

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
VICE PRESIDENT
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



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 27th, 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
	Seventeen 805 17805 N. 40th Street Phoenix	138 151,460	\$29,750,000 \$196.42 1,098 SF	11/20/2020 1984	\$215,580	1-1/1, 3-2/1's, 134-2/2's; 37% Down; New Freddie Mac Loan; Last Sale: 05/2018 \$16,780,000
	Tides at Papago 1010 N. 48th Street Phoenix	200 117,474	\$30,100,000 \$256.23 587 SF	11/20/2020 1982	\$150,500	100-1/1's, 100-2/1's; 20% Down; New Freddie Mac Loan; Last Sale: 07/2017 \$13,550,000
	Maxwell on 66th 6611 E. Mayo Blvd Phoenix	349 328,052	\$122,500,000 \$373.42 940 SF	11/20/2020 2020	\$351,003	188-1/1's, 145-2/2's, 16- 3/2's; Cash Sale; No Prior Sale
	Century Apartments 3025 N. 36th Street Phoenix	30 19,315	\$3,750,000 \$194.15 644 SF	11/23/2020 1961	\$125,000	22-1/1's, 6-2/1's, 2-3's; M/M; 26% Down; New Loan: MidFirst Bank; Last Sale: 2/16/2017 \$2,850,000
	Magnolia Apartments Fka: Residence Inn 8242 N. Black Canyon Hwy Phoenix	168 111,221	\$12,600,000 \$113.29 662 SF	11/20/2020 1988	\$94,048	116-0/1's, 44-1/1's, 8-2/2's; Double Escrow. See below.
	Magnolia Apartments 8242 N. Black Canyon Hwy Phoenix	168 111,221	\$15,800,000 \$142.06 662 SF	11/20/2020 1988	\$75,000	116-0/1's, 44-1/1's, 8-2/2's; 12% Down; New Loan: First International Bank

20-99 UNITS SALES



100+ UNITS SALES

