

Multifamily Specialists

Existing Multifamily / Existing Assisted Living Facilities

Land for Multifamily / Land for Assisted Living Facilities



FRITZ-SALAZAR / RITCHIE TEAM

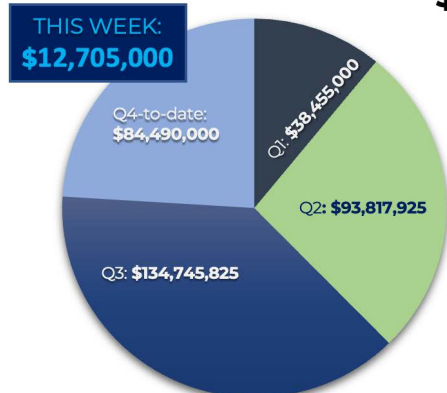
Multifamily Weekly Sales Report

For the Week Ending December 6th, 2024:

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
	Rancho Las Palmas Apartments 1249 E. Spence Avenue Tempe, 85281	112 94,800	\$18,000,000 \$189.87 846 SF	12/5/2024 1986	\$160,714	48-1/1's, 64-2/2's; 22% Down; Seller- carried loan; Last Sale: 02/1995 \$4,400,000
	3726-3730 E. McDowell Road Phoenix, 85008	36 18,874	\$4,705,000 \$249.28 524 SF	12/5/2024 1980	\$130,694	11-Studios, 25-1/1's; 31% Down; Seller- carried loan; Last Sale: 07/2006 \$1,850,000
	The Farmhouse on Estrella AKA The Bungalows on Estrella 15545 W. Hudson Way Goodyear, 85338	183 BTR 186,968	\$56,000,000 \$299.52 1,021 SF	11/27/2024 2020	\$306,011	38-1/1's, 93-2/2's, 52- 3/3's; 39% down; New Fannie Mae Loan; Last Sale: 12/2021 \$73,200,000
	Sunland Terrace Apartments 435 E. Sunland Avenue Phoenix, 85040	80 48,579	\$8,000,000 \$164.68 607 SF	12/3/2024 1983	\$100,000	80-1/1's; 50% Down; Seller-carried loan; Last Sale: 12/2005 \$3,113,328

10-99 Units Sales

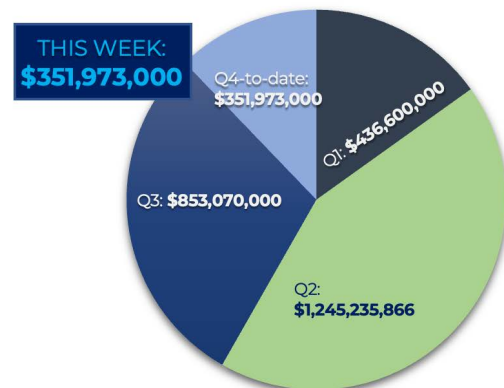
Total Sales:
\$423,293,750



■ This Week's Sales ■ Q1 ■ Q2 ■ Q3 ■ Q4-to-date

100+ Units Sales

Total Sales:
\$2,886,878,866



■ This Week's Sales ■ Q1 ■ Q2 ■ Q3 ■ Q4-to-date

Linda Fritz-Salazar (Senior Vice President) | Direct Phone: (602) 989-9487 | linda.fritz-salazar@orionprop.com

Angeessa Ritchie (Senior Vice President) | Direct Phone: (480) 329-8642 | angeessa.ritchie@orionprop.com