

FRITZ-SALAZAR / RITCHIE TEAM

Multifamily Specialists

Existing Multifamily | Existing Assisted Living Facilities

Land for Multifamily | Land for Assisted Living Facilities



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ANGELESSA RITCHIE

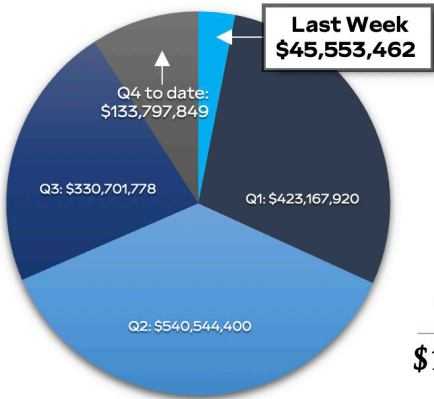
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For the Week Ending December 2nd, 2022:

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
	Pure Midtown 425 W. Osborn Road Phoenix	59 77,936	\$21,538,462 \$276.36 1,321 SF	12/2/2022 2019	\$365,059	11-Studios, 23-1/1's, 25-2/2's; 2% Down; Assumed Freddie Mac Loan; No Prior Sale
	Lucent Scottsdale 2001 N. Scottsdale Road Scottsdale	282 253,000	\$103,000,000 \$407.11 897 SF	12/2/2022 2022	\$365,248	11-Studios, 183-1/1's, 74-2/2's, 14-3/2's; 44% Down; New Loan: Synovus Bank; No Prior Sale
	Liv Crossroads 445 E. Germann Road Gilbert	356 459,548	116,000,000 \$252.42 1,290 SF	12/1/2022 2020	\$325,843	26-Studios, 188-1/1's, 116-2/2's, 26-3/2's; All Cash Sale; No Prior Sale
	Montecito 1301 E. Mountain View Road Phoenix	92 74,325	\$22,300,000 \$302.99 808 SF	12/1/2022 1983	\$242,391	92-2/1's; 39% Down; Assumed Freddie Mac Loan; Last Sale: 08/2020 \$12,500,000
	Mountain View Apartments 1595 W. Mountain View Road Phoenix	13 4,982	\$1,715,000 \$344.24 383 SF	11/29/2022 1954	\$131,923	11-1/1's, 2-2/1's; 44% Down; New Loan: Bank of the West; Last Sale: 04/2015 \$205,000
	The Dakota at Camelback 2025 E. Campbell Avenue Phoenix	109 of 204 85,388	\$26,750,000 \$313.28 783 SF	11/28/2022 1989	\$245,413	Mix Unknown; 39% Down; New Loan: Crossfirst Bank; Last Sale: 11/2022 \$23,292,500; Same Day Flip
	Omnia on Thomas 1645 E. Thomas Road Phoenix	382 203,974	\$65,000,000 \$318.67 534 SF	11/28/2022 1964 1970	\$170,157	373-Studios, 171-1/1's, 59-2/2's; 35% Down; New Loan: Capital One; Last Sale: 05/2018 \$33,350,000

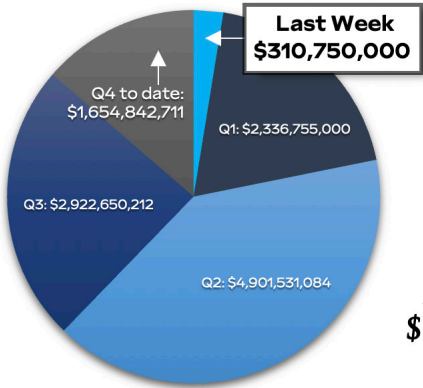
10-99 UNITS SALES



TOTAL SALES
\$1,428,211,947

This Week's Sales Q1 Q2 Q3 Q4 to date

100+ UNITS SALES



TOTAL SALES
\$11,533,779,007

This Week's Sales Q1 Q2 Q3 Q4 to date