

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

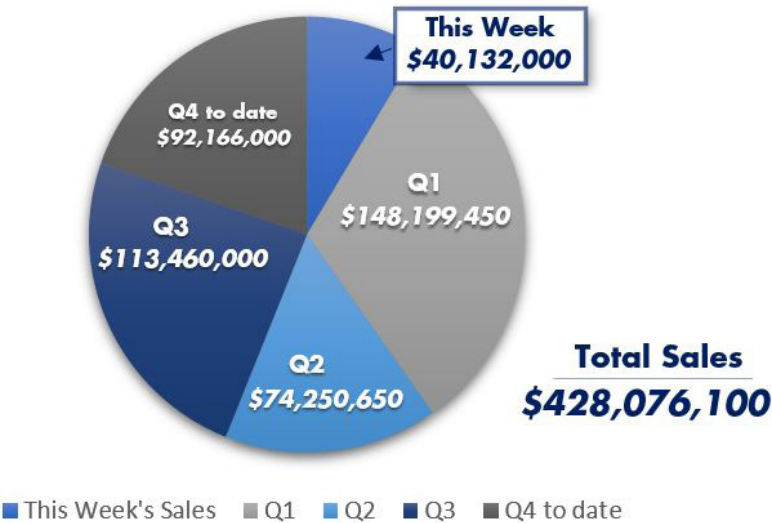
MULTIFAMILY LAND LOCATED WITHIN AN OPPORTUNITY ZONE
TEMPE 1.8 ACRES; POTENTIAL FOR 3.92 TOTAL ACRES



For the Week Ending October 30th, 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
	Roosevelt Cottages 818 N. 39th Avenue Phoenix	11 7,580	\$1,375,000 \$181.40 689 SF	10/23/2020 1951	\$125,000	3-1/1's, 4-2/1's, 4-3's; Cash Sale; Last Sale: 01/2019 \$1,400,000
	Sun West 2509 W. Elm Street Phoenix	20 16,050	\$1,750,000 \$109.03 803 SF	10/26/2020 1964	\$87,500	1-1/1, 19-2/1's; Cash Sale; Last Sale: 10/2013 \$485,000
	Montebello 6740 W. Montebello Glendale	24 15,456	\$3,000,000 \$194.10 644 SF	10/26/2020 1974	\$125,000	All 2/1's; 30% Down; New Loan: Homestreet Bank; Last Sale: 4/30/2020 \$2,000,000
	Santa Barbara Portfolio 38, 44 & 48 N. Santa Barbara Steet Mesa	12 5,316	\$1,236,000 \$120.59 854 SF	10/27/2020 1985	\$103,000	All 2/1's; 11% Down; New Loan: Artemis Capital Last sale 12/2016 \$783,000
	The Harlow 1917 E. Broadway Road Tempe	27 24,000	\$4,975,000 \$207.29 889 SF	10/27/2020 1963	\$184,259	6-1/1's, 19-2/1.5 Townhouses; 2-2/2's; 17.6% Down; New Loan: Arbor Com'l Funding; Last Sale: 07/2017 \$2,690,000
	14 on Eleventh 4020 N. 11th Street Phoenix	14 10,452	\$2,380,000 \$227.71 747 SF	10/28/2020 1962	\$170,000	All 2/1's; 3% Down; New Loan: Stanford Fed. Credit Union; Last Sale: 05/2017 \$2,240,000
	Sandpainter 2225 W. Indian School Road Phoenix	116 67,080	\$10,000,000 \$149.08 578 SF	10/29/2020 1978	\$86,207	24-0/1's, 64-1/1's, 20-2/1's, 8-2/2's; 30% Down; New Loan: Homestreet Bank; Last Sale: 10/2006 \$6,206,000
	Retreat at the Raven 3606 E. Baseline Road Phoenix	192 204,136	\$49,192,000 \$240.98 1,063 SF	10/29/2020 2002	\$256,208	100-1/1's, 70-2/2's, 22-3's; 30% Down; New Freddie Mac Loan; Last Sale: 10/2012 \$22,565,000
	Cordova Apartments 6231 W. McDowell Road Phoenix	320 238,410	\$51,100,000 \$214.34 745 SF	10/29/2020 1985	\$159,687	72-1/1'S, 196-2/1's, 52-2/2's; 29% Down; New Loan: PGIM Real Estate Finance; Last Sale: 06/2019 \$32,250,000
	Silver Oaks Apartments 5510 N. 35th Avenue Phoenix	36 29,750	\$5,350,000 \$179.83 826 SF	10/30/2020 1959	\$148,611	26-2/1'S, 10-3/1'S; 27% Down; Lender Unknown; Last Sale: 02/2019 \$3,425,000
	Sombra Apartment Homes 2020 W. Glendale Avenue Phoenix	264 243,240	\$19,500,000 \$80.17 921 SF	10/30/2020 1973	\$73,863	48-1/1'S, 48-2/1'S, 136-2/2'S, 32-3'S; 23% Down; New Loan: Northmarq; Last Sale: 06/2004 \$10,800,000
	Eagle Crest Apartments 6451 W. Bell Road Glendale	408 264,574	\$55,000,000 \$207.88 648 SF	10/30/2020 1985	\$134,803	24-0/1'S, 240-1/1'S, 74-2/1'S, 70-2/2'S; 9% Down; New Loan: BSPRT CRE Finance; Last Sale: 06/1990 \$8,200,000
	909 West Apartments 909 W. Grove Parkway Tempe	408 388,416	\$98,000,000 \$252.31 952 SF	10/30/2020 1999 2012	\$240,196	170-1/1'S, 170-2/2's, 68-3's; 5.3% Down; New Fannie Mae Loan; Last Sale: 10/2018 \$53,500,000

20-99 UNITS SALES



100+ UNITS SALES

