

Geoff Brisbin Designated Broker

Email: geoff@tricityland.com Direct: (602) 373-5263 Fax: (602) 325-0240

SOUTHGATE CENTER 27± ACRES COMMERCIAL LAND WITH APPROVED PLAT CHINO VALLEY, AZ

LOCATION: Southeast Corner Highway 89, and East Road 1 South,

Chino Valley, AZ

Size: Approximately $27\pm$ acres

PRICE: \$5.00 PSF OR \$5,880,000

PARCELS: 306-29-086A through 106, Yavapai County

ZONING: CL –Commercial, Town of Chino Valley.

Use: Platted for Shopping Center with big box use, such as Fry's,

Home Depot, Walmart, etc.

WATER: Existing 18" and 8" / 6" water lines provided by City of Prescott

Water and Town of Chino Valley.

SEWER: Existing 8" sewer lines serviced by the Town of Chino Valley

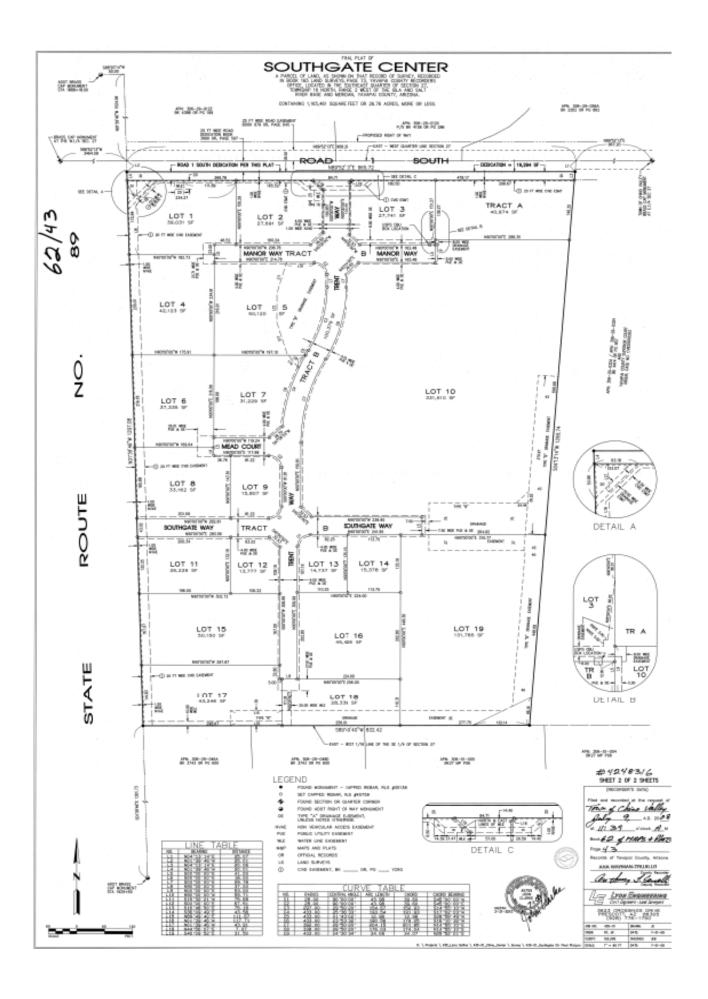
For more information contact:

Geoff Brisbin
Tri-City Land Company, LLC
(602) 373-5263

S Hwy 89 & Road 1 South Chino Valley, AZ 86323 · Land For Sale



SOUTHGATE CENTER



SOUTHGATE CENTER

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DECLARATION AND DEDICATION

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TODA, 14, 2009



ACCEPTANCE CERTIFICATE

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APPROVALS

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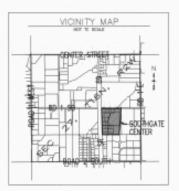
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CERTIFICATION





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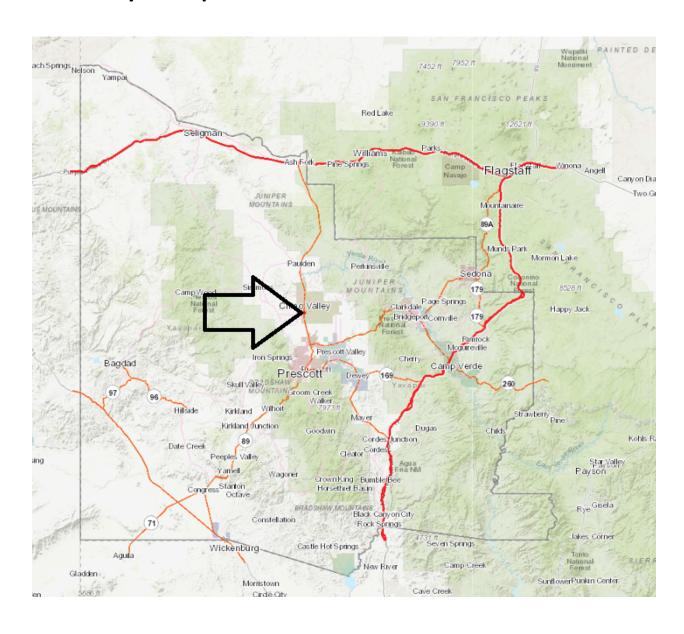
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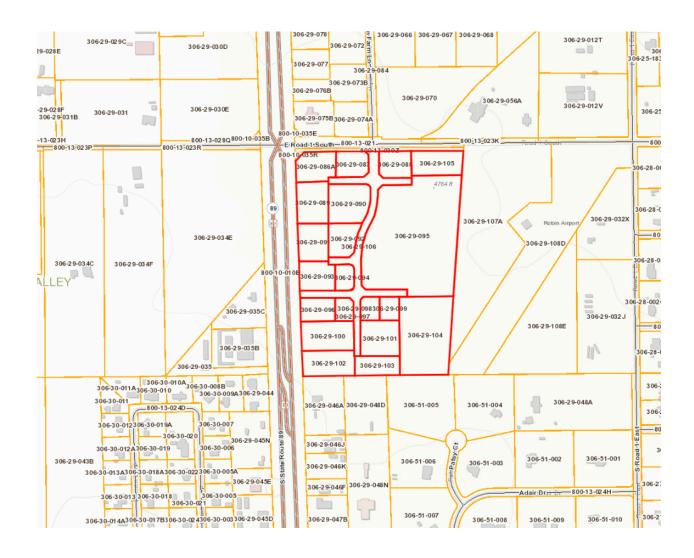
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Vicinity Map



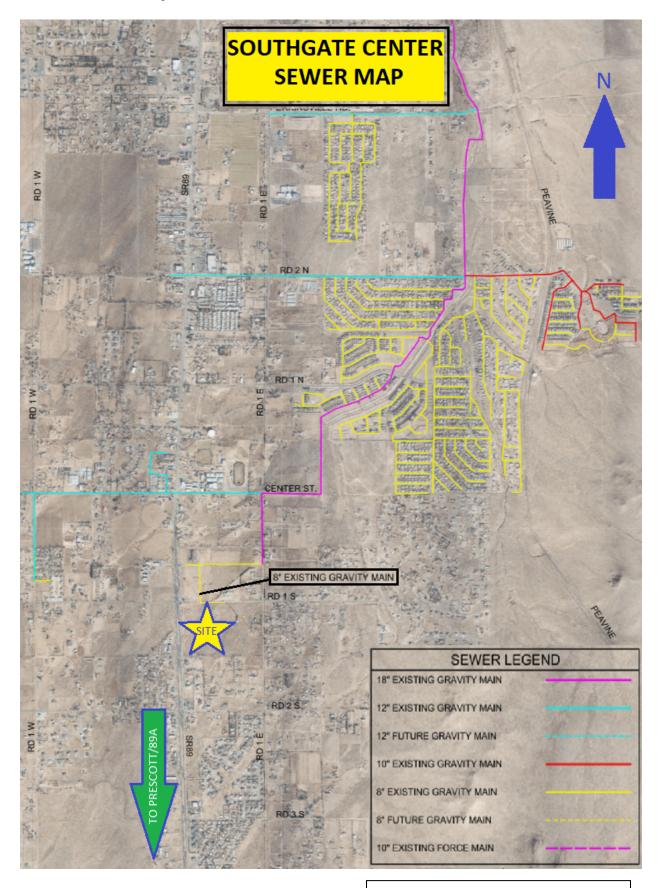
Parcel Map



Aerial Map

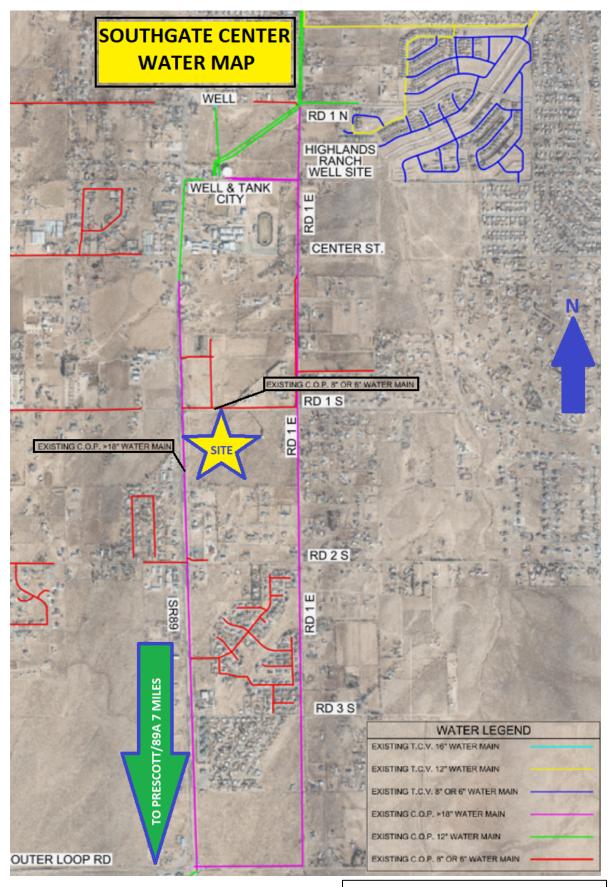


Sewer Map



Map Provided Town of Chino Valley

Water Map



Map Provided Town of Chino Valley