



INVESTMENT REAL ESTATE

FRITZ-SALAZAR/RITCHIE TEAM MULTIFAMILY SPECIALISTS

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



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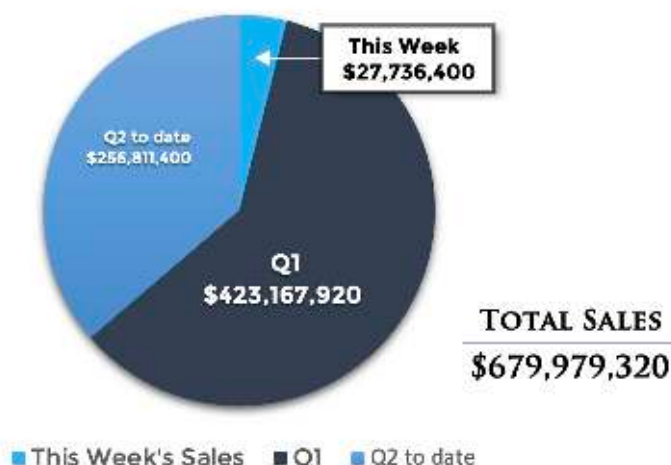
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FOR THE WEEK ENDING APRIL 22ND, 2022

| 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 & Amount |
|----------------|--|-----------------|---------------------------------------|-----------------------------|----------------|---|
| | Broadway Palms 4301 S. 7th Avenue Phoenix | 12 4,883 | \$1,278,000 \$261.72 407 SF | 4/18/2022 1941 | \$106,500 | 2-Studio/1's, 6-1/1's, 4-2/1's; 23% Down; New Loan: Sound Equity; Last Sale: 01/2021 \$715,000 |
| | Sandpainter Apartments 2225 W. Indian School Road Phoenix | 116 67,080 | \$27,260,000 \$406.38 578 SF | 4/18/2022 1979 | \$235,000 | 24-Studio/1's, 64-1/1's, 20- 2/1's, 8-2/2's; 11% Down; New Loan: Tilden Park Capital; Last Sale: 10/2020 \$10,000,000 |
| | 901-908 E. Claremont Street 822-910 E. Rose Lane Phoenix | 29 20,292 | \$6,548,400 \$322.71 699 SF | 4/18/2022 1927 | \$284,713 | 22-Studio/1's, 7-1/1's; 29% Down; Portfolio of 4 Properties; New Loan: FirstBank; Portfolio Purchase; Last Sale: 07/1995 \$724,250 |
| | Forte Apartments 6730 N. 17th Avenue Phoenix | 18 18,390 | \$4,700,000 \$255.57 876 SF | 4/19/2022 1969 | \$261,111 | 1-1/1, 17-2/1's; 21% Down; New Loan: Artemis Realty Capital; Last Sale: 07/2021 Price Not Disclosed |
| | ReNUE Downtown 1350 W. Van Buren Street Phoenix | 200 174,201 | \$56,438,339 \$323.98 871 SF | 4/19/2022 2001 | \$282,192 | 94-1/1's, 81-2/2's, 25- 3/2's; Cash Sale; Portfolio Purchase; Last Sale: 09/2019 \$26,100,000 |
| | Haven on Thomas 6041 W. Thomas Road Phoenix | 104 83,313 | \$30,800,000 \$369.69 864 SF | 4/19/2022 1982 2009 | \$299,029 | 32-1/1's, 72-2/2's; 32% Down; New Loan: Harbor Group International; Last Sale: 02/2021 \$16,000,000 |
| | The Villages at Metro Center 9652 N. 31st Avenue Phoenix | 290 223,163 | \$80,000,000 \$358.48 754 SF | 4/20/2022 1974 | \$275,862 | 24-Studio/1's, 120-1/1's, 50-2/1's, 90-2/2's, 6-3/2's; 24% Down; New Loan: SMBC; Portfolio Purchase OF 2 Properties; Last Sale: 08/2015 \$19,000,000 |
| | Crystal Creek 10 E. Bell Road Phoenix | 273 191,340 | \$77,500,000 \$405.04 701 SF | 4/20/2022 1984 2013 | \$283,883 | 48-Studios, 97-1/1's, 36- 2/1's, 92-2/2's; 25% Down; New Loan: SMBC; Portfolio Purchase of 2 Properties; Last Sale: 08/2013 \$16,000,000 |
| | 7238-7302 E. Bellevue Street Scottsdale | 12 8,004 | \$3,420,000 \$427.29 667 SF | 4/21/2022 1962 | \$285,000 | 9-1/1's, 3-2/1's; 25% Down; New Loan: Lemko; Last Sale: 06/2013 \$350,000 |
| | Polk Bungalows 1337 E. Polk Street Phoenix | 10 9,344 | \$4,275,000 \$457.51 934 SF | 4/21/2022 2022 | \$427,500 | 9-1/1.5's, 1-2/2; 39% Down; New Loan: Tri Counties Bank; No Prior Sale |
| | Glendale West Apartments 7020 N. 75th Avenue Glendale | 45 35,395 | \$7,515,000 \$182.43 648 SF | 4/22/2022 1970 2019 | \$121,210 | 1-0/1; 20-1/1's, 6-2/1's, 18-3/1's; 32% Down; Two Property Sale – Includes Property Below: Last Sale: 07/2016 \$1,065,000 |
| | Vista Palms 602 S. 17th Avenue Phoenix | 17 4,800 | See Above \$181.43 282 SF | 4/22/2022 1947 | \$121,210 | 16-Studio/1's, 1-1/1; Last Sale: 07/2016 \$1,065,000 |

10-99 UNITS SALES



100+ UNITS SALES

