

# Baylor Emergency Medical Center

620 South Main Street in Keller, Texas



18,000 RSF Class A Medical Office Space | Available

NOW  
OPEN

State of the Art Emergency Department on Ground Floor

*For more information, please contact:*

Building represented by:



Austin Barrett  
Associate, Healthcare Services  
CBRE, Inc.  
austin.barrett@cbre.com  
T 214.979.6141

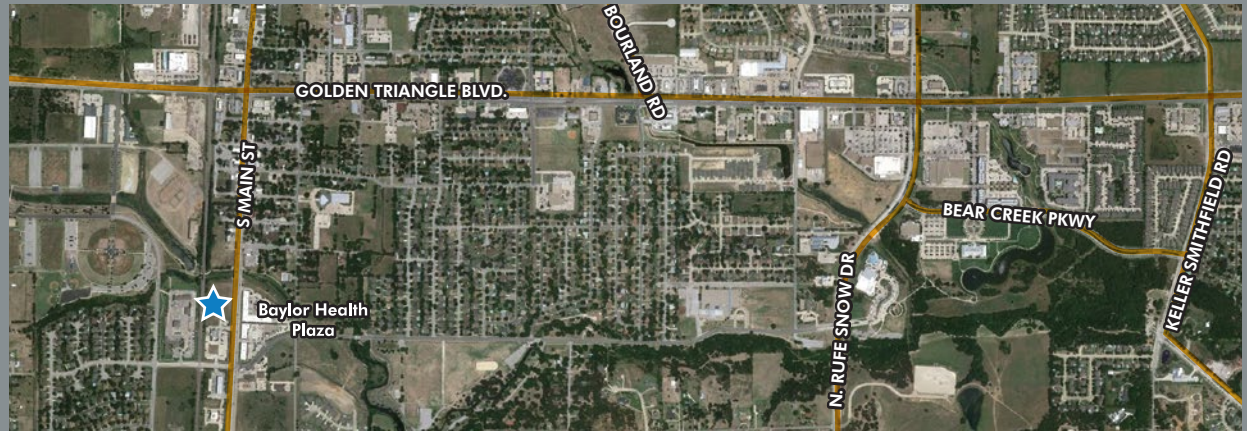
Kelley Ahrens, CCIM  
Vice President, Healthcare Services  
CBRE, Inc.  
kelley.ahrens@cbre.com  
T 214.979.6341



# Baylor Emergency Medical Center

Keller, Texas

- Anchored 18,000 SF Freestanding ED
- Efficient space available from  $\pm 1,200$  SF -  $\pm 18,000$  SF
- Building and monument signage available
- Desirable local demographics and captive market
- Unique opportunity for specialists to capture significant market share
- Growing market demand for healthcare services
- Latest diagnostic equipment including X-ray, CT, ultrasound, & on-site lab services
- Emergency department open 24 hours a day, 365 days a year



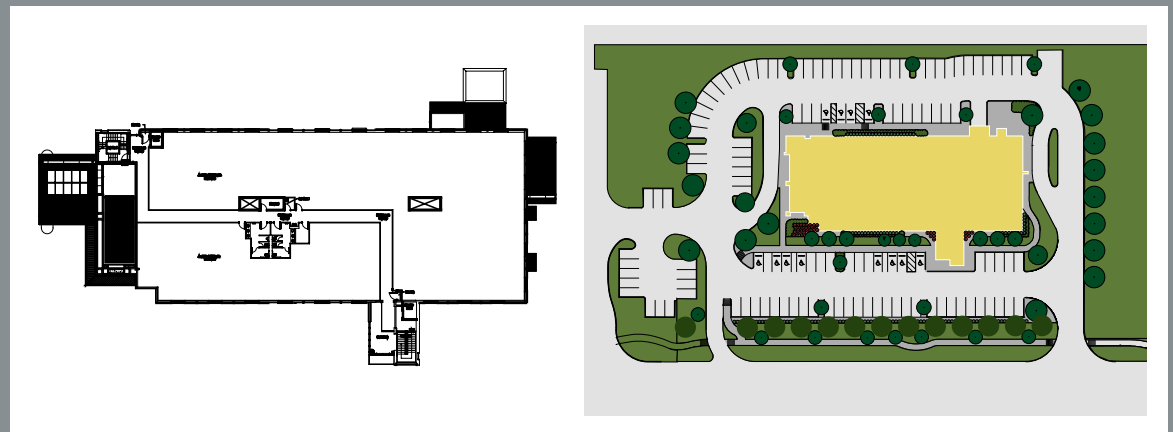
Aerial Map

## Demographics

	Murphy	Rockwall	Burleson
2013 Est. Population	20,034	40,628	38,806
2018 Projected Population	23,454	45,466	42,721
2013 Est. Median HH Income	\$107,772	\$78,717	\$61,704

## Traffic Count

35,000 - 42,000 cpd on S. Main/377  
 37,000 cpd on Keller Parkway/Golden Triangle



Leasing Plan

Conceptual Site Plan  
 Not to Scale

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