

Marcus & Millichap Arranges the Sale of a retail building occupied by Pacific Dental Services supported dental office in San Tan Valley, AZ

✘ **SAN TAN VALLEY, Ariz.** – [Marcus & Millichap \(NYSE: MMI\)](#), a leading commercial real estate investment services firm with offices throughout the United States and Canada, has announced the sale of a Single tenant, retail building occupied by Pacific Dental Services supported dental office located at 1714 West Hunt Hwy. in Queen Creek, Arizona. According to Ryan Sarbinoff, regional manager of the firm's Phoenix office, the 5,500-square-foot asset sold for \$2,575,000 (\$468 PSF).

Mark Ruble, Jamie Medress and **Chris Lind**, investment specialists in Marcus & Millichap's Phoenix office, had the exclusive listing to market the property on behalf of the seller, a limited liability company. Pacific Dental is located at 1714 West Hunt Highway across from a top-producing Walmart Supercenter shopping center.

The property has an excellent location within the San Tan Heights master-planned community with over 3,700 residents. Households are projected to increase by more than 40% in the immediate area by 2023. Pacific Dental has a corporate signed NNN lease with 10% rental increases every five years.