



WYLIE MEDICAL PLAZA

2300 W FM 544 | WYLIE, TX 75098

8,215 SF MEDICAL OFFICE SPACE AVAILABLE
SUITES RANGING FROM 1,624 SF TO 4,072 SF

 **HTA**
Healthcare Trust of America, Inc.

Dedicated Owner of Best in Class Medical Office

NYSE: HTA

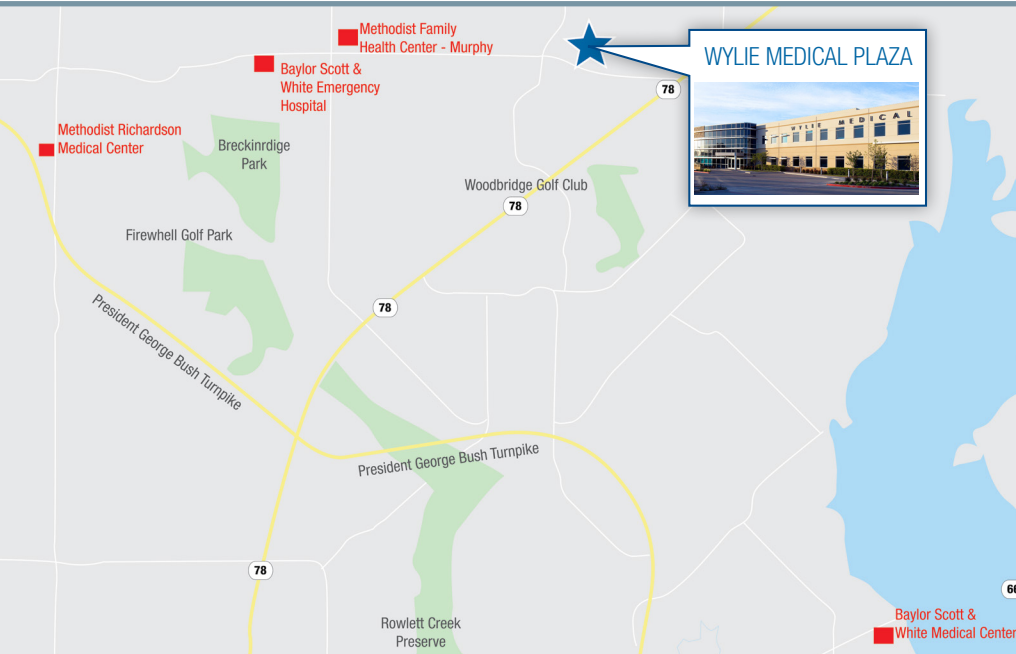
FEATURES:

- » Two story, ±51,878 SF Class A Medical Office Building
- » Suites ranging from 1,624 RSF – 4,072 RSF
- » Year Built: 2013
- » Anchored by Baylor Emergency Center
- » 3.85:1,000 parking ratio
- » Specialties include: Emergency, Imaging, Nephrology and Dialysis, Pharmacy, Oral/Maxillofacial Surgery, Allergy/ENT, Internal Medicine, Family Medicine, Orthopedics, and Podiatry

DEMOGRAPHICS:

	1 MI	3 MI	5 MI
2021 Population	4,951	80,206	155,691
2021 Households	1,716	26,553	51,264
Average Age	33.5	35.4	35.8
Median HH Income	\$76,250	\$104,256	\$108,996
Population Growth '21-'26	2.5%	2.2%	2.0%
Household Growth '21-'26	2.4%	2.2%	2.0%

* Source: CoStar



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The building is owned and professionally managed by Healthcare Trust of America, Inc., experts in the management of medical office properties nationwide.

Healthcare Trust of America, Inc. (NYSE: HTA) is the largest dedicated owner and operator of medical office buildings ("MOBs") in the United States, based on gross leasable area ("GLA"). We provide the real estate infrastructure for the integrated delivery of healthcare services in highly desirable locations. Our investments are targeted in 20 to 25 key markets that we believe have superior healthcare demographics that support strong, long-term demand for medical office space. We have achieved, and continue to achieve, critical mass within these key markets by expanding our presence through accretive acquisitions, and utilizing our in-house operating expertise through our regionally located property management and leasing platform. Founded in 2006 and listed on the New York Stock Exchange in 2012, HTA has produced attractive returns for its stockholders that we believe have significantly outperformed the S&P 500 and US REIT indices. More information about HTA can be found on the Company's website at www.htareit.com.



Property Leased by:
Healthcare Management of America, Inc.
Regional Office
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