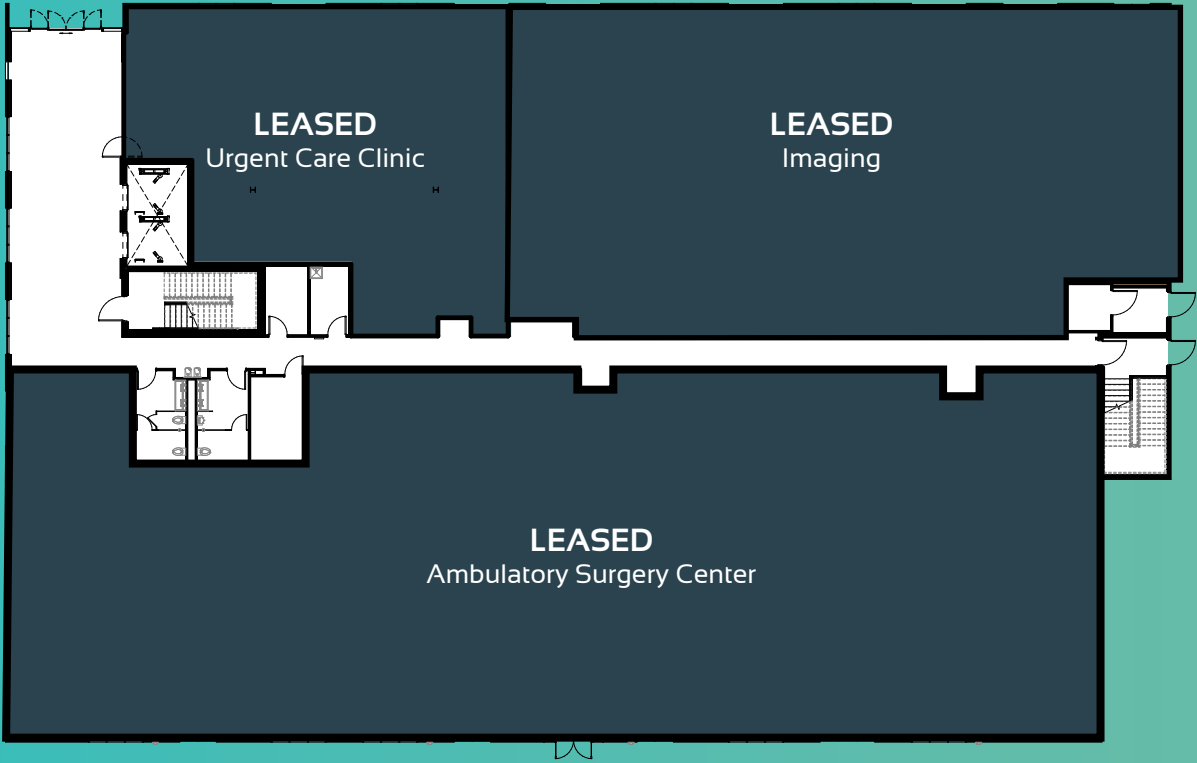
N. 107TH AVENUE
19,929
VEHICLES PER DAY

W. MCDOWELL RD.
17,650
VEHICLES PER DAY

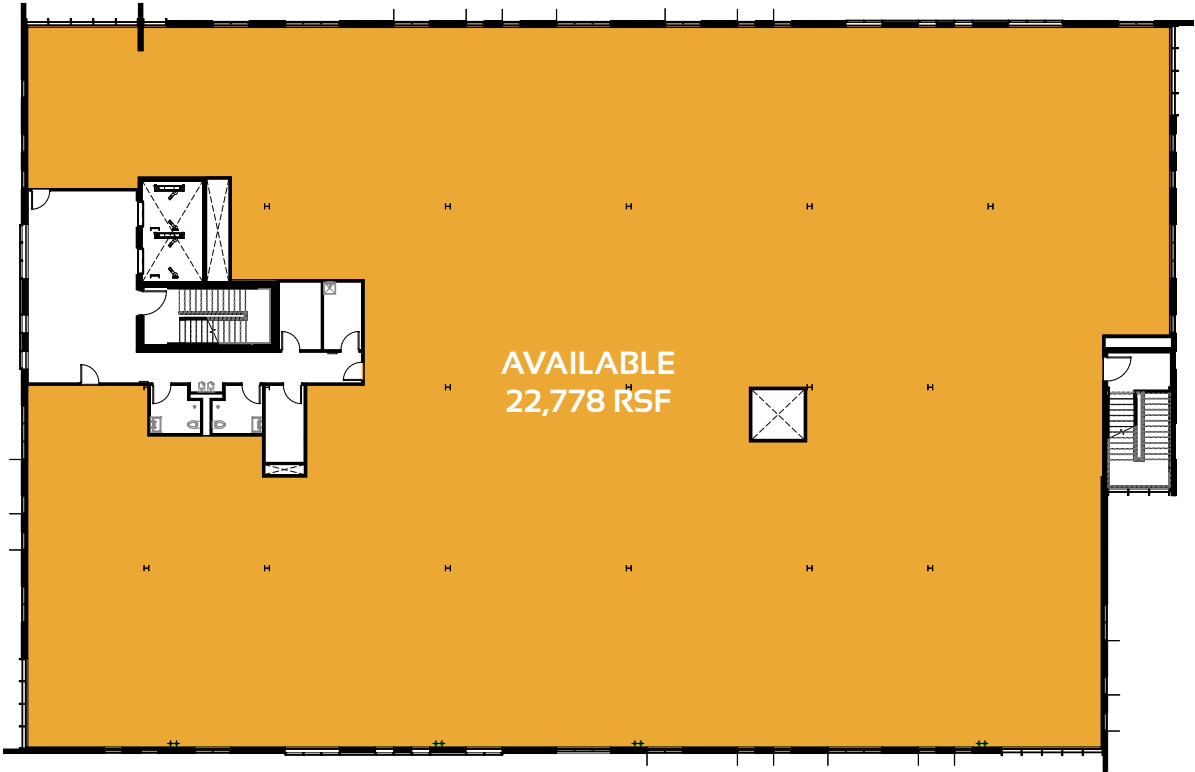
INTERSTATE 10
171,653
VEHICLES PER DAY

*Source: Colliers

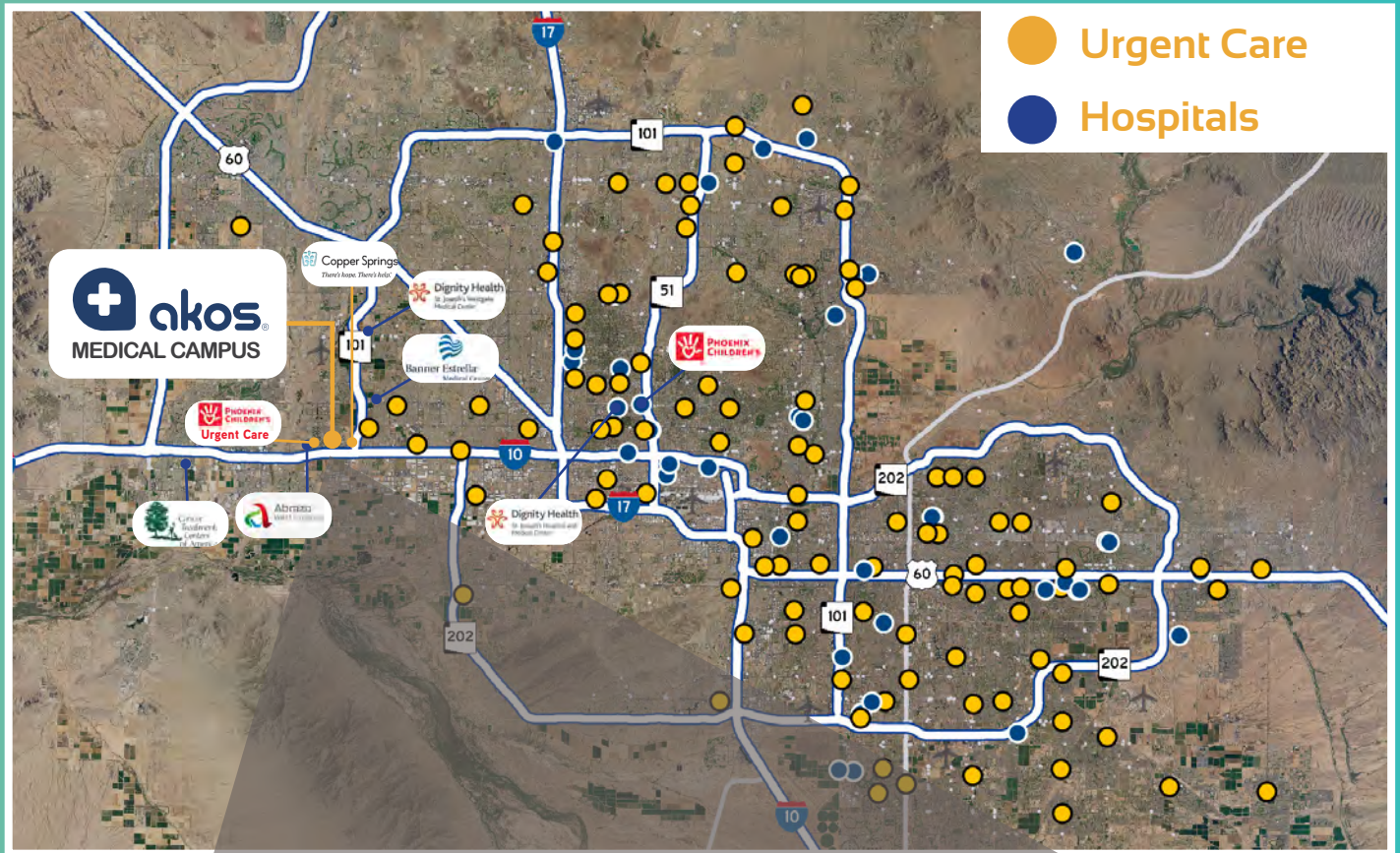
LEVEL 1 TENANT FLOOR PLAN



LEVEL 2 TENANT FLOOR PLAN



Hospitals & Urgent Care ValleyWide



AERIAL



ALEXANDRA J. LOYE
 MOB/TEXT +1 602 625 4220
alexandra.loye@colliers.com

PHILIP WURTH
 MOB/TEXT +1 602 369 9261
philip.wurth@colliers.com



COLLIERS INTERNATIONAL
 2390 E. Camelback Rd. Ste 100
 Phoenix, AZ 85016
 MAIN +1 602 222 5000
colliers.com/arizona

This document/email has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). © 2021. All rights reserved.