

CHANDLER
MEDICAL
BUILDING

Medical Offices in Premier Location
Adjacent to Dignity Health Chandler
Regional Medical Center



485 S DOBSON RD | CHANDLER, AZ 85224

OWNED BY

LEASING BY

HEALTHCARE
REALTY

 **Kidder
Mathews**



CHANDLER MEDICAL BUILDING

Property Features



TI PACKAGES

National ownership group with generous tenant improvement packages available



WALKABLE TO THE HOSPITAL

Directly adjacent to Dignity Health Chandler Regional Medical Center



HEALTHCARE SYNERGY

Services at Chandler Regional include ER, heart care, surgery, orthopedics, obstetrics, and advanced intensive care



EAST VALLEY LOCATION

Convenient location near Loop 202 and the 101 Freeway, providing accessibility throughout the East Valley



HIGH TRAFFIC EXPOSURE

Located with frontage on Dobson Rd (±22,600 VPD)



WELL MAINTAINED

Lush landscaping and well-maintained grounds on a campus setting

DIGNITY HEALTH CHANDLER REGIONAL MEDICAL CENTER

Offers services including Level I Trauma Center, open heart surgery, neurosurgery, high-risk obstetrics & newborn care, orthopedics, and advanced intensive care

Nationally recognized for excellent stroke care

Easily accessible with a strategic location along S Dobson Road, directly across from Chandler Regional Medical Center and near Loop 202 and the 101 Freeway

LOOP
101

W FRYE RD

PORT OF SUBS

pure barre



Dignity Health.
Chandler Regional Medical Center

CHANDLER
MEDICAL
BUILDING

W PECOS RD

LOOP
202

S DOBSON RD

The connection
your employees
need and your
patients deserve.

8 min

DRIVE TO LOOP 101 ACCESS

5 min

DRIVE TO LOOP 202 ACCESS

3 min

WALK TO DIGNITY HEALTH CHANDLER REGIONAL MEDICAL CENTER

2 min

DRIVE TO NEARBY RETAIL & AMENITIES

CHANDLER MEDICAL BUILDING



For additional leasing information, contact

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