

Executive Summary



LEASE OVERVIEW

AVAILABLE SF: 3,734 - 200,000 SF

LEASE RATE: \$9.00 - \$15.00 SF/Yr
(NNN)

LOT SIZE: 20.84 Acres

BUILDING SIZE: 529,178 SF

BUILDING CLASS: B

ZONING: SU-1

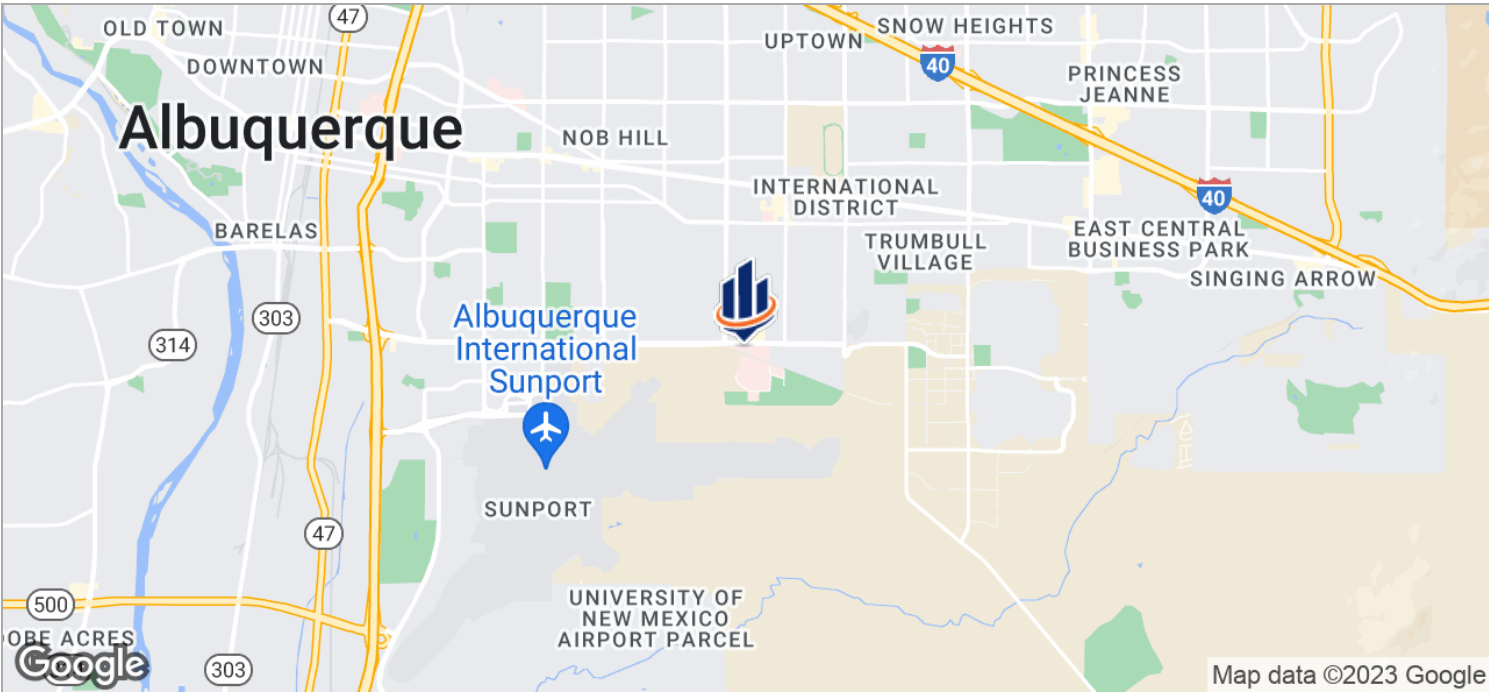
PROPERTY DESCRIPTION

Gibson Medical Center offers surgical, radiology, clinical, office and former patient rooms for lease at aggressive pricing. Amenities include on-site pharmacy, gift shop, fiber-optic, and 200-seat auditorium with multi-media capabilities. There are over 2,000 parking spaces available. Free-standing 5,255 SF building available on the west side of property with Gibson frontage.

PROPERTY HIGHLIGHTS

- Well-priced medical/office space
- Former Urgent-care suite available
- Multiple sized suites available - Call Listing Agents
- On-site Cafe and Mail Room
- Full cafeteria & kitchen available
- 3 back-up generators
- Former radiology suite available
- Located next to Regional VA hospital
- Adjacent to Public Transportation

Location Maps



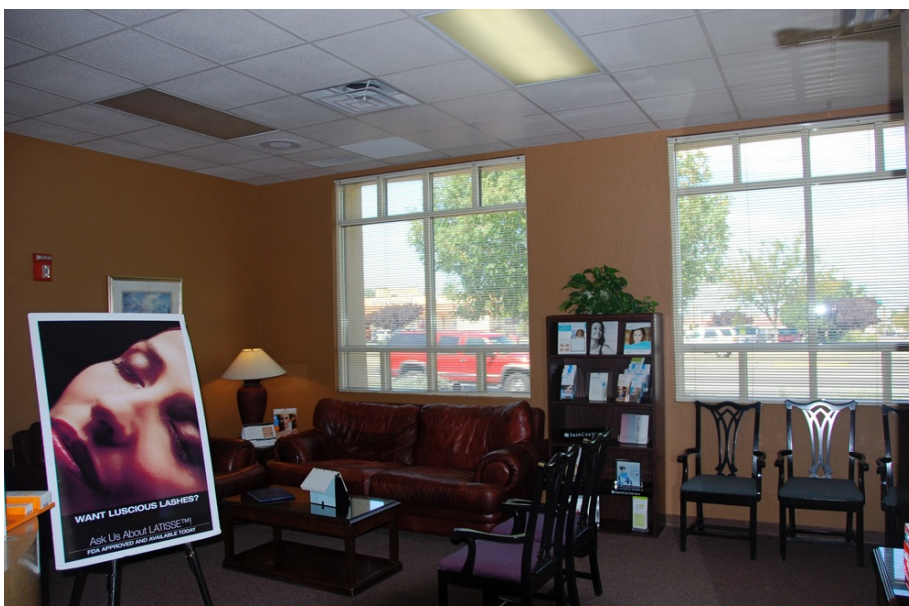
Additional Photos



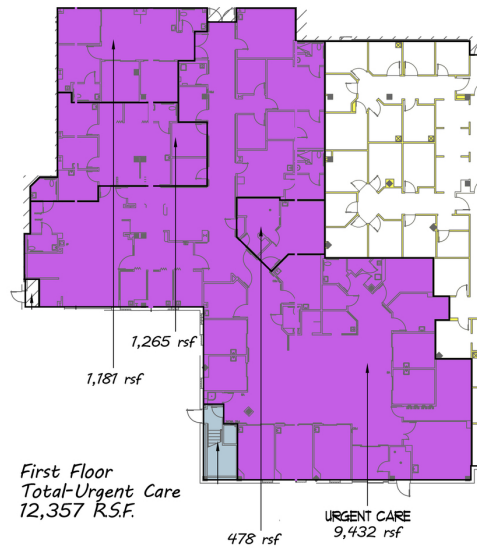
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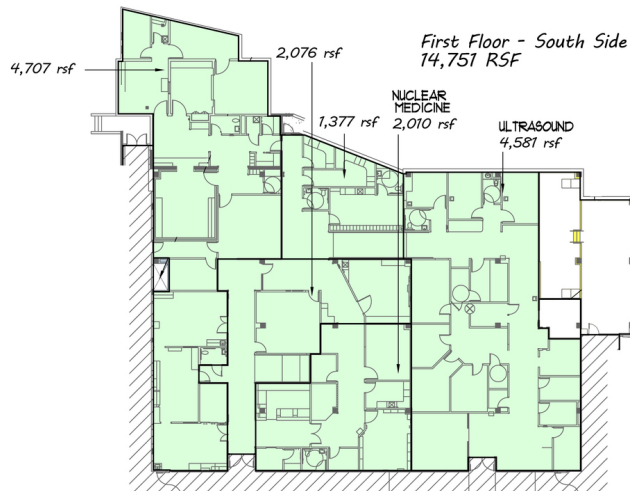
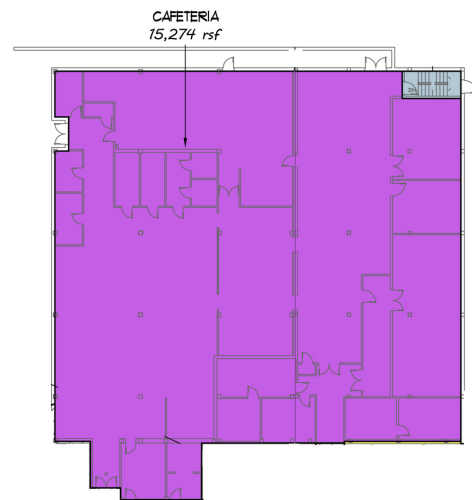
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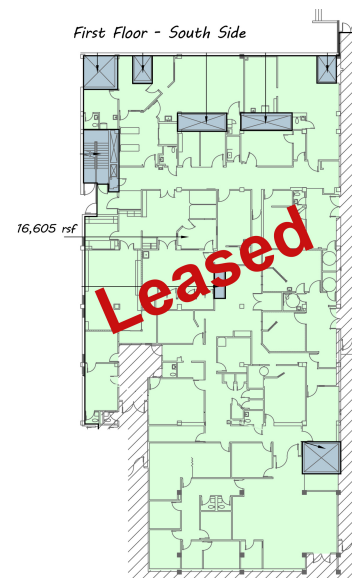
Floor Plans



First Floor - Cafeteria/Kitchen

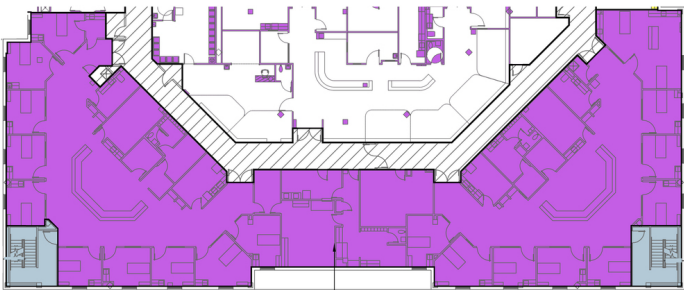


First Floor - South Side



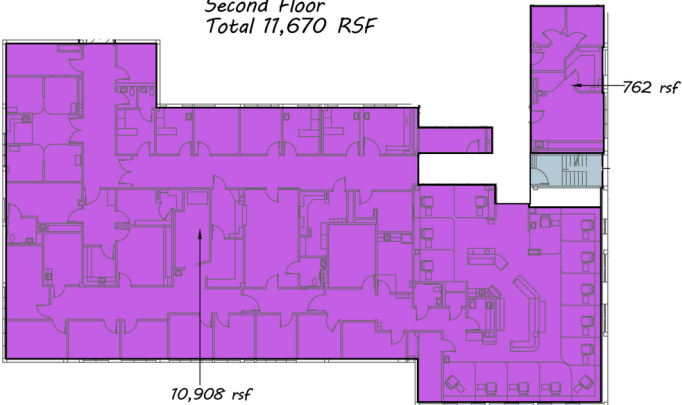
Floor Plans

Second Floor - Respiratory Care



FORMER RESPIRATORY CARE
12,451 rsf

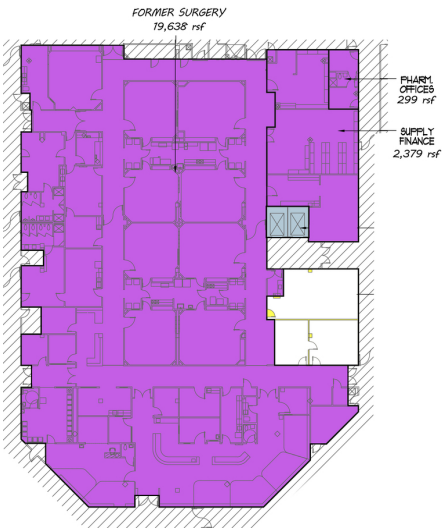
Second Floor
Total 11,670 RSF



10,908 rsf

762 rsf

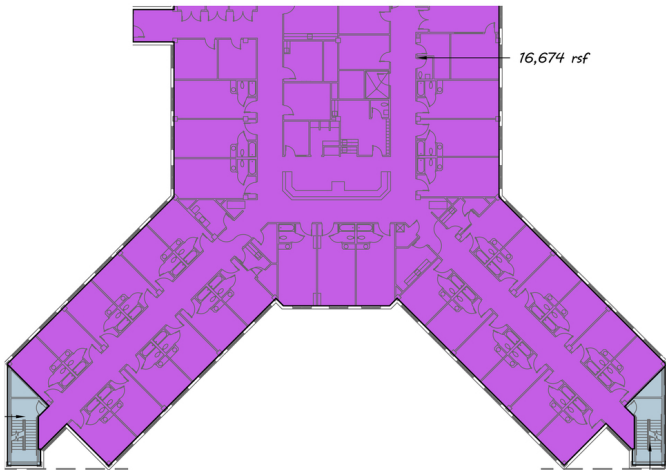
Second Floor - West Side
22,316 RSF



FORMER SURGERY
19,638 rsf

PHARM.
OFFICES
299 rsf
SUPPLY
FINANCE
2,379 rsf

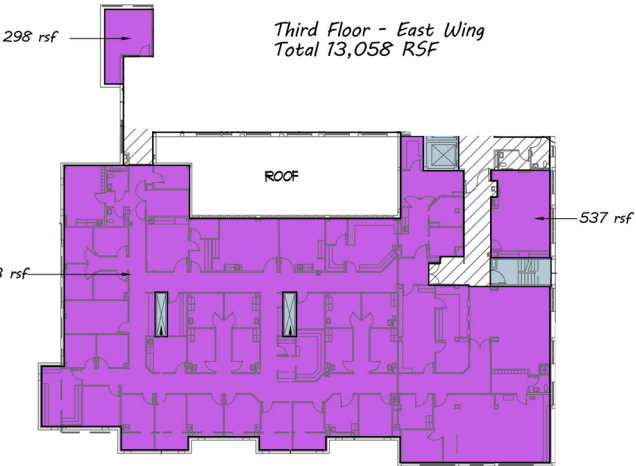
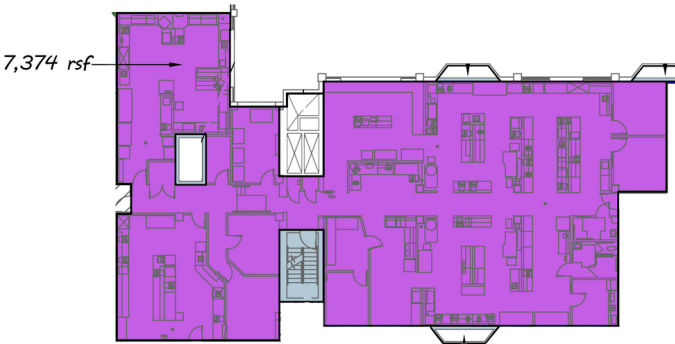
Third Floor - West Wing (former hospital rooms)



16,674 rsf

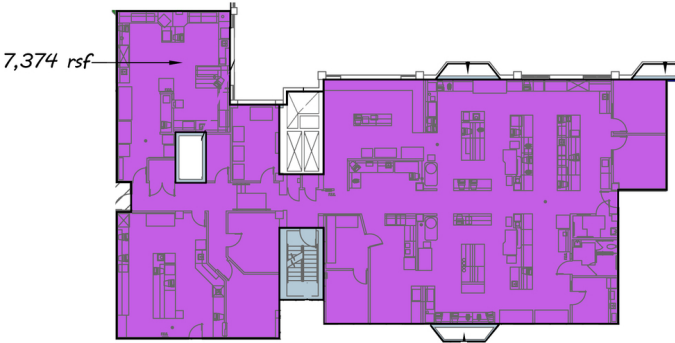
Floor Plans

Third Floor - Central Building



Third Floor - East Wing
Total 13,058 RSF

Third Floor - Central Building



Fourth Floor -
East Wing

