

FRITZ-SALAZAR/RITCHIE TEAM

MULTIFAMILY SPECIALISTS

MULTIFAMILY PROPERTIES

MULTIFAMILY LAND

OFF MARKET DEALS

OPPORTUNITY ZONE INVESTMENTS



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FOR THE WEEK ENDING JUNE 10TH, 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
	1645 N. Date Mesa	16 12,906	\$4,000,000 \$309.93 807 SF	6/6/2022 1973	\$250,000	16-2/1's; 63% Down; New Loan: Unknown; Last Sale: 06/2020 \$1,115,000
	Loramont on Thomas 4903 W. Thomas Road Phoenix	180 74,532	\$32,100,000 \$430.69 414 SF	6/6/2022 1977	\$178,333	88-Studios, 90-1/1's, 2-2/1's; M/M; 40% Down; New Loan: Freddie Mac; Last Sale: 12/2019 \$11,700,000
	Pacific Bay Club 11221 S. 51st Street Phoenix	192 130,453	\$69,700,000 \$534.29 679 SF	6/7/2022 1988	\$363,021	112-1/1's, 24-2/1's, 56-2/2's; 48% Down; New Loan: Bank of America; Last Sale: 07/2020 \$35,700,000
	TerraLane at South Mountain 8449 S. 59th Avenue Laveen	149 119,084	\$66,156,000 \$555.54 809 SF	6/7/2022 2021	\$444,000	78-1/1's, 70-2/2's; Financing Unknown; No Prior Sale
	Villetta Apartments 1840 W. Emelita Avenue Mesa	352 268,565	\$108,000,000 \$402.14 746 SF	6/7/2022 1983	\$306,818	24-Studios, 160-1/1's, 54-2/1's, 114-2/2's; 26% Down; New Loan: ACORE Capital; Last Sale: 05/2021 \$73,000,000
	Mountain View Acres 1346 E. Mountain View Road Phoenix	20 14,500	\$4,550,000 \$313.79 725 SF	6/7/2022 1986/2019	\$227,500	20-2/1's; 33% Down; New Loan: Pima Federal Credit Union; Last Sale: 05/2021 \$2,650,000
	Arise Litchfield Park 5110 N. 129th Avenue Litchfield Park	135 117,349	\$62,150,000 \$529.62 869 SF	6/8/2022 2021	\$460,370	31-1/1's, 33-1/1+Den, 71-2/2's; Cash Sale; No Prior Sale
	Talise Apartments 265 N. Gilbert Road Mesa	388 312,880	\$125,000,000 \$399.51 806 SF	6/8/2022 1984	\$322,165	224-1/1's, 48-2/1's, 116-2/2's; 3% Down; New Loan: Fannie Mae; Last Sale: 09/2020 \$71,000,000
	Hacienda Park 4416 N. 35th Avenue Phoenix	23 22,080	\$5,200,000 \$235.51 960 SF	6/10/2022 1981	\$226,087	23-2/1's; 28% Down; New Loan: Fidelity Bank; Last Sale: 02/2000 \$850,000

