

FRITZ-SALAZAR/RITCHIE TEAM
SENIOR MULTIFAMILY SPECIALISTS



MULTIFAMILY PROPERTIES • MULTIFAMILY LAND • OFF MARKET DEALS • OPPORTUNITY ZONE INVESTMENTS



LINDA FRITZ-SALAZAR
VICE PRESIDENT
602.989.9487
linda.fritz-salazar@orionprop.com



ANGELESSA RITCHIE
ASSOCIATE
480.329.8642
angelessa.ritchie@orionprop.com

IDEAL FOR NEW MULTIFAMILY/CONDOS/HOSPITALITY DEVELOPMENT

MILLER
CROSSING

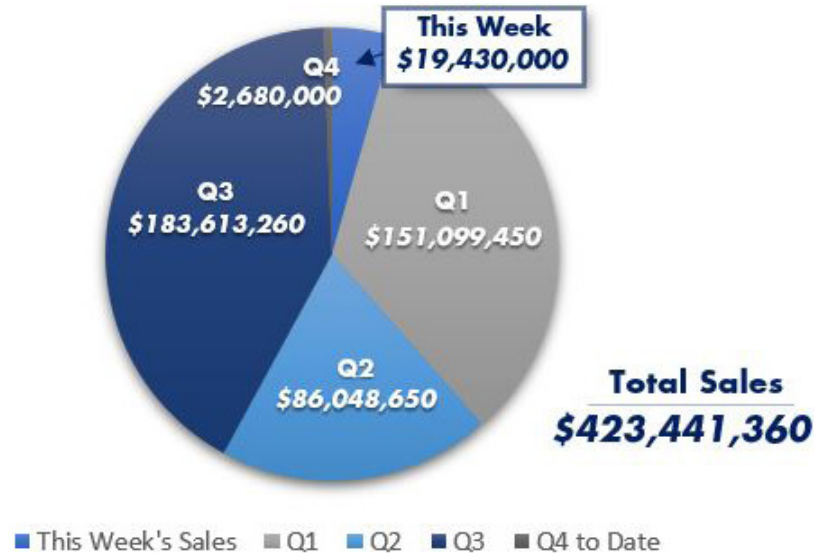
MULTIFAMILY LAND LOCATED WITHIN AN OPPORTUNITY ZONE
TEMPE 1.8 ACRES; POTENTIAL FOR 3.92 TOTAL ACRES



For the Week Ending October 2nd, 2020

Property Photo	Property Name Address City	No. Units SF	Sale Price Price/SF Avg SF/Unit	Sale Date Year Built	Price/ Unit	Unit Mix, % Down Payment, Lender; Previous Sale Date and Amount
	Talise FKN: Sonora Canyon 265 N. Gilbert Road Mesa	388 312,880	\$71,000,000 \$226.92 806 SF	9/29/2020 1984	\$182,990	224-1/1's, 40-2/1's, 116-2/2's; Cash Sale; Last Sale: 02/2017 \$40,700,000
	Harmony at Sunrise 15164 N. 140th Drive Surprise	312 333,067	\$67,250,000 \$201.91 1,068 SF	9/29/2020 2007	\$215,545	60-1/1's, 216-2/2's, 36-3's; 28% Down; New Freddie Mac Loan; Last Sale: 10/2016 \$40,600,000
	Addison 6525 N. 15th Avenue Phoenix	68 71,712	\$12,250,000 \$170.82 1,055 SF	9/29/2020 1969	\$180,147	8-1/1's, 20-2/2's, 40-3's; M/M; 20% Down; New Freddie Mac Loan; Last Sale: 12/2017 \$7,000,000
	Elux at Tramonto 35035 N. North Valley Pkwy Phoenix	138 165,043	\$34,700,000 \$210.25 1,196 SF	9/29/2020 2018	\$251,449	27-1/1's, 67-2/2's, 44-3/2's; 40% Down; New Freddie Mac Loan; No Prior Sale
	La Estrella Vista 3065 N. 67th Avenue Phoenix	96 107,696	\$16,750,000 \$155.53 1,121 SF	9/30/2020 2008	\$174,479	All 3/2's; Individually Parceled; 24% Down; New Fannie Mae Loan; Last Sale: 05/2019 \$13,375,000
	Maple Leaf 6041 N. 23rd Avenue Phoenix	14 12,536	\$1,920,000 \$153.16 895 SF	9/30/2020 1963	\$137,143	4-1/1's, 8-2/1's, 2-3's; 22% Down; New Freddie Mac Loan; Last Sale: 12/2018 \$332,000
	Nolan 2722 N. 7th Street Phoenix	15 19,749	\$4,125,000 \$208.87 1,317 SF	10/1/2020 1990	\$275,000	Mix Unknown; Cash Sale; Last Sale: 01/2016 \$635,000
	Springleaf 1433 S. Stanley Place Tempe	22 12,640	\$2,625,000 \$128.56 575 SF	10/1/2020 1978	\$73,864	All 1/1's; 27% Down; Lender Unknown; Last Sale: 07/2016 \$1,625,000
	Metropoint 7017 S. Priest Drive Tempe	408 383,777	\$96,750,000 \$252.10 941 SF	10/1/2020	\$237,132	228-1/1's, 144-2/2's, 36- 3's; 43% Down; New Freddie Mac Loan; Last Sale: 07/2018 \$76,000,000

20-99 UNITS SALES



100+ UNITS SALES

