

DEVELOPMENT SITE — MULTI FAMILY/COMMERCIAL SEC MERIDIAN RD. & LOST DUTCHMAN BLVD. (BROWN RD)

LAND/PADS FOR SALE

PROPERTY FEATURES

- Approximately ± 3.77 Acres
($\pm 164,071$ SF)
- Last Available Hard Corner on the
High Traffic 'Corridor' on Brown Rd
- Zoned B-1, General Commercial,
Drive-Thru Restaurant, Gas, Retail,
Office, Poss. Multi Family or Build
For Rent (Apartments) w CUP
- Power, Water, Sewer, Gas
- Dimensions:
Approximately 587 x 280
- ± 3.2 Miles East of Ellsworth Rd.
& Loop 202; ± 3.25 Miles North
of US 60 Freeway
- Rare Opportunity in Low Retail
Predominantly Residential Area



BILL DOUGLASS

480.420.2306

BILLD@UPLANDGROUP.COM

OWNER/AGENT

JAKE SCHMITT

480.420.2321

JAKES@UPLANDGROUP.COM



UPLAND GROUP INC.

COMMERCIAL REAL ESTATE SERVICES

9180 S KYRENE RD, STE 115 | TEMPE, AZ 85284

480.820.9229 | WWW.UPLANDGROUP.COM

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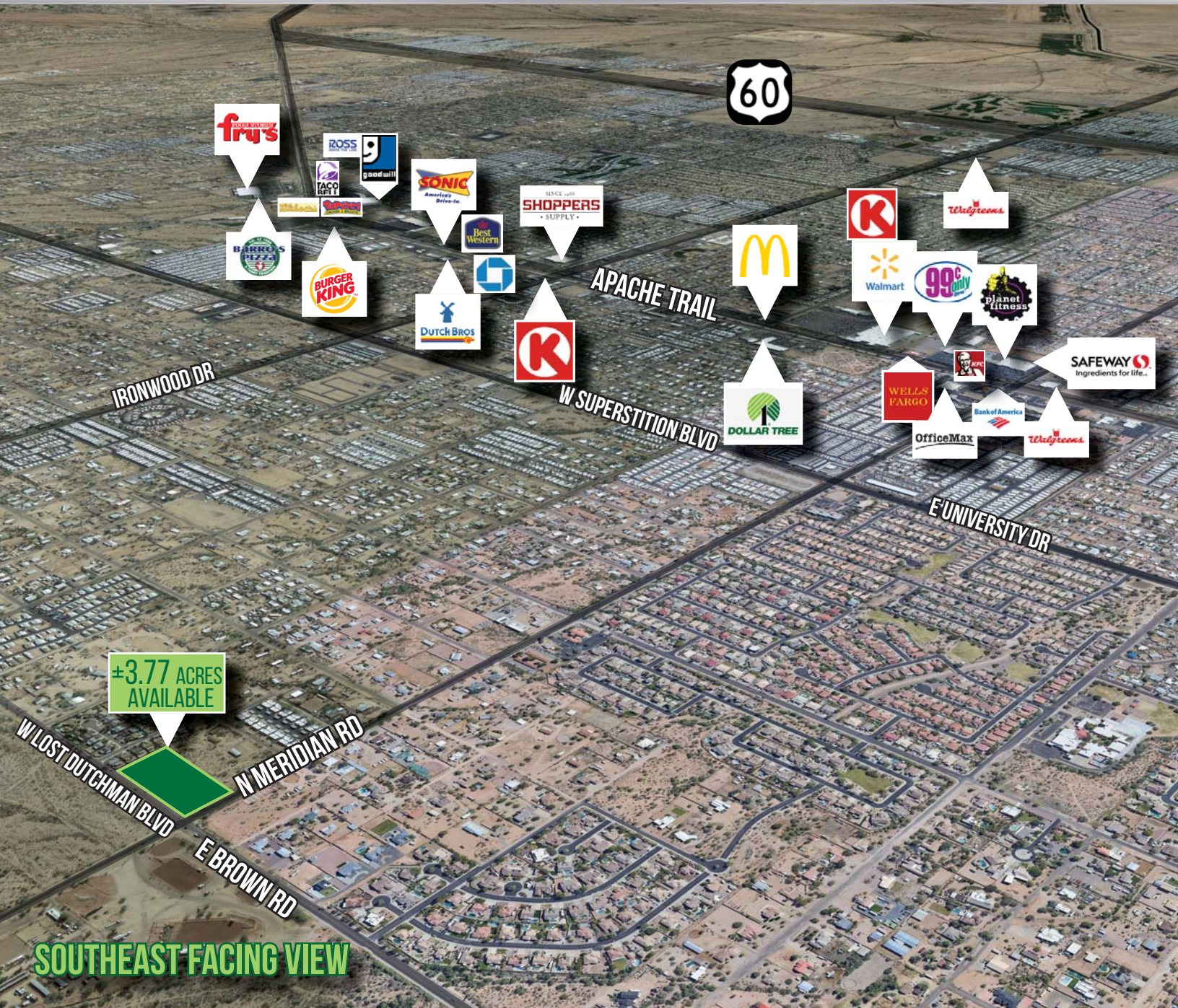
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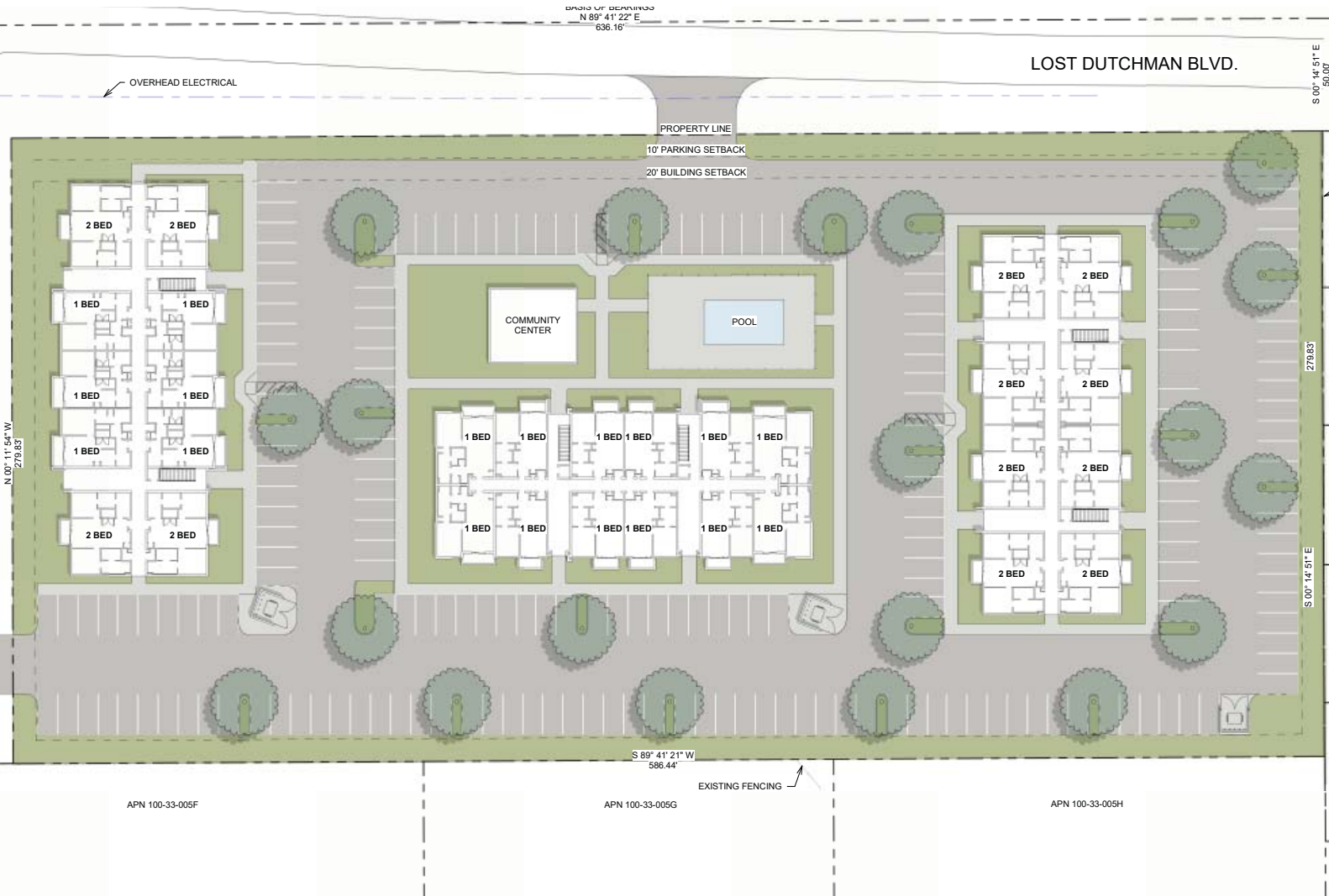
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MULTIFAMILY DEVELOPMENT SITE PLAN



MULTIFAMILY DEVELOPMENT
SEC MERIDIAN RD & LOST DUTCHMAN BLVD (BROWN RD)
PROPERTY APPROXIMATELY ±3.77 ACRES
ZONED B-1
90 UNITS, 3 STORIES (36 TWO BED, 54 ONE BED)
204 PARKING STALLS (199 REQUIRED)
UNDERGROUND RETENTION REQUIRED

FFKR ARCHITECTS

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