

FRITZ-SALAZAR/RITCHIE TEAM SENIOR MULTIFAMILY SPECIALISTS



Scottsdale Fashion Square Office Bldg
7150 East Camelback Road, Suite 425
Scottsdale, AZ | 85281

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



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For the Week Ending July 23rd, 2021

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
	Rise Biltmore 4728 N. 15th Street Phoenix	161 105,750	\$32,275,000 \$305.20 657 SF	7/16/2021 1969	\$200,466	17-0/1'S, 129-1/1'S, 15-2/1'S; 17% down; New Loan: OWS BCA Funding; Last Sale: 06/2014 \$10,850,000
	Tides at 38th 2931 N. 38th Street Phoenix	45 20,950	\$5,800,000 \$276.85 466 SF	7/16/2021 1967	\$128,889	44-1/1'S, 1-2/1; 30% Down; New Freddie Mac Loan; Last Sale: 02/2018 \$3,600,000
	Vivo on 3rd 2530 N. 3rd Street Phoenix	16 9,510	\$2,800,000 \$294.43 594 SF	7/19/2021 1957	\$175,000	5-0/1's, 10-1/1's, 1-2/1; Paid Cash; Last Sale: 04/2017 \$1,500,000
	Parc Roundtree Ranch 9201 N. 83rd Avenue Peoria	275 339,866	\$88,800,000 \$261.28 1,236 SF	7/19/2020 2020	\$322,909	122-1/1'S, 123-2/2'S, 30-3/2'S; 30% Down; New Loan: Wash Fed.; No Prior Sale
	Wilshire Place Apartments 6721 N. 25th Drive Phoenix	48 33,600	\$6,365,217 \$189.44 700 SF	7/20/2020 1983	\$132,609	24-1/1'S, 24-2/1'S; 20% Down; New Loan: Trident LLC; Last Sale: 12/2018 \$3,700,000
	New Horizons 1510 N. 48th Street Phoenix	51 48,450	\$8,237,500 \$170.02 950 SF	7/20/2021 1986 2016	\$161,520	All 2/2's; 20% Down; New Freddie Mac Loan; Last Sale: 07/2017 \$4,675,000
	Strayhorse Apartments 20707 N. 67th Avenue Glendale	136 143,185	\$45,000,000 \$314.28 1,053 SF	7/20/2021 1998	\$330,882	44-1/1's, 80-2/2's, 12-3's; 14% Down; New Loan: bds iv mortgage; Last Sale: 01/2020 \$31,200,000
	Canyon Greens 6310 N. Black Canyon Hwy Phoenix	44 29,606	\$5,834,783 \$197.08 673 SF	7/20/2021 1972	\$132,609	2-0/1'S, 38-1/1'S, 4-2/2'S; 20% Down; New Loan: Trident LLC; Last Sale: 10/2019 \$3,360,000
	Park Mesa 1547 E. Broadway Road Mesa	42 35,632	\$6,142,500 \$172.39 848 SF	7/20/2021 1984	\$146,250	11-1/1'S, 31-2/2'S; 18% Down; New Freddie Mac Loan; Last Sale: 08/2017 \$3,850,000
	Maryland Palms Apartments 2507 W. Maryland Avenue Phoenix	22 14,753	\$2,800,000 \$189.79 671 SF	7/21/2021 1965	\$127,273	1-0/1, 10-1/1'S, 2-2/2'S; 14% Down; New Loan: Trident Capital Partners; Last Sale: 07/2018 \$1,485,000
	Elevation Chandler 2300 W. Pecos Road Chandler	163 252,442	\$56,150,000 \$222.43 1,549 SF	7/21/2021 2014	\$344,479	107-1/1'S, 56-2/2'S; 24% Down; New Loan: Heitman Credit; Last Sale: 09/2015 \$28,700,000
	Camelback Springs 4711 N. 15th Street Phoenix	28 19,950	\$7,000,000 \$350.88 713 SF	7/23/2021 1964	\$250,000	18-1/1'S, 10-2/2'SL 34% Down; New Loan: Wintrust Bank; Last Sale: 12/2019 \$4,050,000
	Tides on 50th 5008 E. Thomas Road Phoenix	155 95,602	\$24,275,000 \$358.52 617 SF	7/23/2021 1979	\$221,129	20-0/1'S, 102-1/1'S, 17-2/1'S, 16-2/2'S; 20% Down; New Loan; BDS III Mortgage; Last Sale: 12/2019

10-99 UNITS SALES



100+ UNITS SALES

