



Resurrection Medical Center

MEDICAL OFFICE SUITES FOR LEASE

**RESURRECTION MEDICAL CENTER AND
MEDICAL OFFICE BUILDING**

7447 W TALCOTT AVENUE, CHICAGO, IL



SUITE AVAILABILITIES

SUITE	SIZE	CONTIGUOUS	COMMENTS
218	534 SF	--	1 private office and 1 reception area
218A	1,099 SF	--	6 exam rooms, 1 private office, 1 office area, 2 lab areas, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 1 restroom
245	1,205 SF	--	3 exam rooms, 1 private office, 1 open office area, 1 reception area, 1 waiting room, and 1 restroom
244/248	2,046 SF	2,925 SF	4 exam rooms, 2 private offices, 1 reception area, 1 waiting room, 1 break room, and 2 restrooms
251	1,469 SF	4,237 SF	5 private offices, 1 storage room, and 1 restroom
254	879 SF	2,925 SF	2 private offices, 1 open office area, and 1 restroom
263	2,768 SF	4,237 SF	7 private offices, 1 conference room, 1 storage room, and 1 restroom
302	1,879 SF	--	2 exam rooms, 1 private office, 1 office area, 1 open office area, 2 lab areas, 1 reception area, 1 waiting room, 2 storage rooms, and 1 restroom
331	1,366 SF	--	5 exam rooms, 2 lab areas, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 1 restroom
333	1,350 SF	--	4 private offices, 1 reception area, 1 waiting room, 1 kitchenette, and 1 restroom
342	1,057 SF	--	2 exam rooms, 1 private office, 1 reception area, 1 waiting room, 1 storage room, and 1 restroom
351	1,203 SF	--	1 exam room, 2 private offices, 1 reception area, 1 waiting room, 1 storage room, and 1 restroom
358	1,230 SF	--	3 exam rooms, 1 private office, 1 reception area, and 1 restroom
400	3,147 SF	5,674 SF	6 exam rooms, 1 private office, 1 open office area, 1 conference room, 2 lab areas, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 2 restrooms
405	2,527 SF	5,674 SF	6 exam rooms, 1 lab area, 1 office area, 1 reception area, 1 waiting room, 3 storage rooms, and 1 restroom
415	3,043 SF	--	4 exam rooms, 1 exam room (large), 1 private office, 2 office areas, 1 open office area, 1 lab area, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 2 restrooms
427	4,409 SF	--	7 exam rooms, 1 exam room (large), 4 private offices, 1 lab area, 1 reception area, 1 waiting room, 1 break room, 1 storage room, and 2 restrooms
451	2,405 SF	4,226 SF	2 exam rooms, 1 private office, 1 open office area, 4 lab areas, 1 reception area, 1 waiting room, and 2 restrooms
461	1,821 SF	4,226 SF	5 private offices, 1 conference room, 1 break room, 1 storage room, and 1 restroom
467	2,728 SF	--	4 exam rooms, 3 private offices, reception area, waiting room, break room, and in-suite restroom
500	8,032 SF	--	12 exam rooms, 9 private offices, 1 conference room, 1 lab area, reception, large waiting area, break/dining room, and multiple storage rooms
525	2,724 SF	--	5 exam rooms, 1 lab area, 1 private office, reception, waiting room, break room, storage, and in-suite restroom
545	1,198 SF	2,407 SF	2 exam rooms, 1 private office, 1 reception area, 1 waiting room, and 1 restroom
551	1,209 SF	2,407 SF	2 exam rooms, 1 private office, 1 reception area, 1 waiting room, and 1 restroom



BUILDING FEATURES



Free unreserved parking, plus reserved lot for doctors



On-campus hospital



Utilities: Modified gross, including janitorial, tenant responsible for electricity



Rental Rate:
Contact brokers



PROJECT AERIAL



LOCAL DEMOGRAPHICS



546,731

POPULATION



\$7,889.51

ANNUAL AVERAGE HEALTHCARE
SPENDING PER HOUSEHOLD



19.9%

POPULATION AGED 65+



42.1

MEDIAN AGE

TRAFFIC COUNTS



7,531

CARS PER DAY

W Talcott Ave &
N Oketo Ave SE

***WITHIN A
5-MILE RADIUS OF
THE PROPERTY**



\$126,350

AVERAGE
HOUSEHOLD INCOME

INSURANCE COVERAGE

46%

PPO

17%

HMO

22%

MEDICARE

15%

OTHER

ABOUT BUILDING OWNERSHIP



Founded in 2001, Prime Healthcare has emerged as one of the nation's largest award-winning health systems. Prime Healthcare was founded by Dr. Prem Reddy, a physician with a mission to transform hospitals, improve community healthcare, and provide patients with the best care.

Their philosophy is that all healthcare is local. Their 55 hospitals and more than 360 outpatient locations nationwide, including urgent care centers, ambulatory surgery centers, and specialty clinics, serve the unique needs of their communities while providing exceptional care with the strength and support of Prime Healthcare.

Through a physician-founded and patient-centered model, dedication to quality, evidence-based best practices, operational efficiency, and capital investment, Prime Healthcare is recognized among the best in the nation by Truven Health Analytics as a 10 Top and 15 Top Health System in the nation three times and was the only health system recognized with the prestigious 2021 John M. Eisenberg Patient Safety and Quality Award for addressing social determinants of health. Prime Healthcare ranks among the top 10 health systems in the nation for social responsibility and cost efficiency, according to the Lown Institute

Prime Healthcare and the not-for-profit Prime Healthcare Foundation serve more than 600 communities across 15 states with more than 60,000 staff and affiliated physicians in Alabama, California, Georgia, Illinois, Indiana, Kansas, Michigan, Missouri, Nevada, New Jersey, Ohio, Pennsylvania, Rhode Island, and Texas.

55
HOSPITALS

15
STATES

600+
COMMUNITIES SERVED

60,000+
STAFF & AFFILIATED
PHYSICIANS

10,767
LICENSED BEDS



Resurrection Medical Center

As the newest member of the **Prime Healthcare** family of hospitals, Resurrection Medical Center offers expert, compassionate and convenient care for residents of Chicago's northwest side and surrounding suburbs. Its nationally recognized and accredited teaching hospital provides a comprehensive range of emergency, maternity, inpatient, and surgical services.



SERVICES PROVIDED:

Breast Imaging (Diagnostic)

Breast Imaging (Screening)

Cancer Care

Cardiac Care

Diabetes Education

Dialysis Services

Emergency Services

Endocrinology

Family Medicine

Fluoroscopy

Gastroenterology

Geriatrics

Gynecology

Home Infusion

Hospice Care

Ion Robot Bronchoscopy

Labor and Delivery

Lab Services

Nephrology

Neurosciences

Nuclear Medicines

Nutrition Services

Obstetrics

Occupational Health

Oncology

Orthopedics

Otolaryngology

Palliative Care

Pediatrics

Positron Emission Tomography

Primary Care

Pulmonology

Radiation Oncology

Rehabilitation Services

Rheumatology

Special Care Nursery

Spine Care

Surgical Services

Ultrasound

Urology

Women's Health

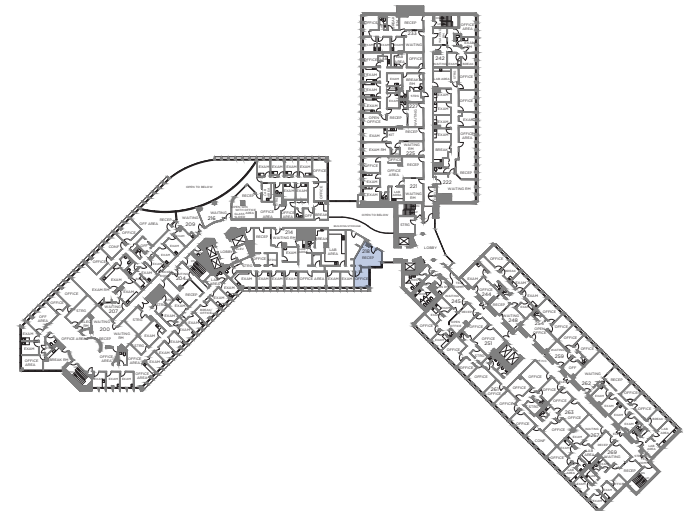
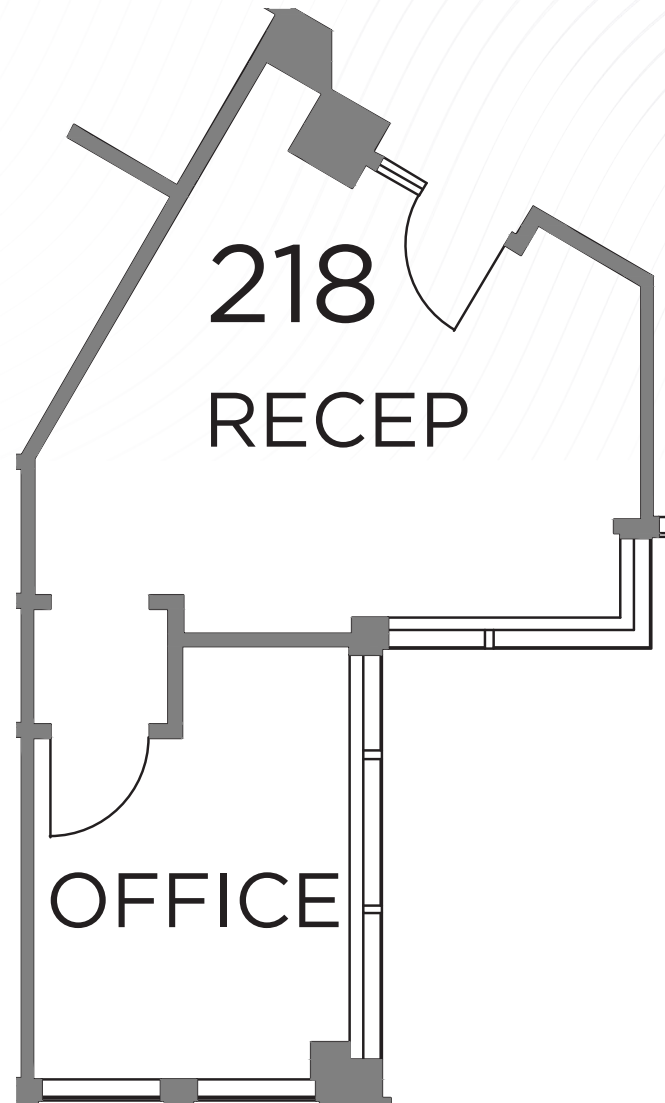
Wound Healing

X-ray

SUITE 218

534 SF

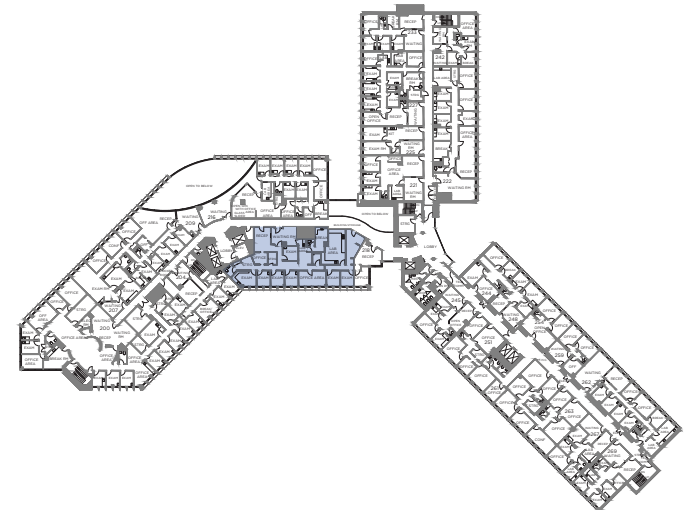
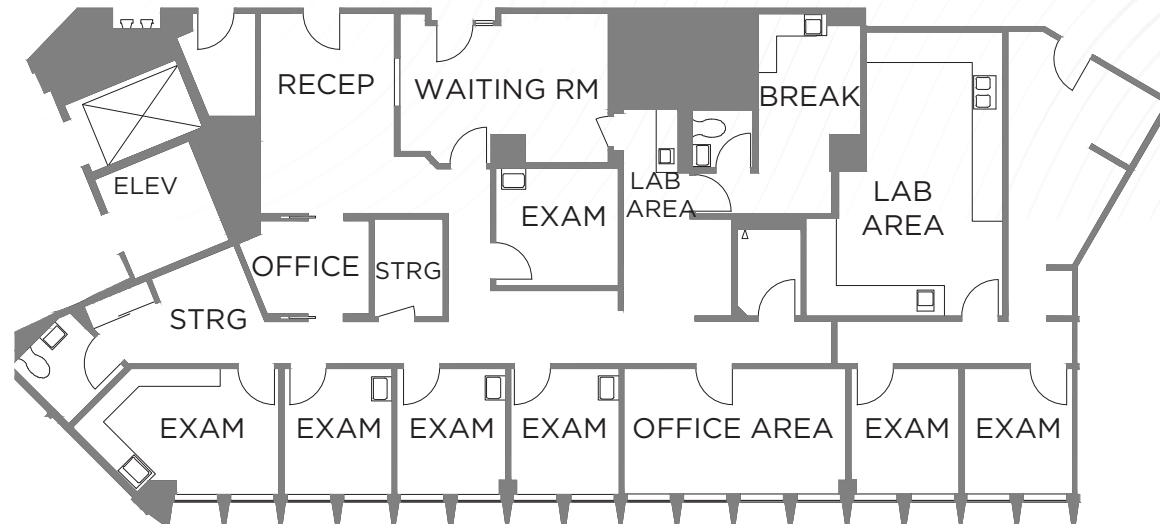
1 private office and 1
reception area



SUITE 218A

1,099 SF

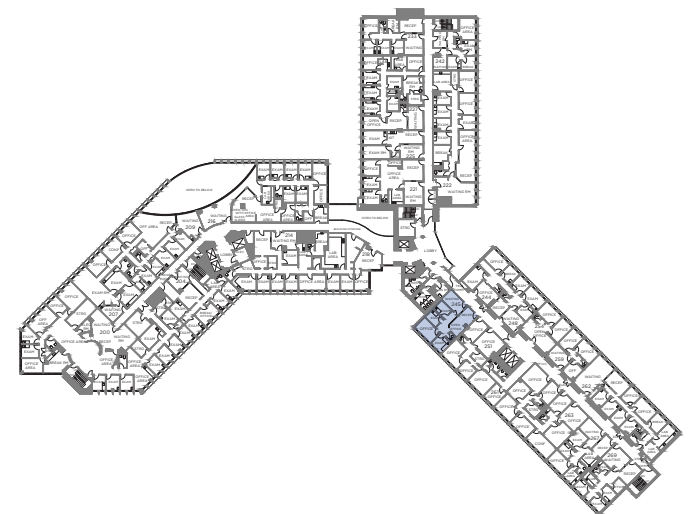
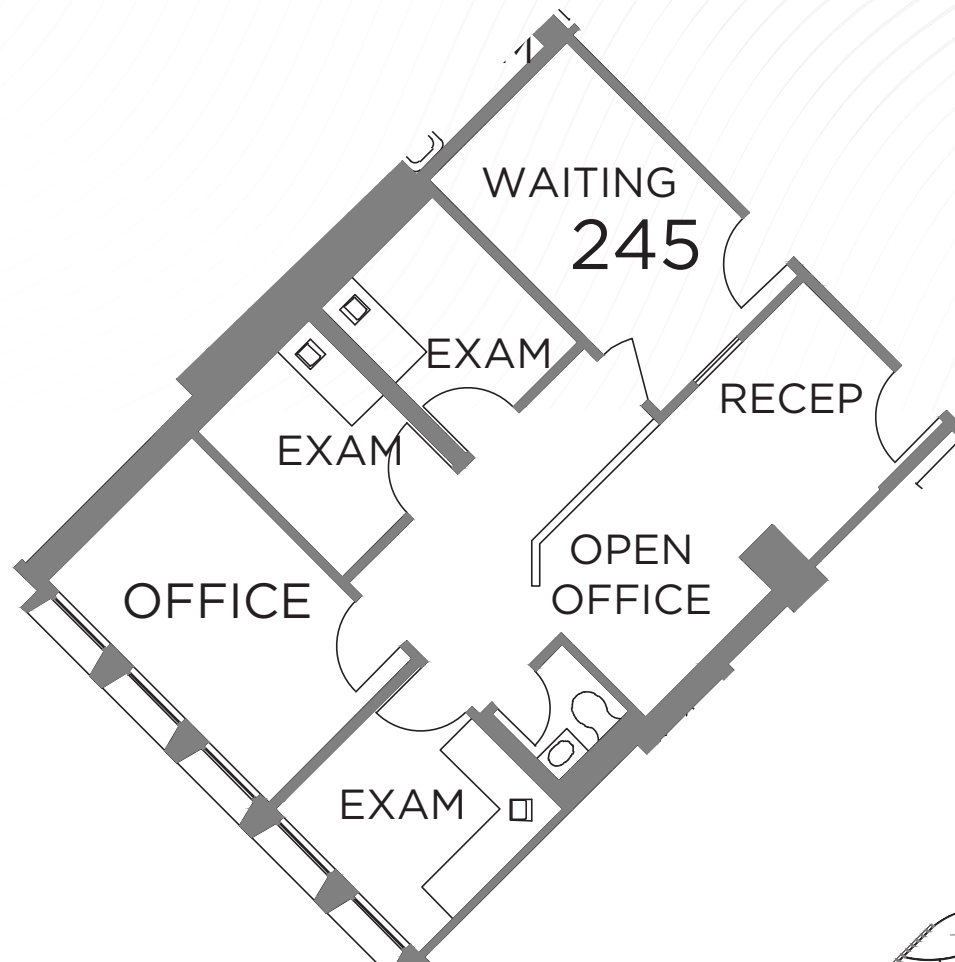
6 exam rooms, 1 private office, 1 office area, 2 lab areas, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 1 restroom



SUITE 245

1,205 SF

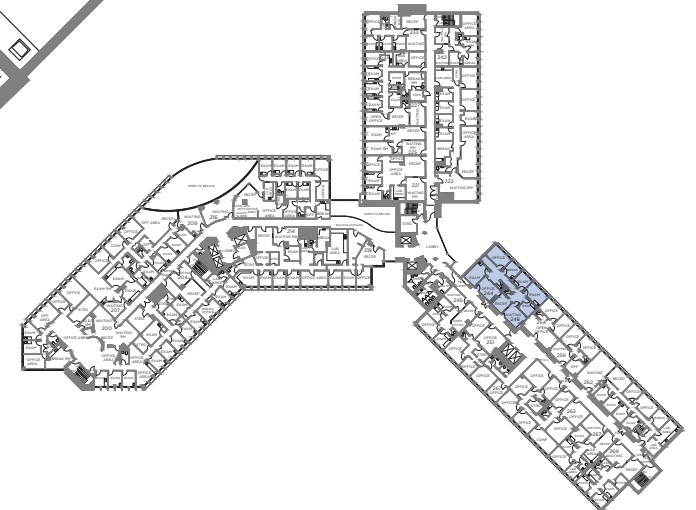
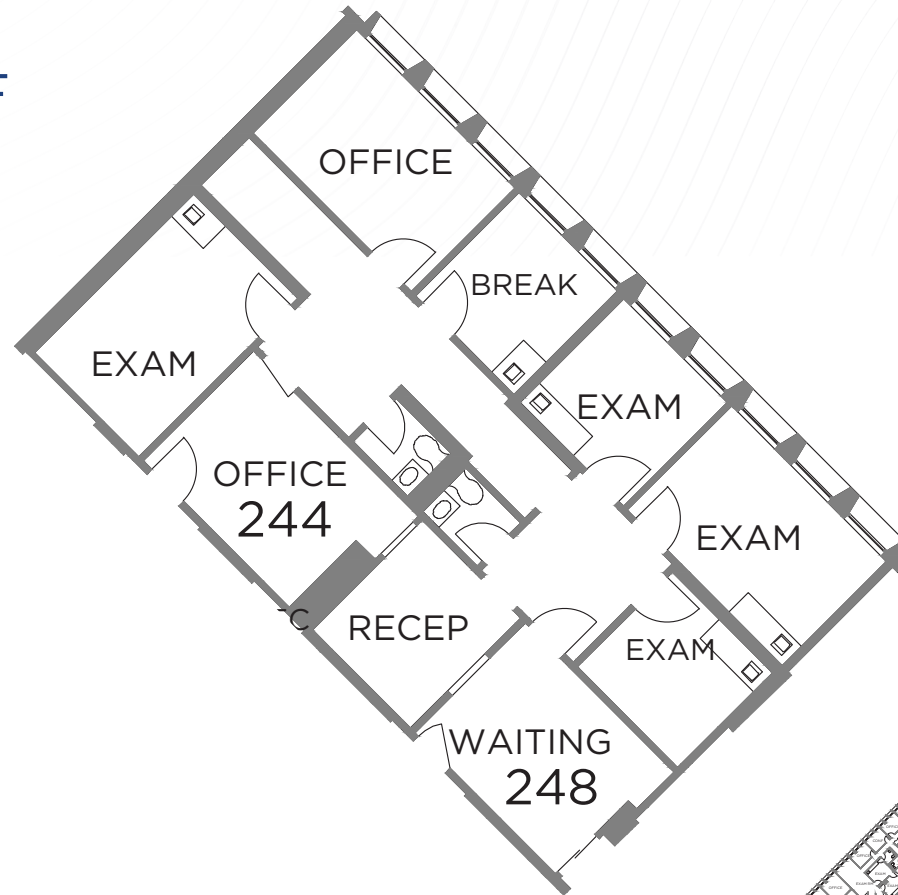
3 exam rooms, 1 private office, 1 open office area, 1 reception area, 1 waiting room, and 1 restroom



SUITE 244/248

2,046 SF - 2,925 SF

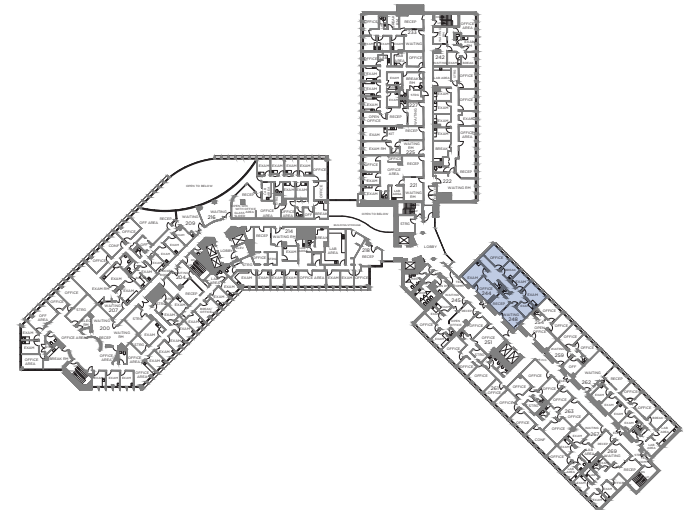
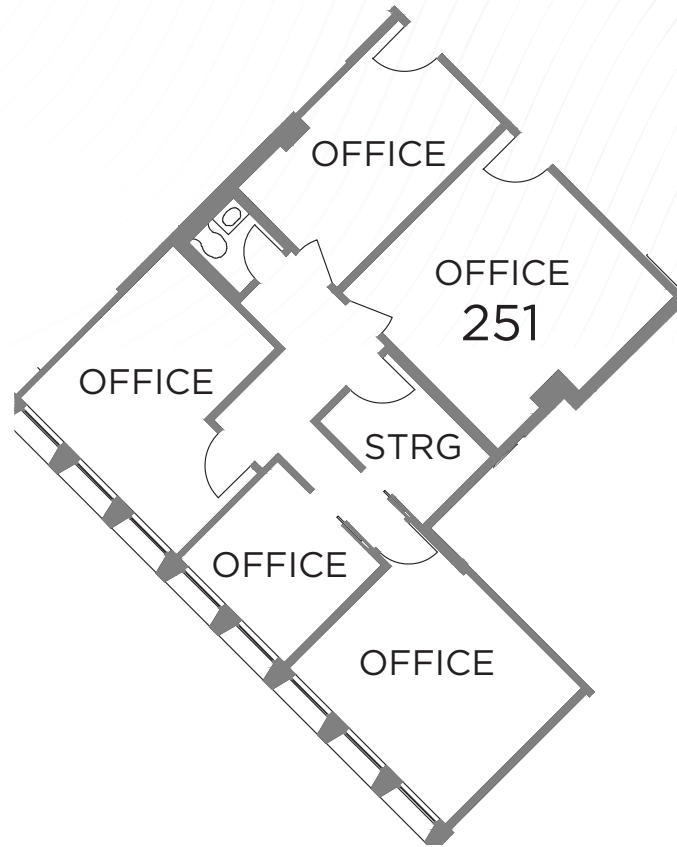
4 exam rooms, 2 private offices, 1 reception area, 1 waiting room, 1 break room, and 2 restrooms



SUITE 251

1,469 SF - 4,237 SF

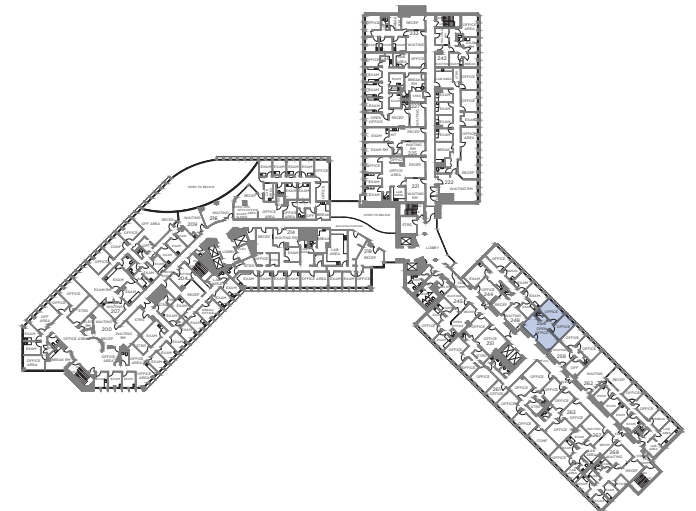
5 private offices, 1 storage room, and 1 restroom



SUITE 254

879 SF - 2,925 SF

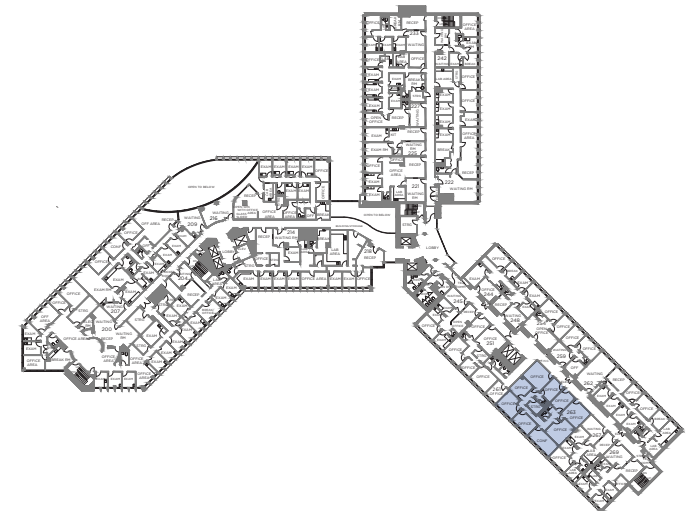
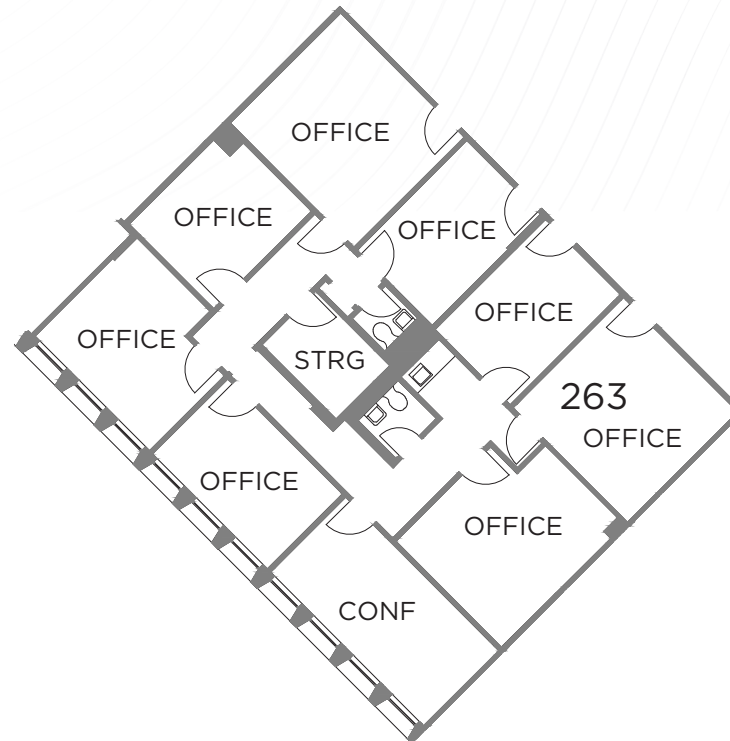
2 private offices, 1 open
office area, and 1 restroom



SUITE 263

2,768 SF - 4,237 SF

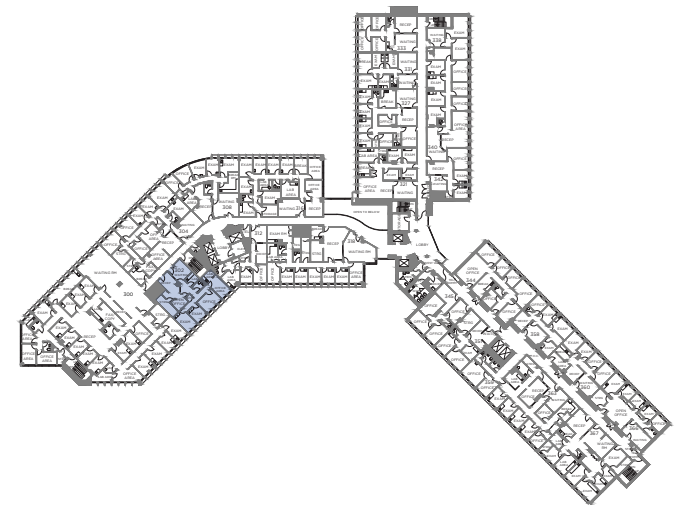
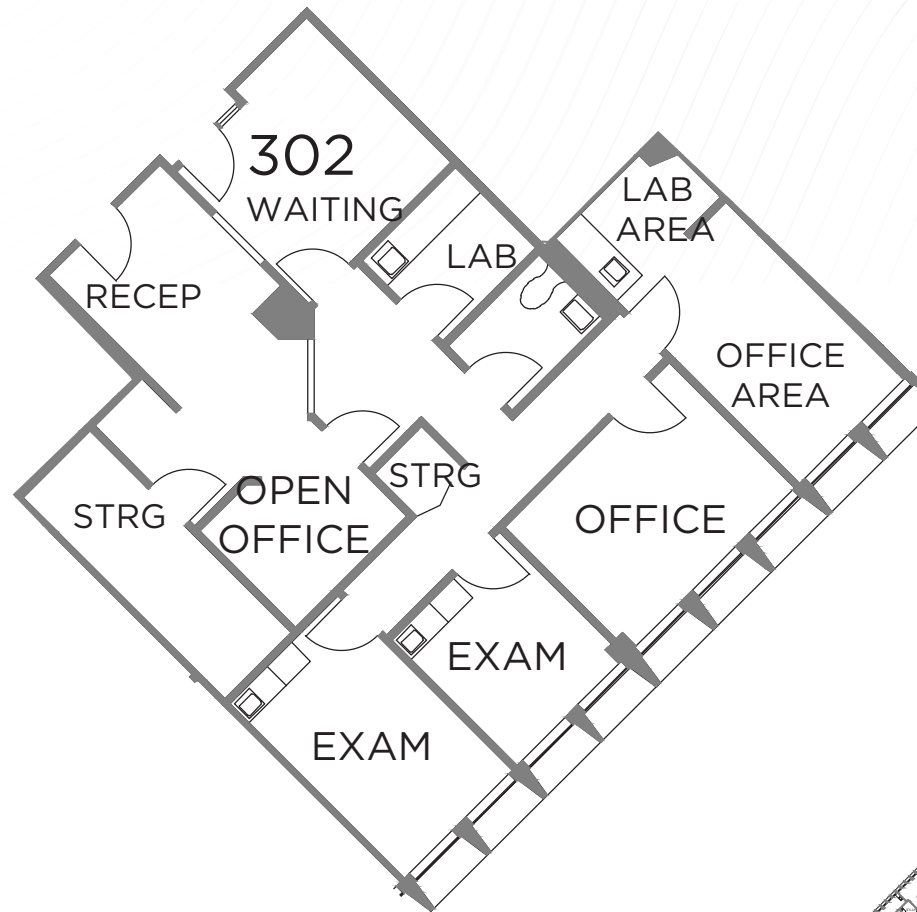
7 private offices, 1
conference room, 1 storage
room, and 1 restroom



SUITE 302

1,879 SF

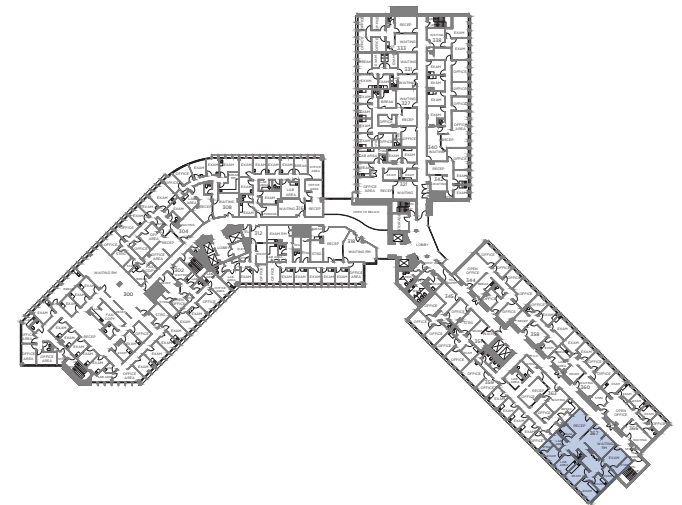
2 exam rooms, 1 private office, 1 office area, 1 open office area, 2 lab areas, 1 reception area, 1 waiting room, 2 storage rooms, and 1 restroom



SUITE 331

1,366 SF

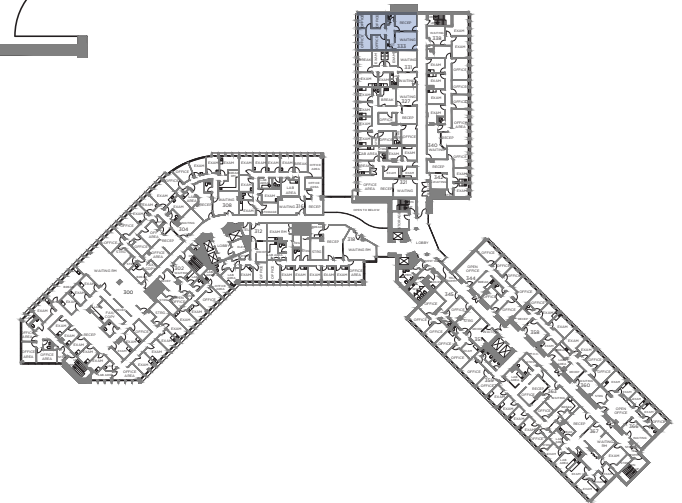
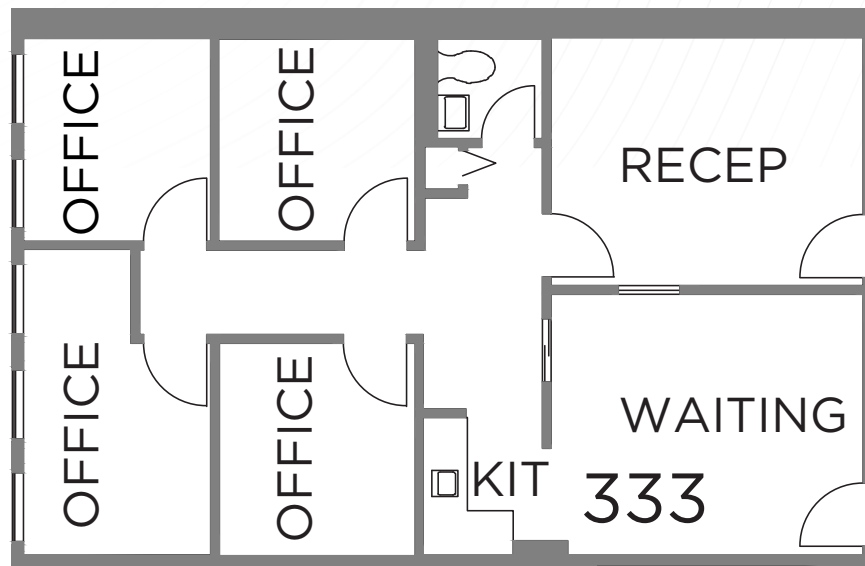
5 exam rooms, 2 lab areas,
1 reception area, 1 waiting
room, 1 break room, 2
storage rooms, and 1
restroom



SUITE 333

1,350 SF

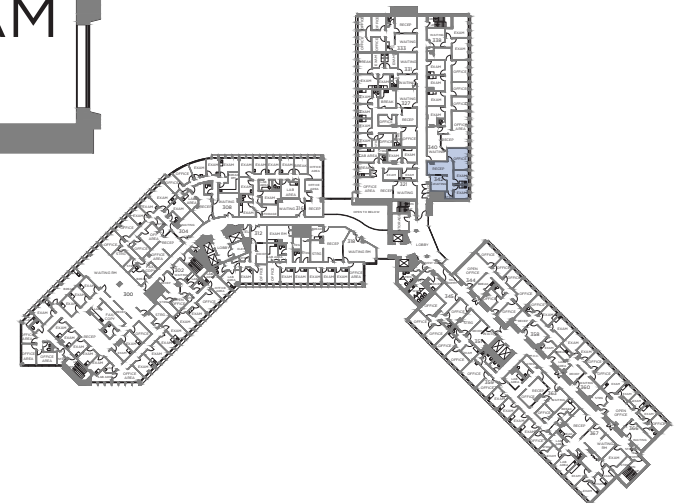
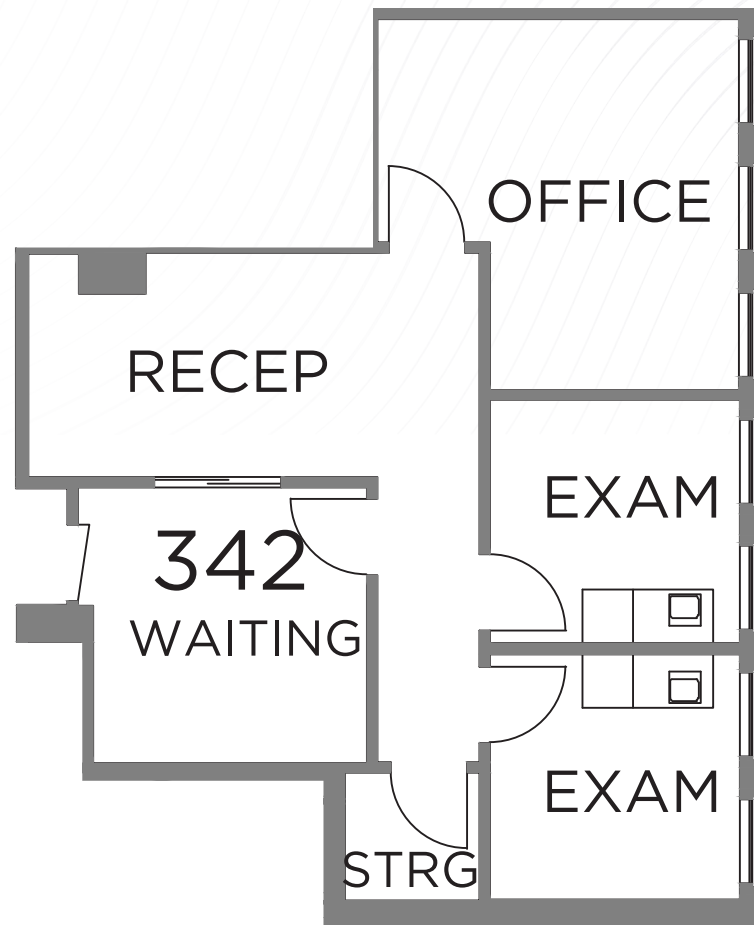
4 private offices, 1
reception area, 1 waiting
room, 1 kitchenette, and 1
restroom



SUITE 342

1,057 SF

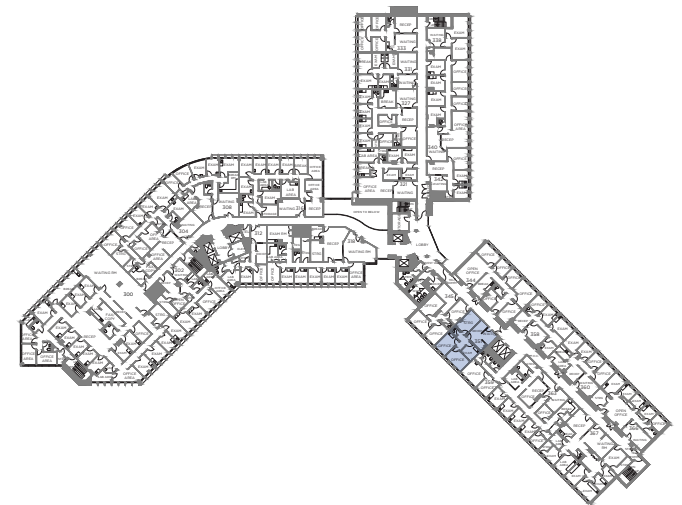
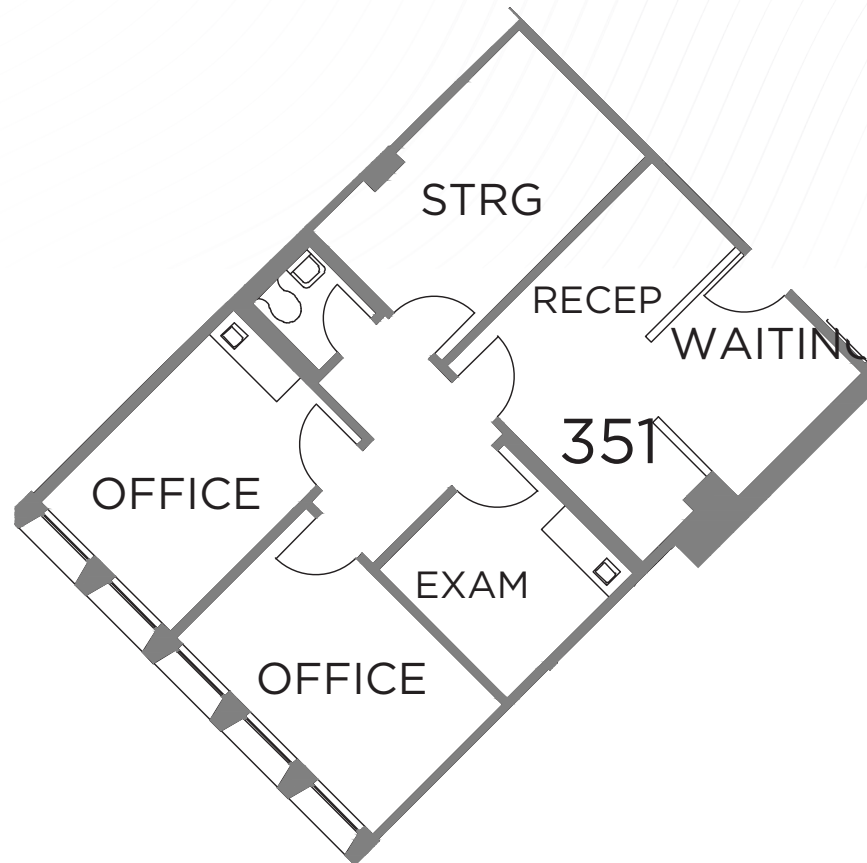
2 exam rooms, 1 private office, 1 reception area, 1 waiting room, 1 storage room, and 1 restroom



SUITE 351

1,203 SF

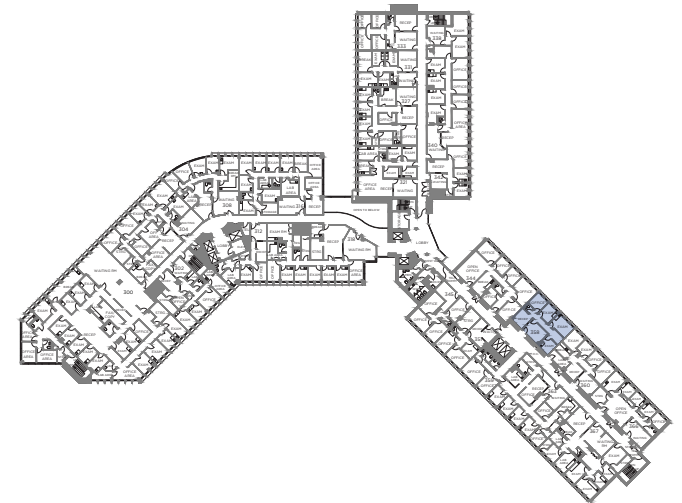
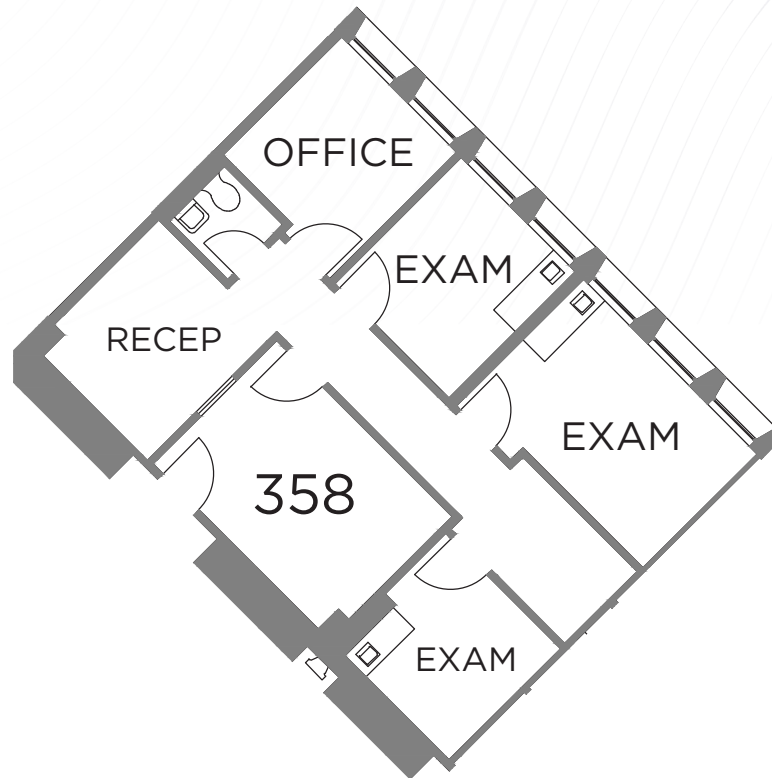
1 exam room, 2 private offices, 1 reception area, 1 waiting room, 1 storage room, and 1 restroom



SUITE 358

1,230 SF

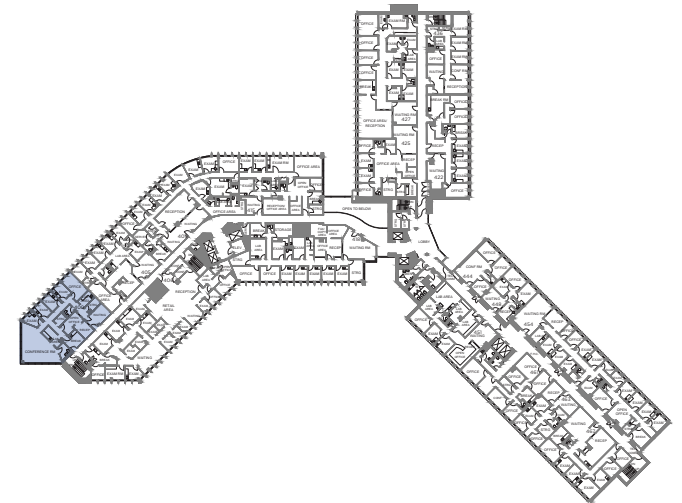
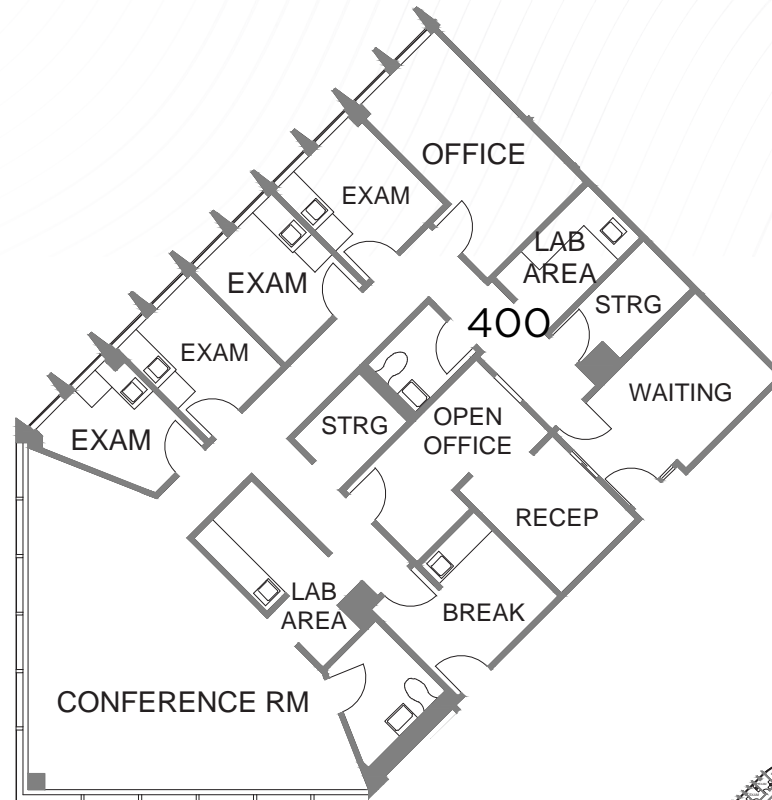
3 exam rooms, 1 private office, 1 reception area, and 1 restroom



SUITE 400

3,147 SF - 5,674 SF

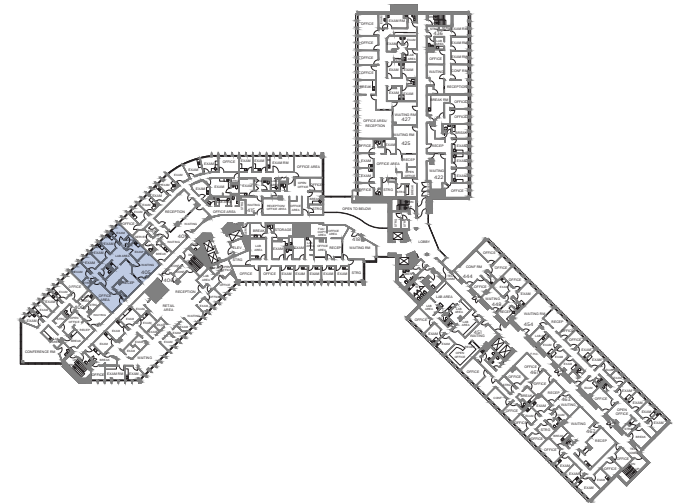
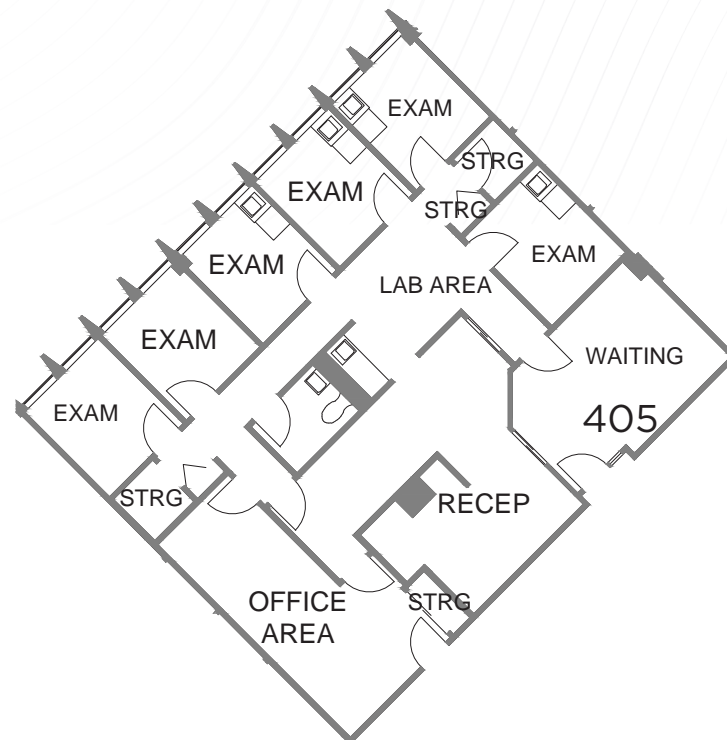
6 exam rooms, 1 private office, 1 open office area, 1 conference room, 2 lab areas, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 2 restrooms



SUITE 405

2,527 SF - 5,674 SF

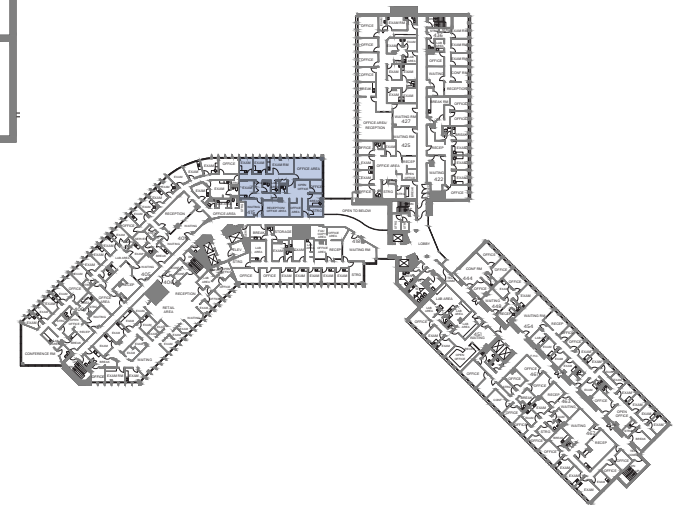
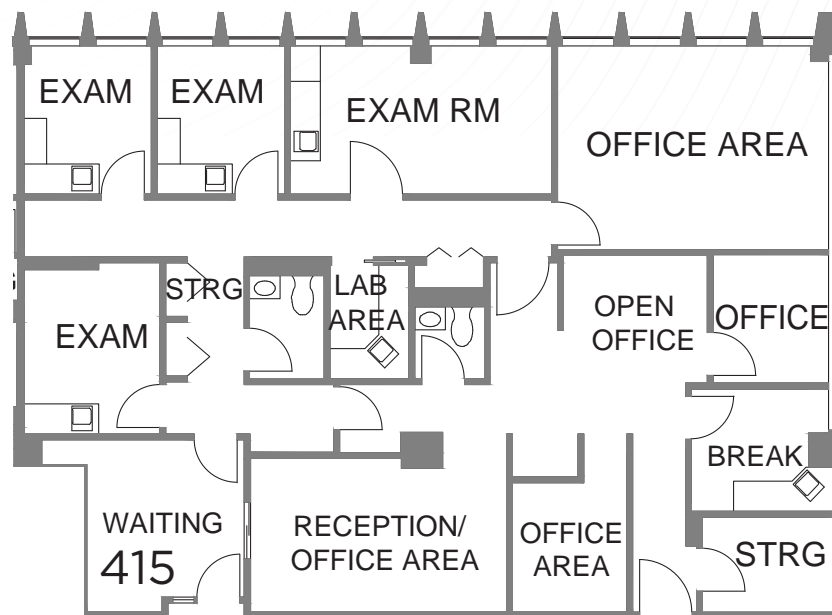
6 exam rooms, 1 lab area,
1 office area, 1 reception
area, 1 waiting room, 3
storage rooms, and 1
restroom



SUITE 415

3,043 SF

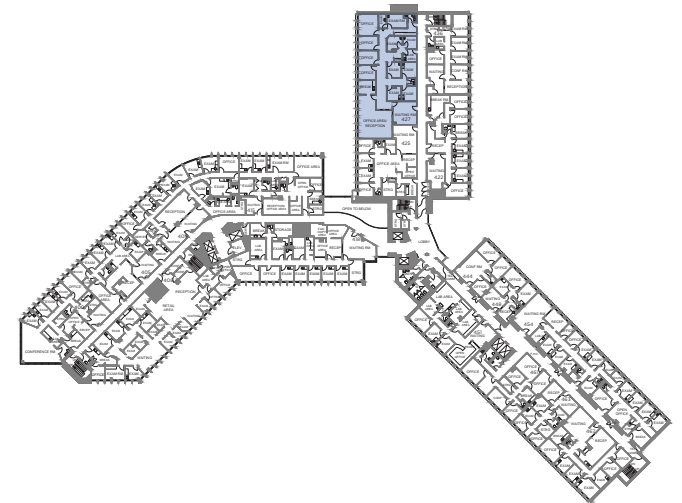
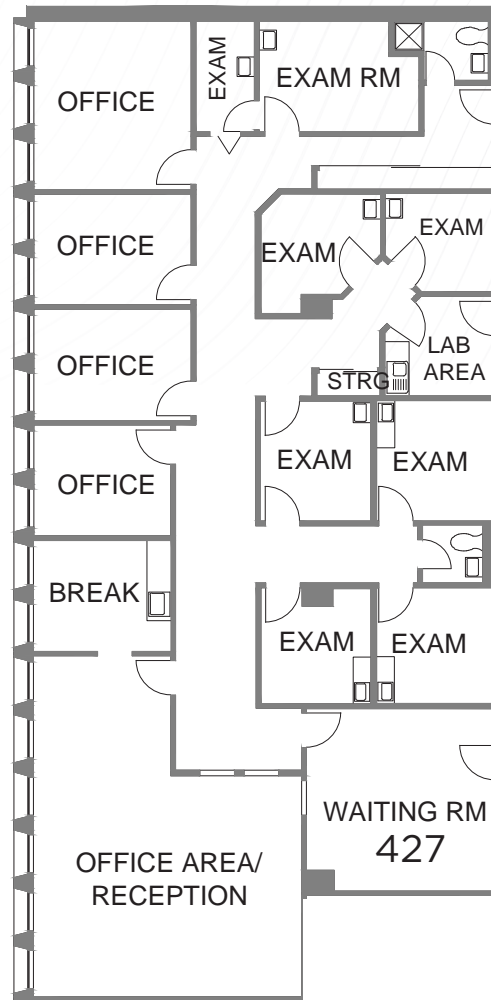
4 exam rooms, 1 exam room (large), 1 private office, 2 office areas, 1 open office area, 1 lab area, 1 reception area, 1 waiting room, 1 break room, 2 storage rooms, and 2 restrooms



SUITE 427

4,409 SF

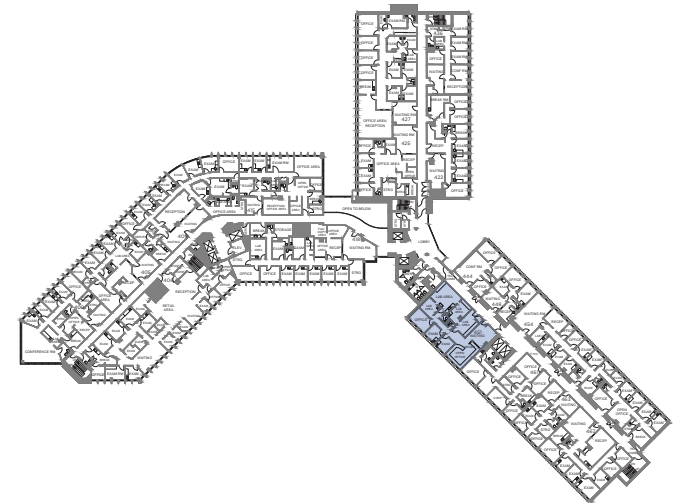
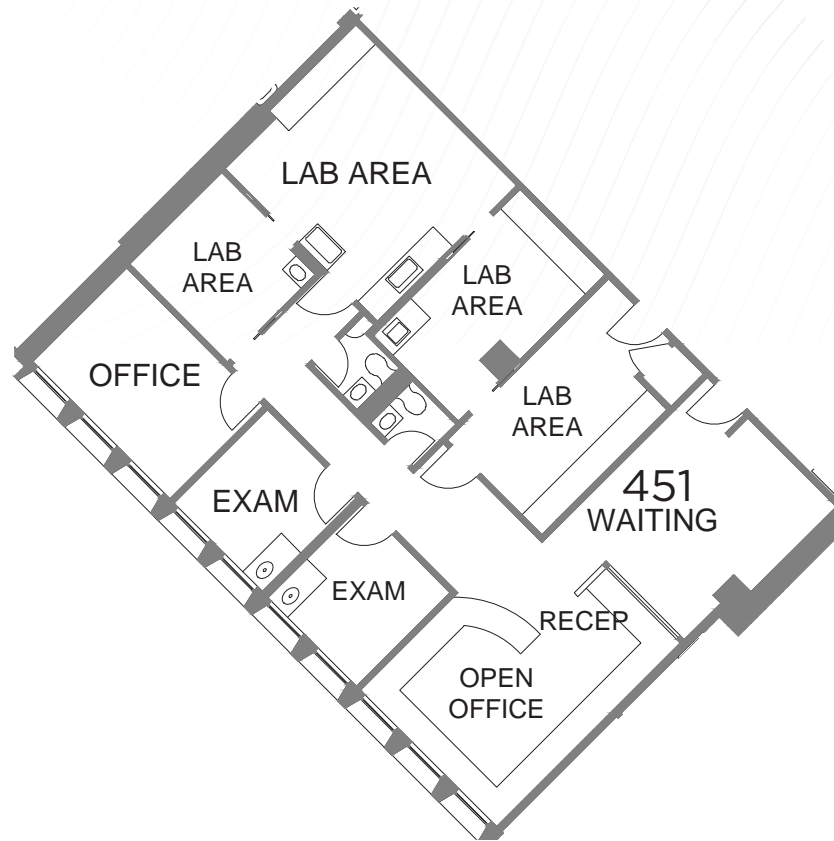
7 exam rooms, 1 exam room (large), 4 private offices, 1 lab area, 1 reception area, 1 waiting room, 1 break room, 1 storage room, and 2 restrooms



SUITE 451

2,405 SF - 4,226 SF

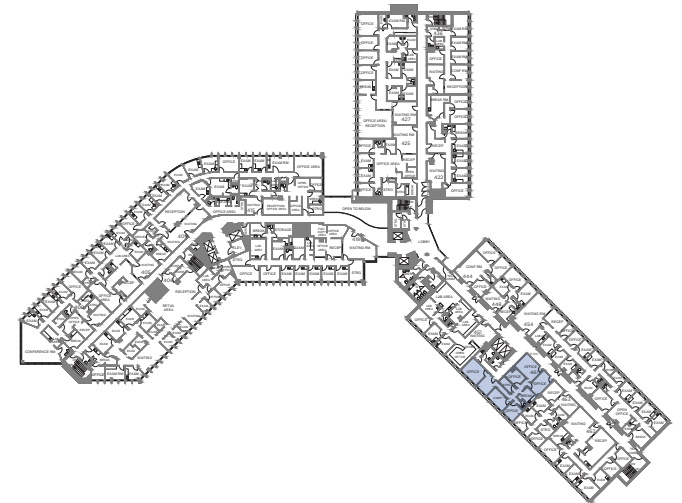
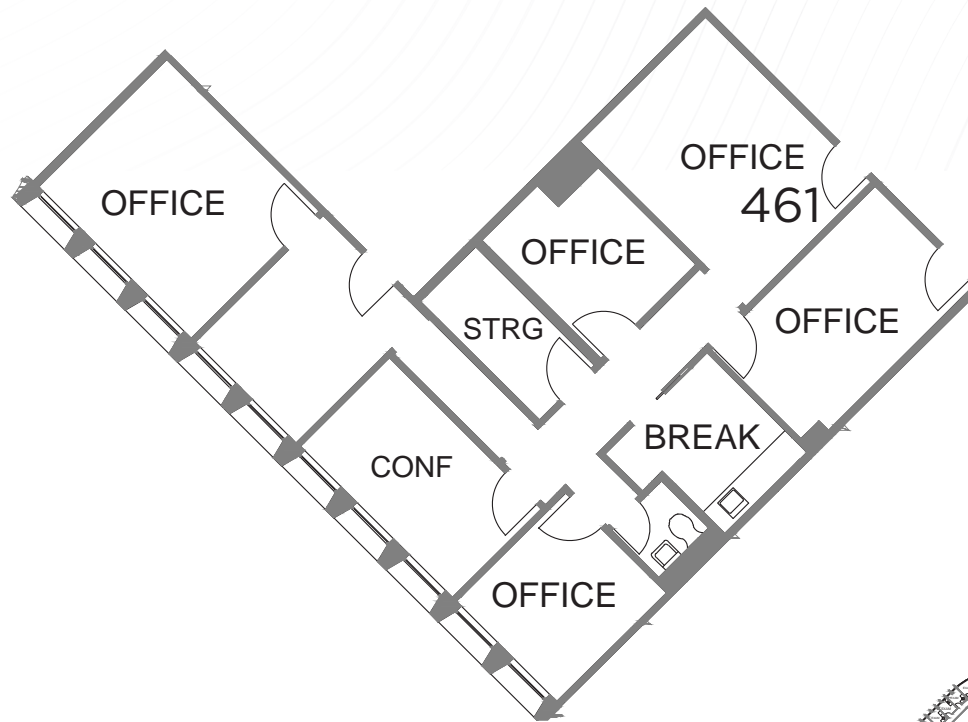
2 exam rooms, 1 private office, 1 open office area, 4 lab areas, 1 reception area, 1 waiting room, and 2 restrooms



SUITE 461

1,821 SF - 4,226 SF

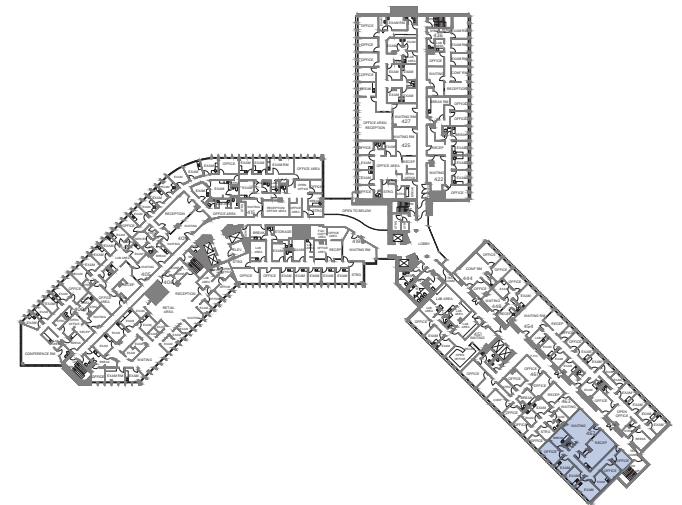
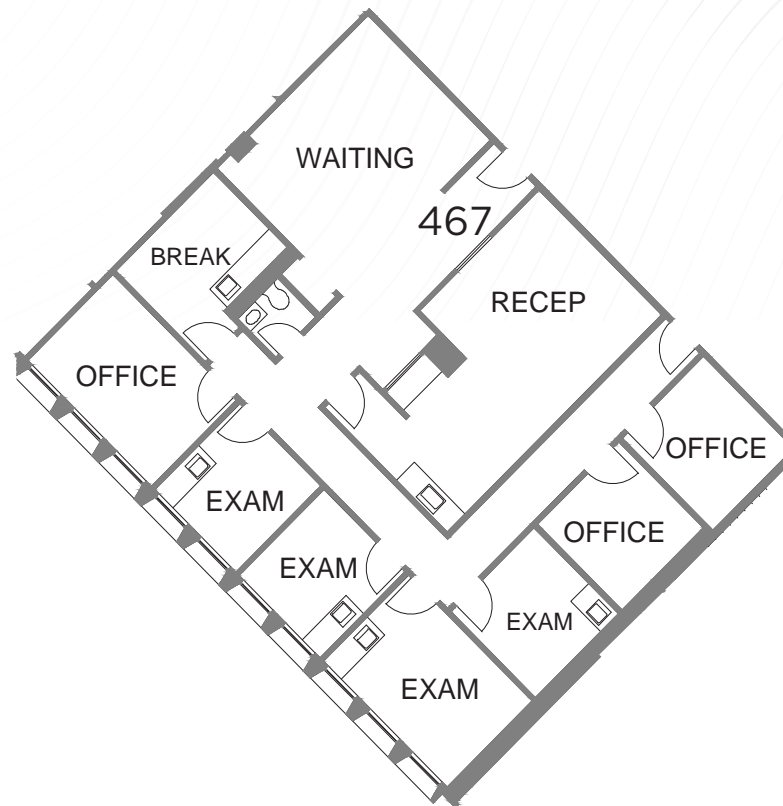
5 private offices, 1
conference room, 1 break
room, 1 storage room, and
1 restroom



SUITE 467

2,728 SF

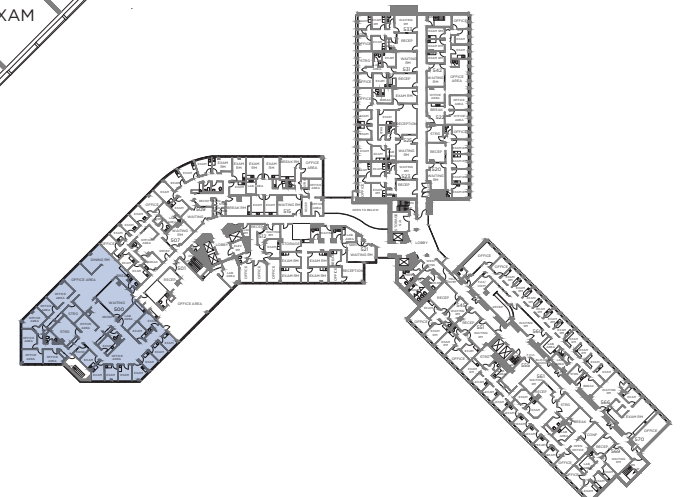
4 exam rooms, 3 private offices, reception area, waiting room, break room, and in-suite restroom



SUITE 500

8,032 SF

12 exam rooms, 9 private offices, 1 conference room, 1 lab area, reception, large waiting area, break/dining room, and multiple storage rooms

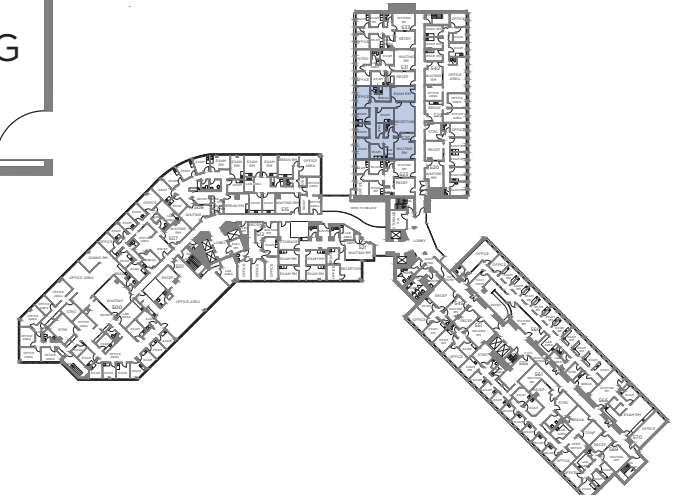
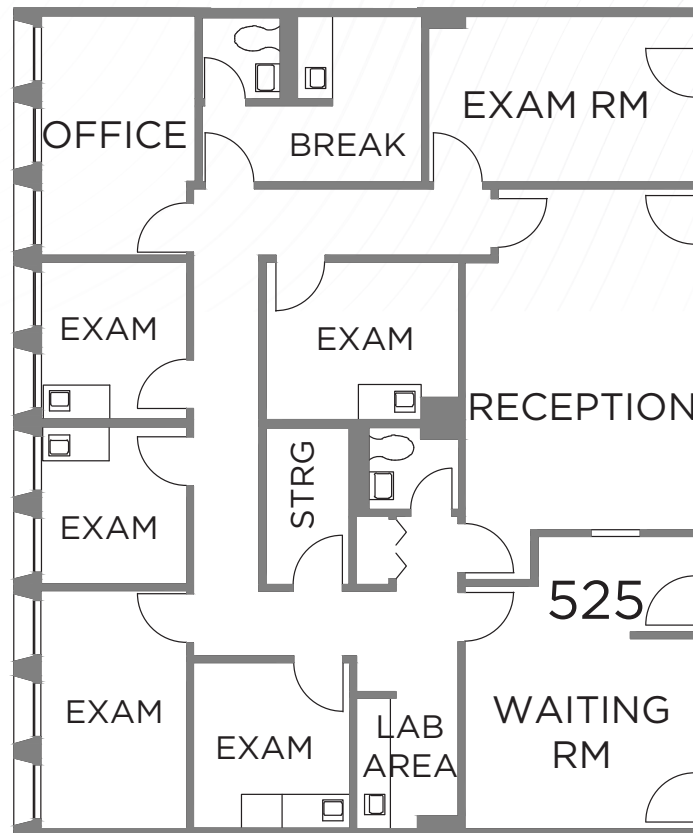


7447 W TALCOTT AVENUE, CHICAGO, IL

SUITE 525

2,724 SF

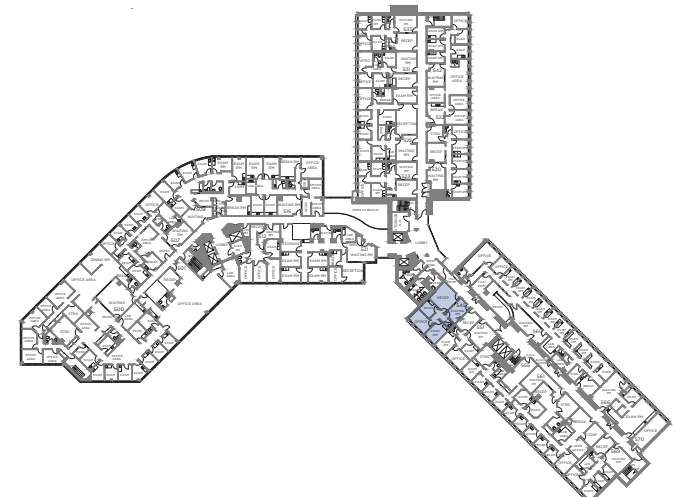
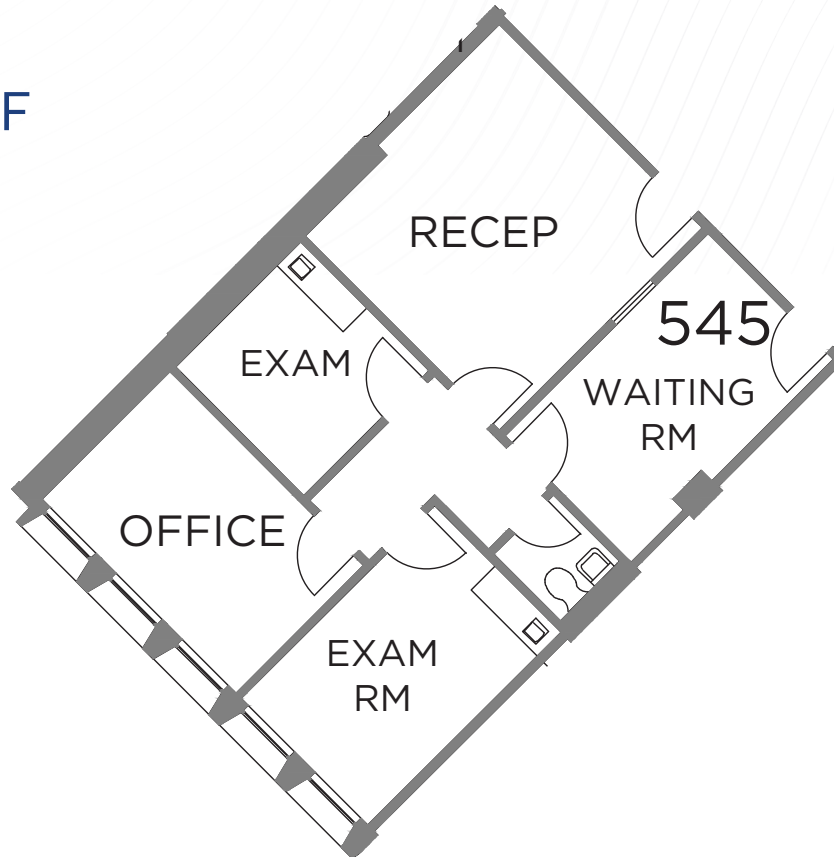
5 exam rooms, 1 lab area,
1 private office, reception,
waiting room, break room,
storage, and in-suite
restroom



SUITE 545

1,198 SF - 2,407 SF

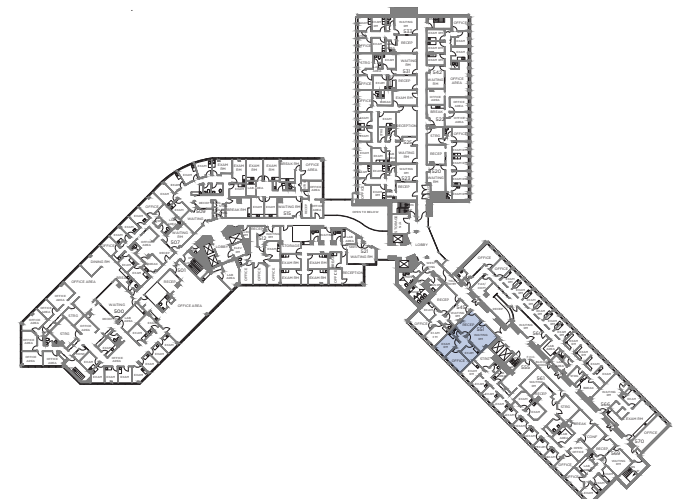
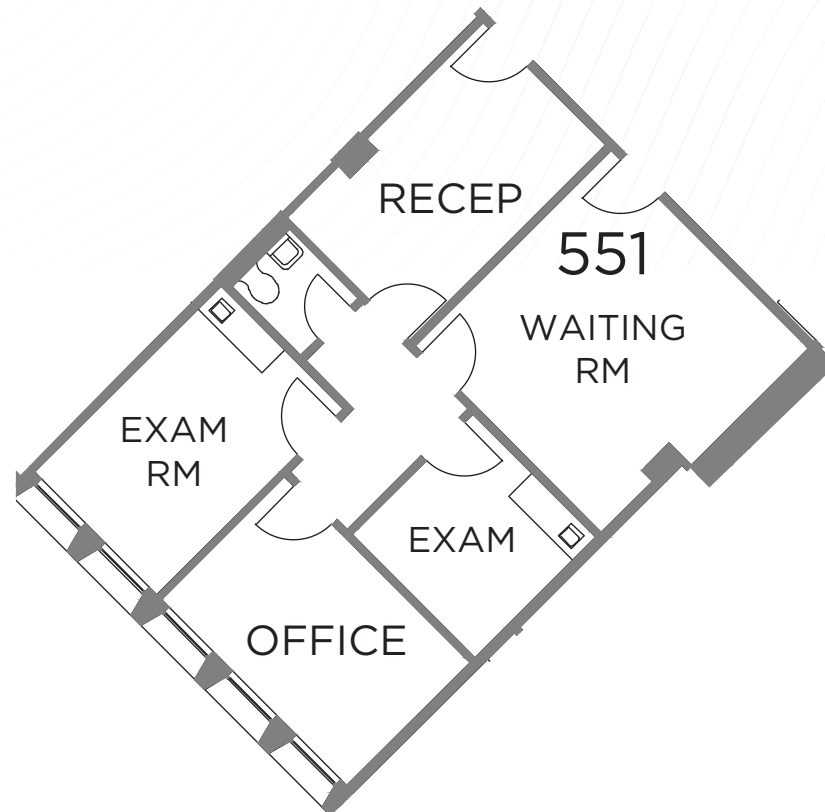
2 exam rooms, 1 private office, 1 reception area, 1 waiting room, and 1 restroom



SUITE 551

1,209 SF - 2,407 SF

2 exam rooms, 1 private office, 1 reception area, 1 waiting room, and 1 restroom



RESURRECTION MEDICAL CENTER AND MEDICAL OFFICE BUILDING

7447 W TALCOTT AVENUE, CHICAGO, IL

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