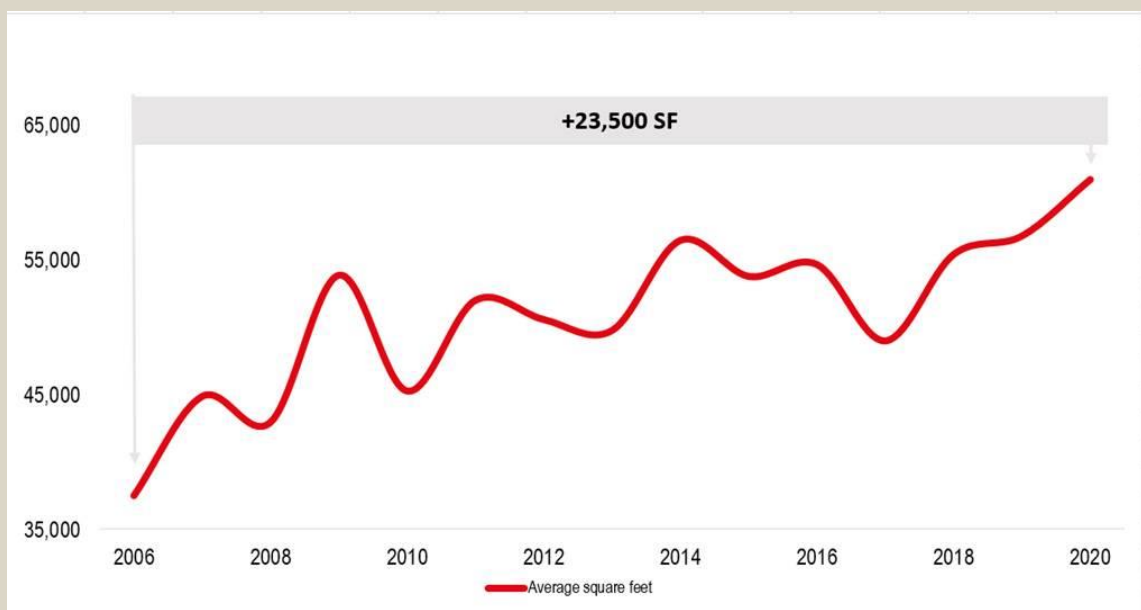


Medical Office

Perspectives

November 2019

The average new MOB size has grown 63 percent in the last 15 years



New construction medical office over 7,500 square feet
Source: Revista

Key points:

- The average size of new outpatient medical buildings being delivered in 2020 is 63 percent larger than in 2006, growing from 37,500 to 61,000 square feet.
- The 2020 average contrasts to the average MOB in service today in the United States at 41,171 square feet, indicating that new medical office buildings are larger than in the past.
- With the advent of outpatient care in the last 15 years, health systems are increasingly the provider of choice and require larger format buildings to accommodate more and larger primary care and specialty practice groups under one roof. Complementary services such as imaging, lab and pharmacy are often featured to provide convenient “one-stop” care for patient visits.

Recent 2019 activity

New listing - Investment Advisory



Colesville Medical Campus
212,153 s.f.
Silver Springs, MD

New listing - Investment Advisory



Wylie Medical Plaza
49,151 s.f.
Wylie, TX

New listing - Investment Advisory



Emerson Hospital Center for Specialty Care
46,350 s.f.
Concord, MA

New listing - Investment Advisory



The Surgery Center
41,643 s.f.
Shrewsbury, MA

New listing - Investment Advisory



Dominion Crossing
31,613 s.f.
San Antonio, TX

New listing - Investment Advisory



MercyOne Centerville MOB
15,748 s.f.
Centerville, IA

Closed - Investment Advisory & Debt Placement



North Carolina MOB Portfolio
532,000 s.f.
Winston Salem, NC

Closed - Investment Advisory



Elliott Bay Dialysis Portfolio
429,840 s.f.
National

Closed - Investment Advisory



Watsonville Community Hospital
323,650 s.f.
Watsonville, CA

Closed - Investment Advisory



500 University Avenue MOB
47,724 s.f.
Sacramento, CA

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