

1005 West Ralph Hall Parkway
Rockwall, TX 765032



FOR LEASE

Class A Medical Office Building near
THR Rockwall Hospital.

ROCKWALL MEDICAL CENTER

[Rockwall Medical Office Website](#)

CUSTOMIZABLE SUITES

Generous tenant improvement allowance available for customizable space layouts.

MONUMENT SIGNAGE

Ownership is offering monument signage for tenants with great exposure to Ralph Hall Parkway.

AMPLE PARKING

Covered and Surface parking available at a ratio of 4.55/1,000.

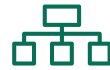
ROCKWALL MEDICAL CENTER

FEATURES

Located just north of Texas Health Hospital-Rockwall Hospital, the Rockwall Medical Center offers prime space for medical users with flexible floor plans to accommodate small to large-sized tenants. Surface and Covered parking is available at a ratio of 4.55 per 1,000 SF.

Lease rate: \$25.00 - \$ 26.00 NNN

REFERRAL OPPORTUNITIES



MEDICAL DISCIPLINES
IN BUILDING:

Diagnostic Imaging
OB/GYN
Cardiology

Pediatric Medicine
Diagnostic
Laboratory

DEMOGRAPHICS 5-MILE RADIUS



KEY FACTS

76,393
2020 Population

2.8
Average Household Size

37.7
Median Age



POPULATION TRENDS

1,619
2018 Population Density
(per square mile)

2.3%
2018-2023 Population Annual
Growth Rate

31,939
2018 Total Daytime Population



WEALTH

\$117,442
Median Household Income

\$98,545
Median Home Value

5.5%
Unemployment Rate





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