

FRITZ-SALAZAR/RITCHIE TEAM

SENIOR MULTIFAMILY SPECIALISTS



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



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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

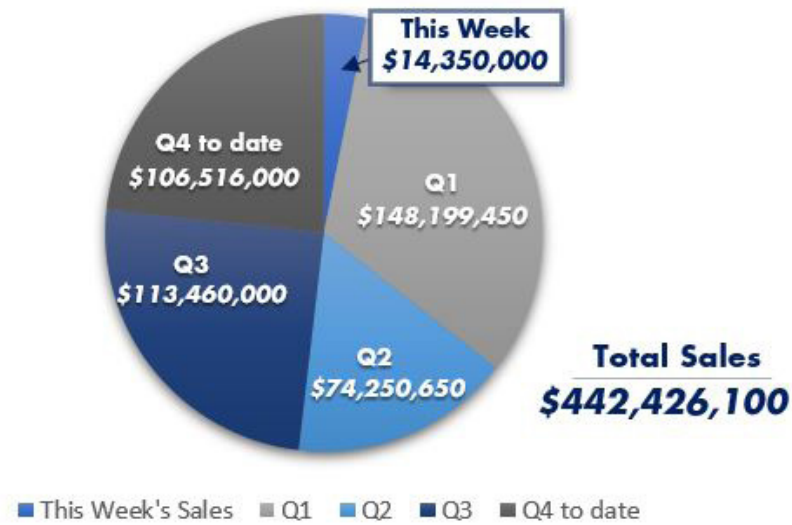


SALE PRICE	\$3,500,000
LOT SIZE	1.8 Acres (Potential 3.92 Acres)
DUA	65 Units+
SUB MARKET	Tempe Town Lake
CROSS STREETS	Miller & Curry Roads

For the Week Ending November 6th, 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
	18 on Eighteen 3311 N 18th Street Phoenix	18 17,100	\$3,350,000 \$195.91 950 SF	10/30/2020 1979 2015	\$186,111	All 2/1's; 50% Down; New Loan: Zions Bank; Last Sale: 09/2018 \$2,900,000
	Arcadia Lofts 1818 N 40th Street Phoenix	63 54,360	\$8,500,000 \$156.37 863 SF	11/2/2020 1981 2015	\$134,920	39-1/1's, 24-2/2's; 20% Down' New Freddie Mac Loan; Last Sale:05/2019 \$5,775,000
	The Fairways at San Marcos 777 W Chandler Blvd Chandler	352 339,720	\$84,480,000 \$248.68 965 SF	11/2/2020 1986 2019	\$240,000	56-1/1's, 136-2/1's, 116-2/2's, 44-3's; 45% Down; New Loan: Key Bank R.E. Capital; Last Sale: 03/2016 \$47,000,000
	Villa 10 3111 E Clarendon Avenue Phoenix	10 8,480	\$2,500,000 \$294.81 848 SF	11/2/2020 1981	\$250,000	All 2/2's; Cash Sale; Last Sale: 10/2018 \$1,390,000
	The District at Chandler 2222 W Frye Road Chandler	340 320,000	\$95,000,000 \$296.88 941 SF	11/2/2020 2020	\$279,411	188-1/1's, 140-2/1.75, 12-2/1.75 Twnhs.; 33% Down; New Loan: Great American Ins. Group; No Prior Sale
	Tuscany Palms 901 S Country Club Drive Mesa	582 318,042	\$83,000,000 \$260.97 700 SF	11/3/2020 1987 2006	\$142,611	120-0/1's, 395-1/1's, 67-2/1's; 20% Down; New Freddie Mac Loan; Last Sale: 07/2017 \$49,750,000

20-99 UNITS SALES



100+ UNITS SALES

