

FOR SALE > MEDICAL OFFICE

2979 W. Elliot Rd.

CHANDLER, ARIZONA 85224



BUILDING AND AREA FEATURES

- > Medical office is move-in ready
- > The building features desert masonry exterior accents and a tranquil color palate throughout the interior
- > Great location on Elliot Rd, immediately East of Loop 101
- > Close to the Discovery Business Campus and ASU Research Park
- > Adjacent to several residential master-planned communities – 384,770 homes within a five mile radius
- > 10 minutes away from major entertainment and retail at Chandler Fashion Center and Chandler Festival
- > Monument Signage Available
- > Break room
- > Covered/Reserved Parking Available
- > Parking Ratio: 4.95 / 1,000



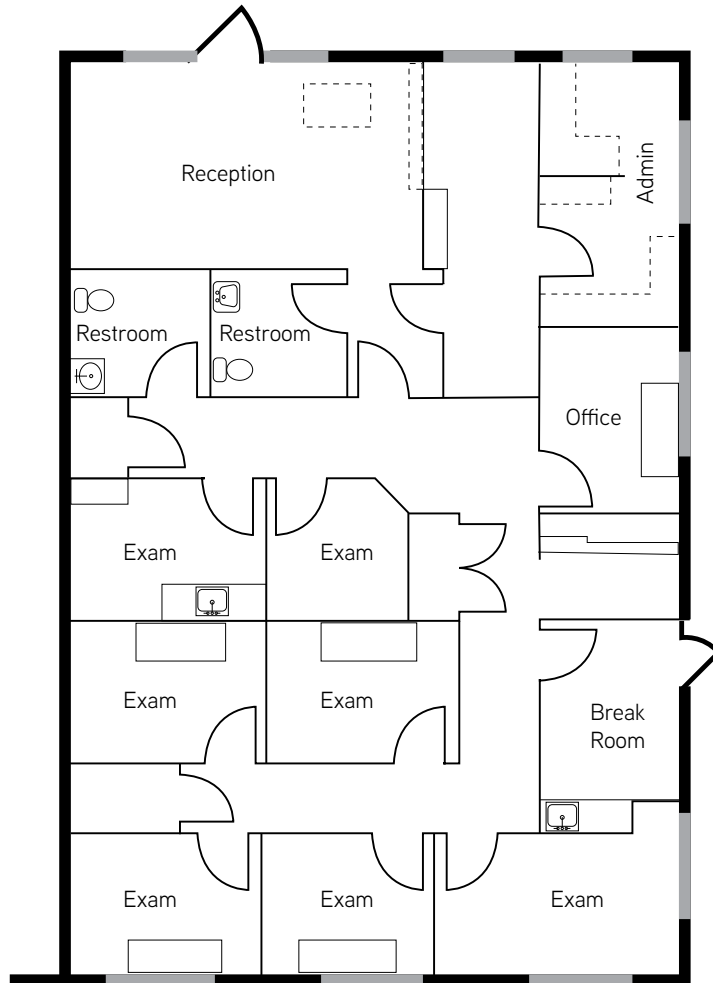
AVAILABILITY	Suite 112 ±2,041 SF
SALE PRICE	\$210.00 PSF
BUILDING SIZE	±8,085 SF
ZONING	PAD, Chandler
YEAR BUILT	2006

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FOR SALE > 2979 W. ELLIOT RD. | CHANDLER, AZ 85224

SPACE PLAN & PHOTOS | Suite 112 | ±2,041 SF



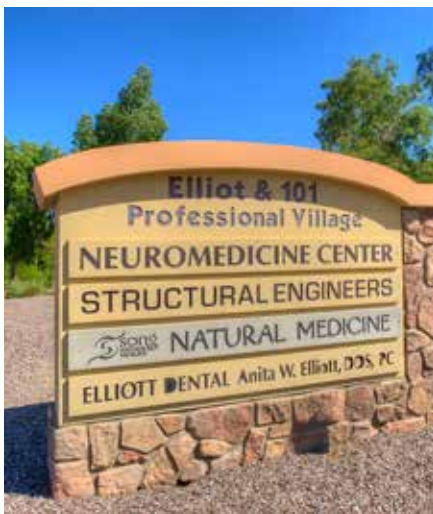
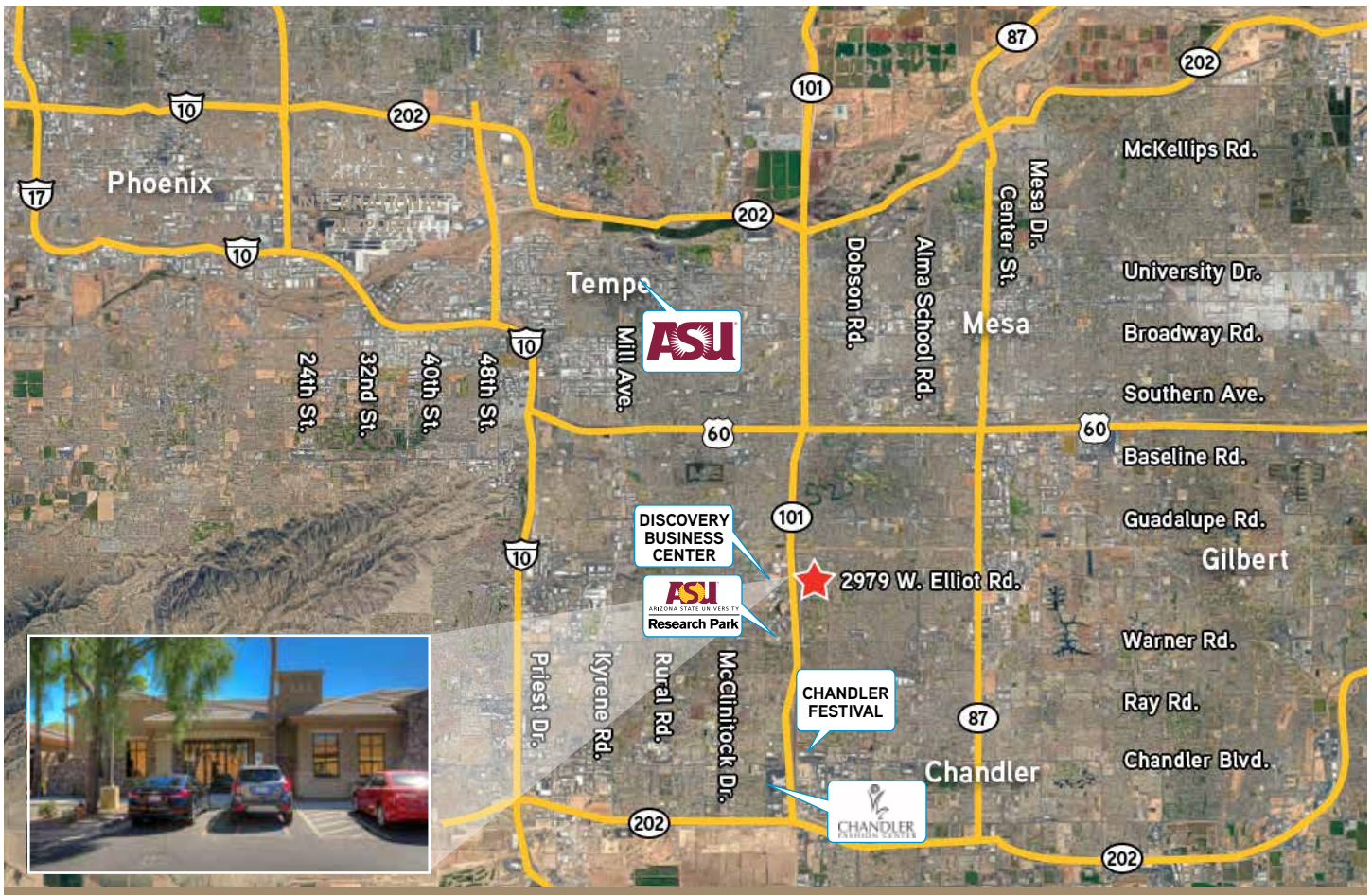
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PROPERTY AERIAL & AREA DEMOGRAPHICS



POPULATION

9,957
within 1 mile

135,811
within 3 miles

384,770
within 5 miles



DAILY TRAFFIC
COUNTS

56,001 VPD
Loop 101 and Elliot Rd.



20 minute
drive to Phoenix
Sky Harbor
International Airport

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