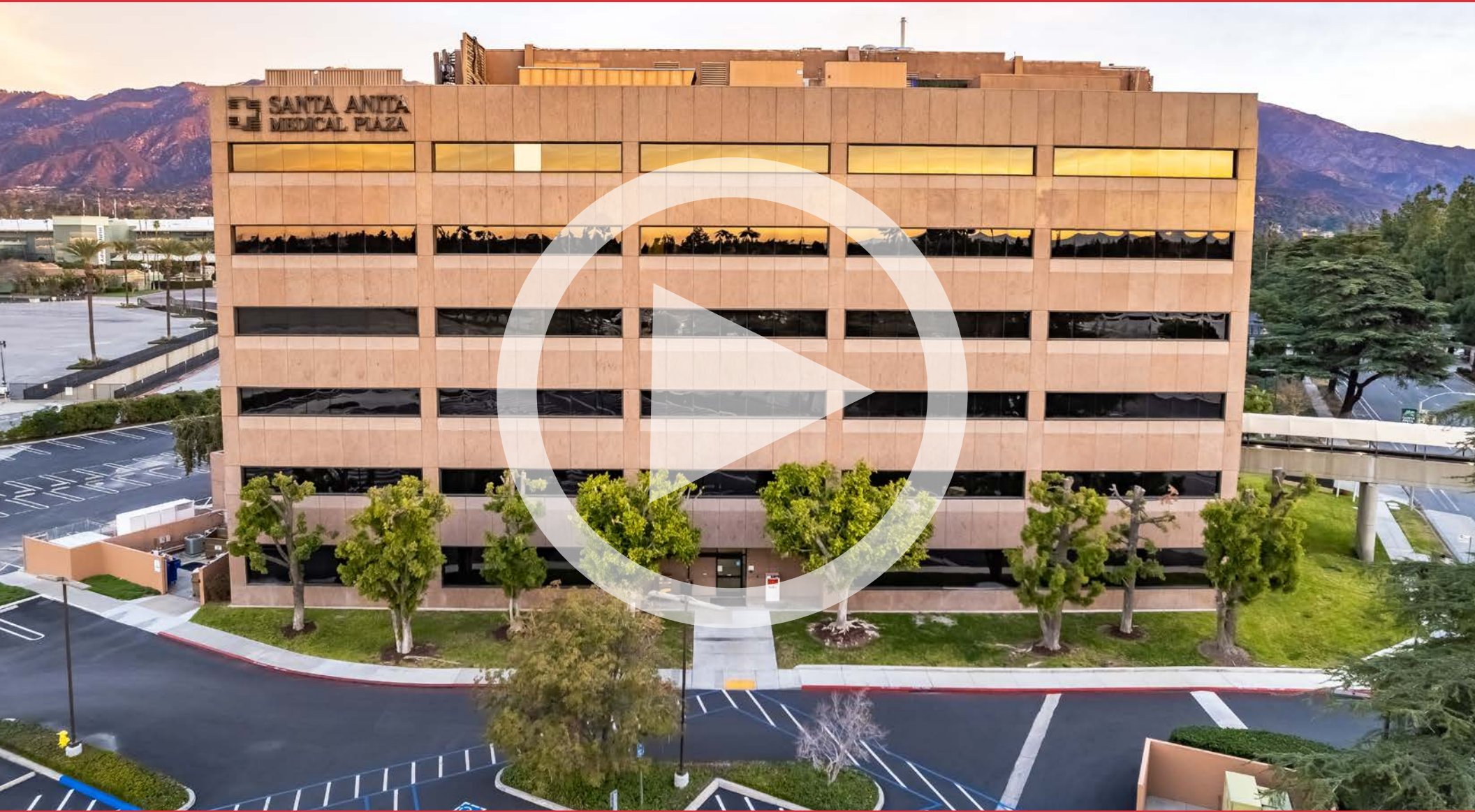


Santa Anita Medical Plaza

301 W Huntington Dr, Arcadia, CA 91007

Medical Suites
for Lease



Bryan McKenney
(888) 585 - 6880 | LIC#01505792
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Stacey Hall
(949) 331 - 0845 | LIC#01924089
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welltower

Santa Anita Medical Plaza

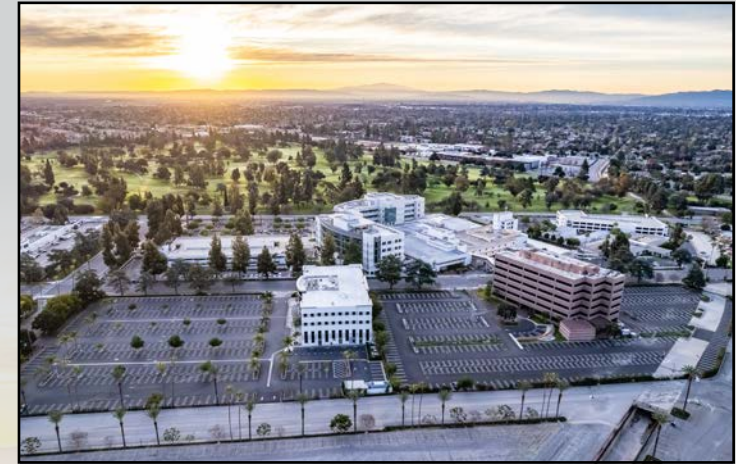
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FEATURES:

- 6 Story Class-A 86,762 RSF Medical Building
- Campus Adjacent to USC Arcadia Hospital
- Connected to USC Arcadia Hospital via Sky Bridge
- Surface Parking
- Elevator Served
- Institutionally Owned



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AERIAL VIEW:



Santa Anita
Medical Plaza

Centennial Way

USC Arcadia Hospital
Keck Medicine of USC

Huntington Dr



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USC Arcadia Hospital
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SITE PLAN:



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FLOOR PLAN

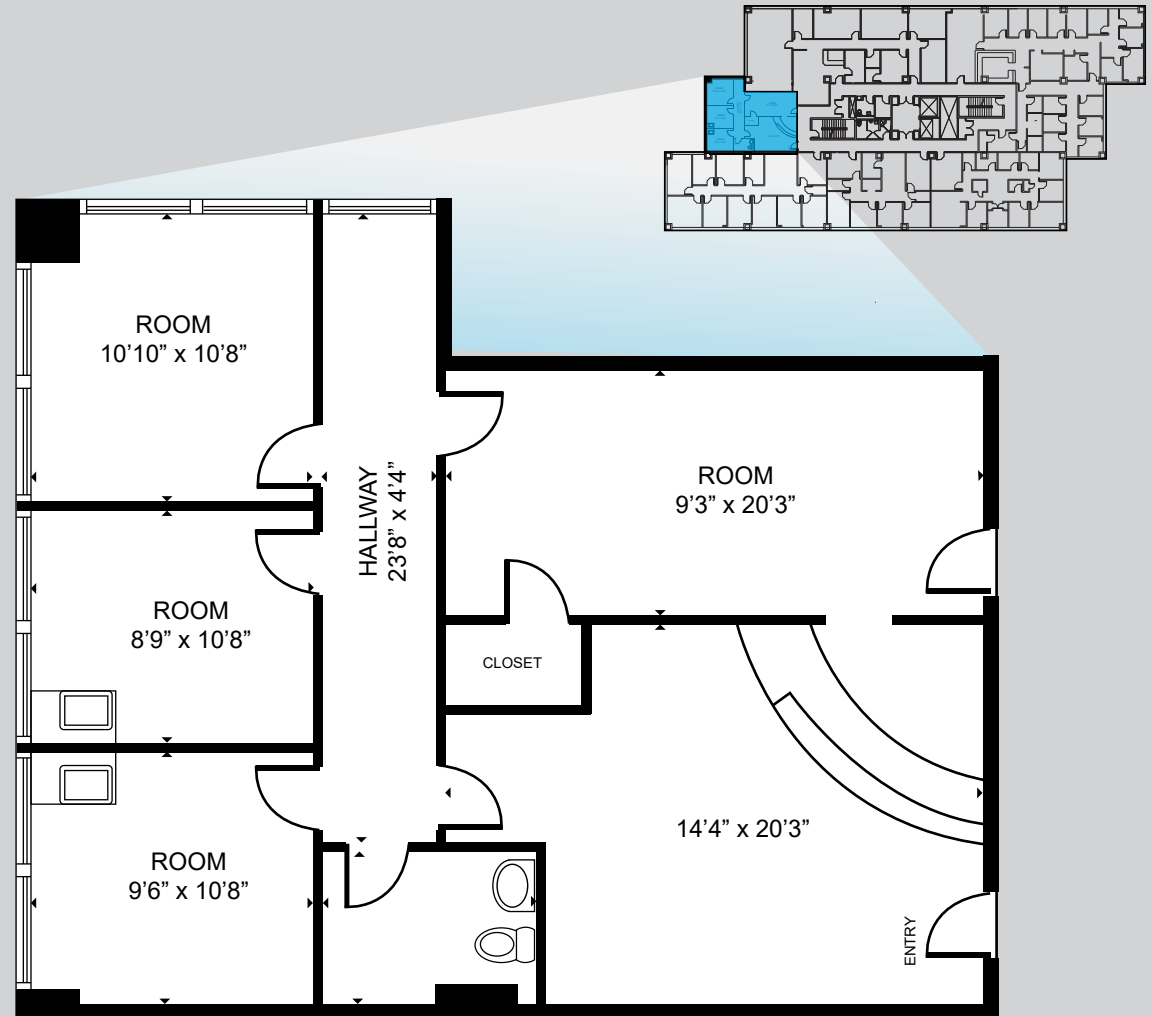
Suite 300
1,124 RSF

SUITE DESCRIPTION:

Reception Area, 3 Private Offices
and a Storage or Break Room

LEASE RATE:

\$4.25 MG



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FLOOR PLAN

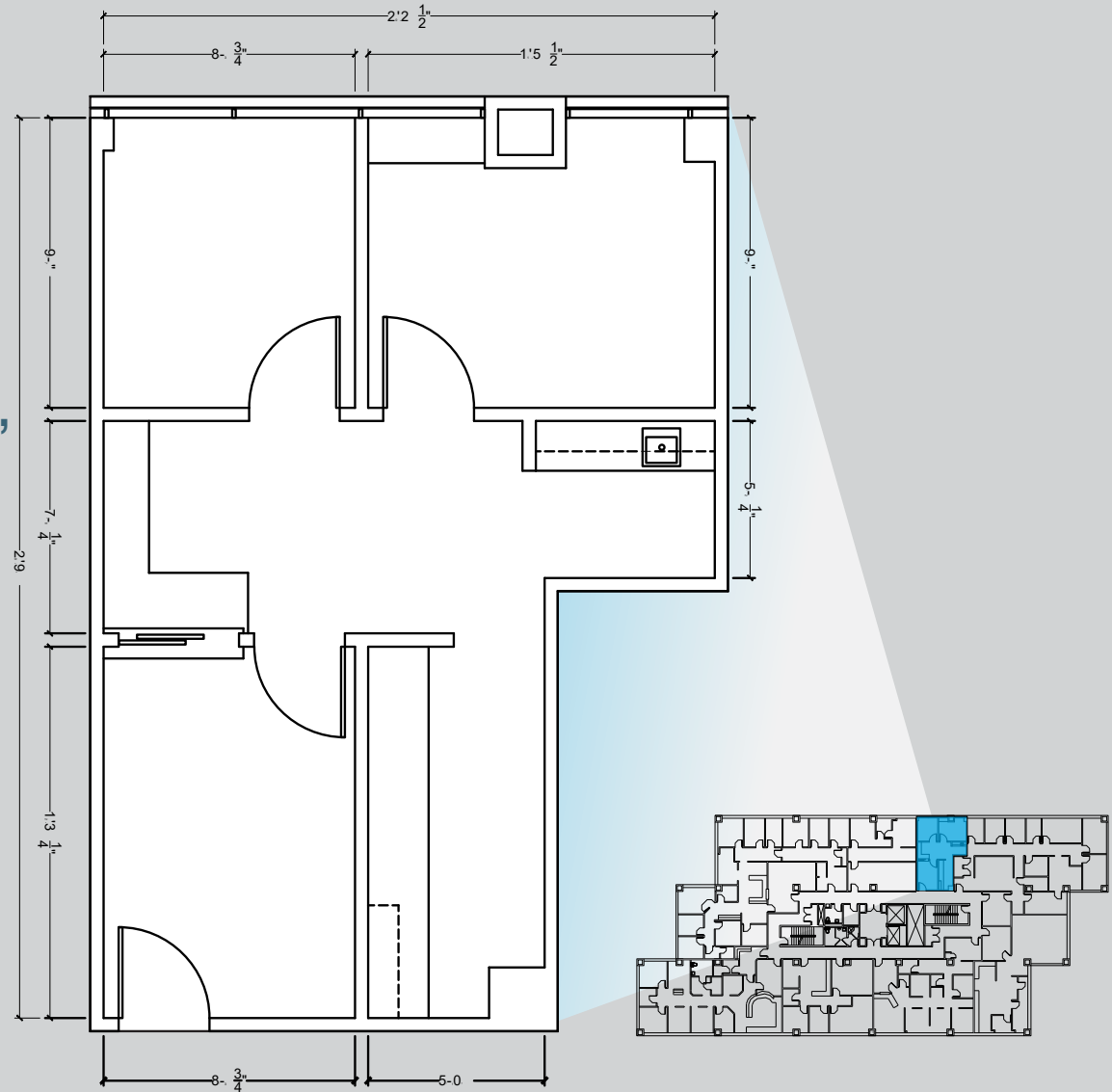
Suite 514
683 RSF

SUITE DESCRIPTION:

Small but Efficient Medical Suite featuring a Doctor's Office, Exam Room, Lab and Reception/Admin Space

LEASE RATE:

\$4.25 MG

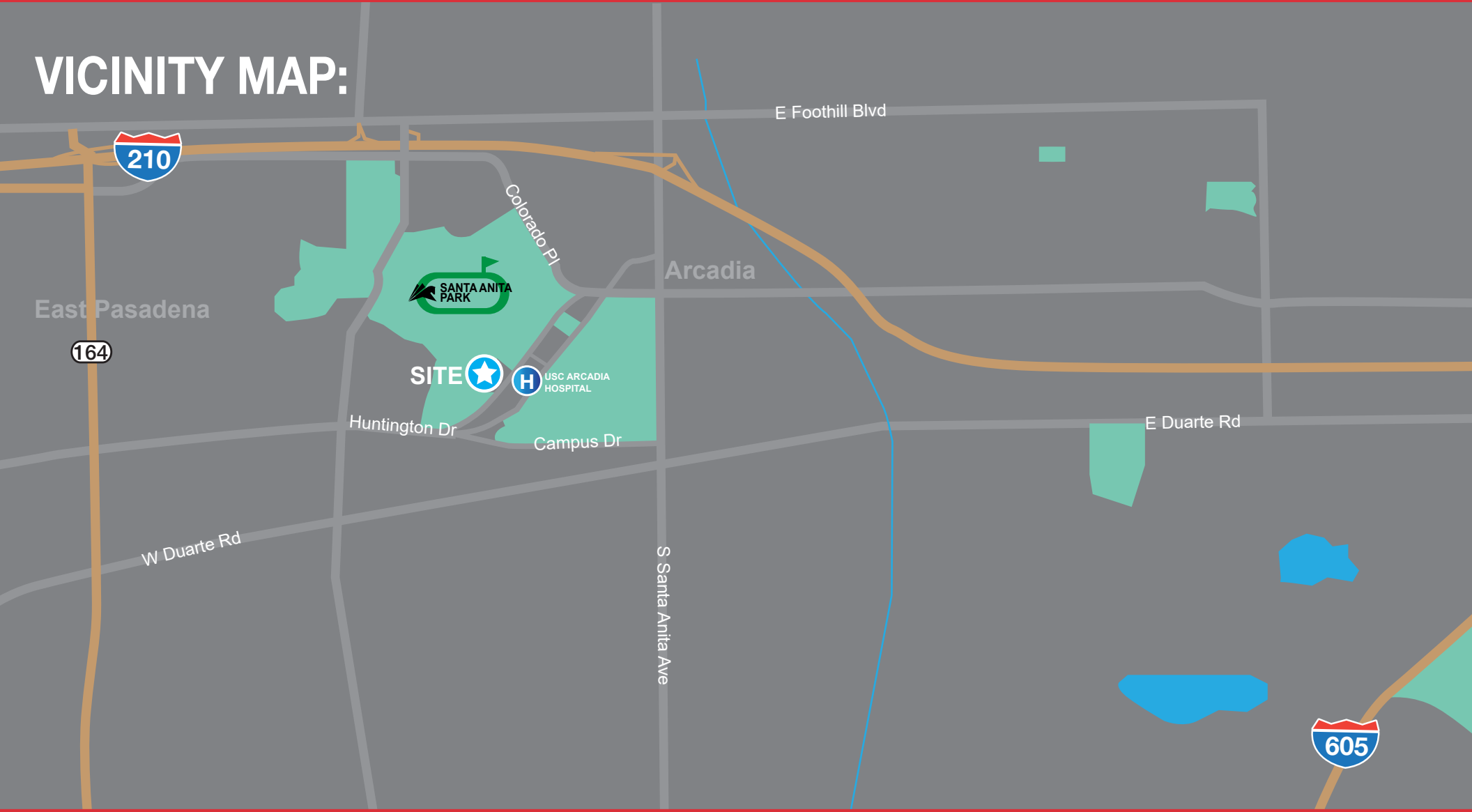


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VICINITY MAP:



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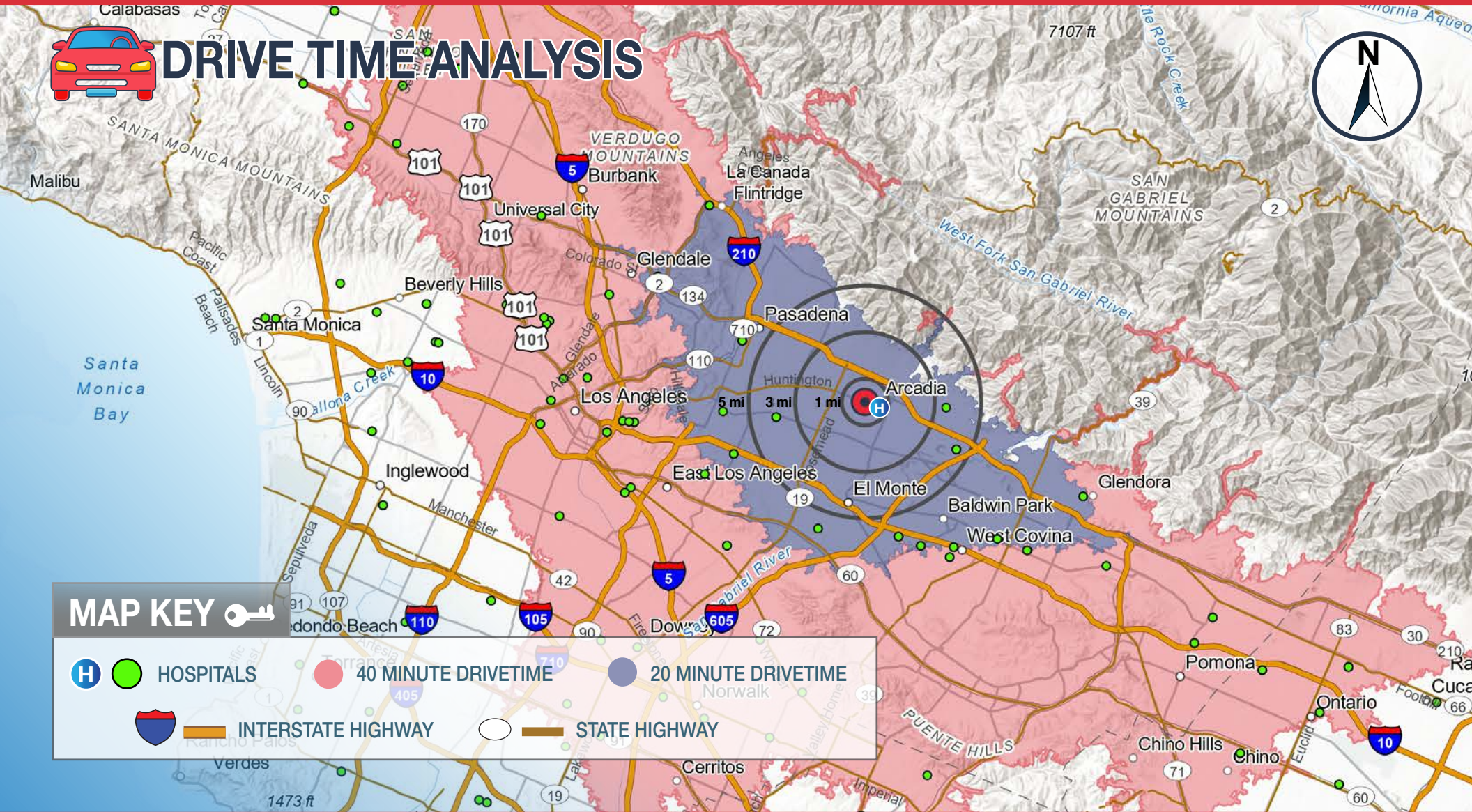
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DRIVE TIME ANALYSIS



MAP KEY

- HOSPITALS
- 40 MINUTE DRIVETIME
- 20 MINUTE DRIVETIME
- INTERSTATE HIGHWAY
- STATE HIGHWAY



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