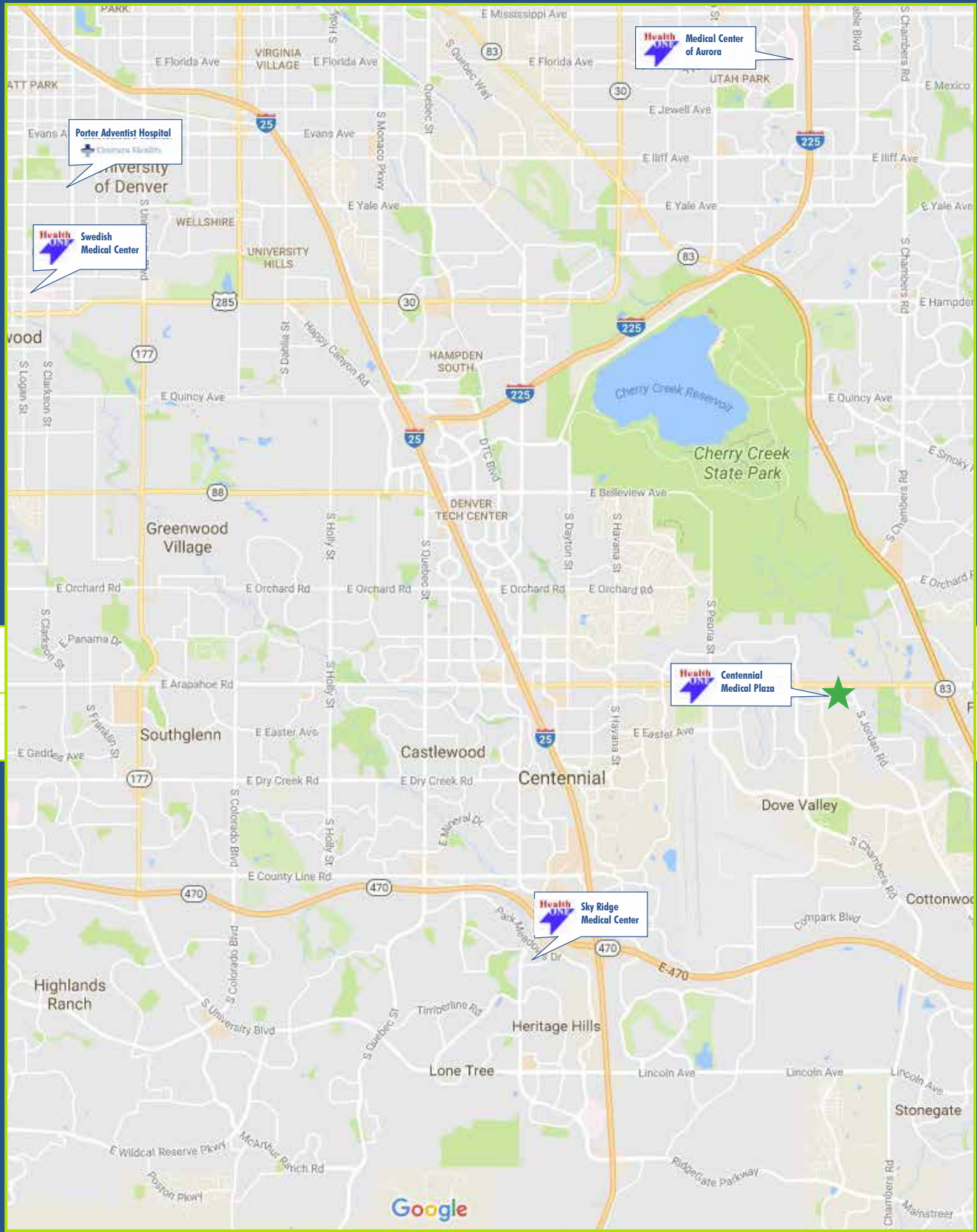




FOR LEASE

MOVE - IN
READY SUITES

CENTENNIAL MEDICAL PLAZA

14000 E ARAPAHOE ROAD | CENTENNIAL, CO

BUILDING SIZE:	56,048 SF
ASKING LEASE RATE:	Negotiable
OPERATING EXPENSES:	\$13.01/RSF (estimated)

- FEATURES:**
- Located on the Medical Center of Aurora's Emergency Department campus
 - Full Service 24/7 Emergency Department for adults and pediatrics
 - Covered patient drop off area
 - Move-in ready medical office space
 - Plentiful free surface parking
 - Strong visibility and access
 - Referral practices include: Primary Care, OBGYN, Breast Care
 - Imaging services, Surgical specialties and others
 - First floor space available near building lobby
 - Tenant Finish Allowance available

FOR MORE
INFORMATION
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LANDLORD HAS
PLANS FOR LOBBY
AND COMMON AREA
RENOVATIONS

Centennial Medical Plaza is Colorado's first freestanding ER to earn accreditation from the Society of Chest Pain Centers. It is also part of the Rocky Mountain Hospital for Children System of Pediatric Care. Here children are treated by experienced board-certified emergency physicians as well as nurses specially trained in pediatric care.

A full-service emergency department, Centennial Medical Plaza is staffed 24/7 by board-certified emergency medicine physicians and specially trained nurses, allowing for timely treatment of acute illnesses or injuries, without a trip to the hospital.

CURRENT CAMPUS SERVICES

- 24-Hour Emergency Care
- Imaging Services
- Pharmacy
- Day Surgery
- Colorado Breast Care
- Infusion/Transfusion Center
- Sleep Lab



DEMOGRAPHICS

14000 E ARAPAHOE ROAD	1 MILE	3 MILE	5 MILE
2019 Estimated Population	4,163	64,746	238,595
2019 Estimated Households	1,322	24,285	94,791
2019 Estimated Household Income	\$123,134	\$136,204	\$121,063