

W/NWC 107TH AVENUE & CAMELBACK ROAD

EXCLUSIVE LISTING | PHOENIX, ARIZONA

LOCATION Property is located west of the northwest corner of 107th Avenue & Camelback Road, Phoenix, Arizona

SIZE ±16.7 acres

PRICE Submit (seller to allow time for entitlements)

IMPACT FEE Zero impact fee zone

PARCEL 102-59-017

ZONING S-1

UTILITIES

Power Salt River Project (SRP)
Water City of Phoenix
Sewer City of Phoenix
Gas Southwest Gas

SCHOOLS

Pendergast Unified School District

- Villa de Paz Elementary School
- Copper Canyon High School



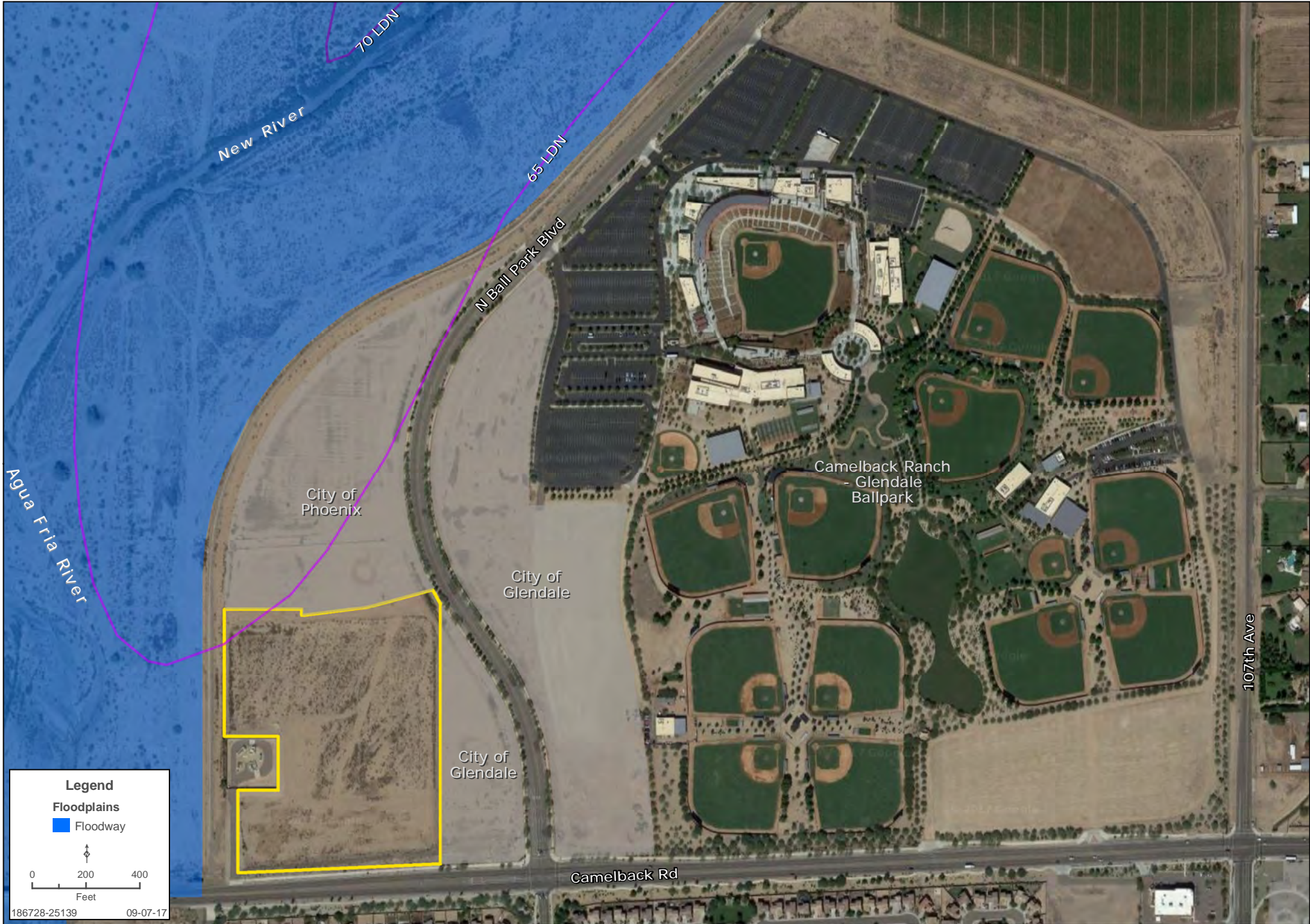
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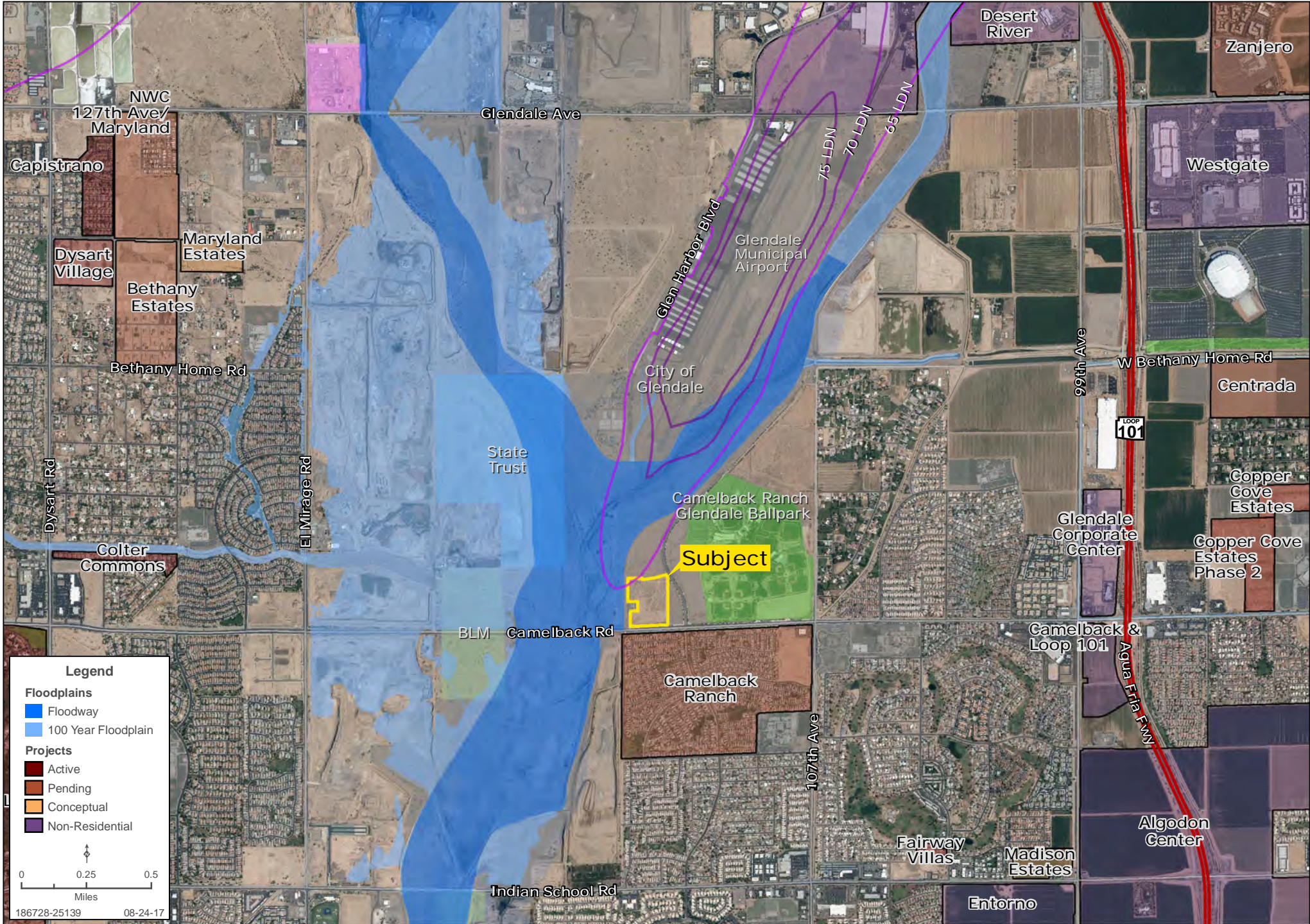
PROPERTY DETAIL MAP

Bret Rinehart | Ryan Semro | Ben Heglie | 480.483.8100 | www.landadvisors.com



SURROUNDING AREA MAP

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SURROUNDING AMENITIES MAP

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PEORIA CROSSING

TARGET

ROSS
DRESS FOR LESS

KOHL'S

OfficeMax
officemax.com

Michaels
THE ARTS AND CRAFTS STORE

LA FITNESS
SPORTS CLUBS

petco

PARK WEST

Bj's
RESTAURANT BREWHOUSE

Brighton

chico's

Fleming's
PRIME STEAKHOUSE & WINE BAR

Harkins Theatres
ULTIMATE MOVIEGOING

GRIMALDI'S
COAL BRICK-OVEN PIZZERIA

VICTORIA'S SECRET

TRU burger
COO.

WESTGATE CITY CENTER

AMC THEATRES

BUFFALO WILD WINGS
GRILL & BAR

Just Sports

DAVE & BUSTERS

CHIPOTLE
MEXICAN GRILL

CRAVE
WUFFLE SANDWICH CREATIVES

COLD STONE
ICE CREAMERY

FRACTURED PRUNE
DOUGHNUTS

KABUKI
Japanese Restaurant

McFADDEN'S
Glendale

WR

Yard House

West Valley Resort and Casino

Cabela's

Tanger Outlets

GILA RIVER ARENA

UNIVERSITY OF PHOENIX STADIUM

Centrada

Stonehaven

Walmart

Save money. Live better.

Algodon Center

Subject

Camelback Ranch

THE HOME DEPOT

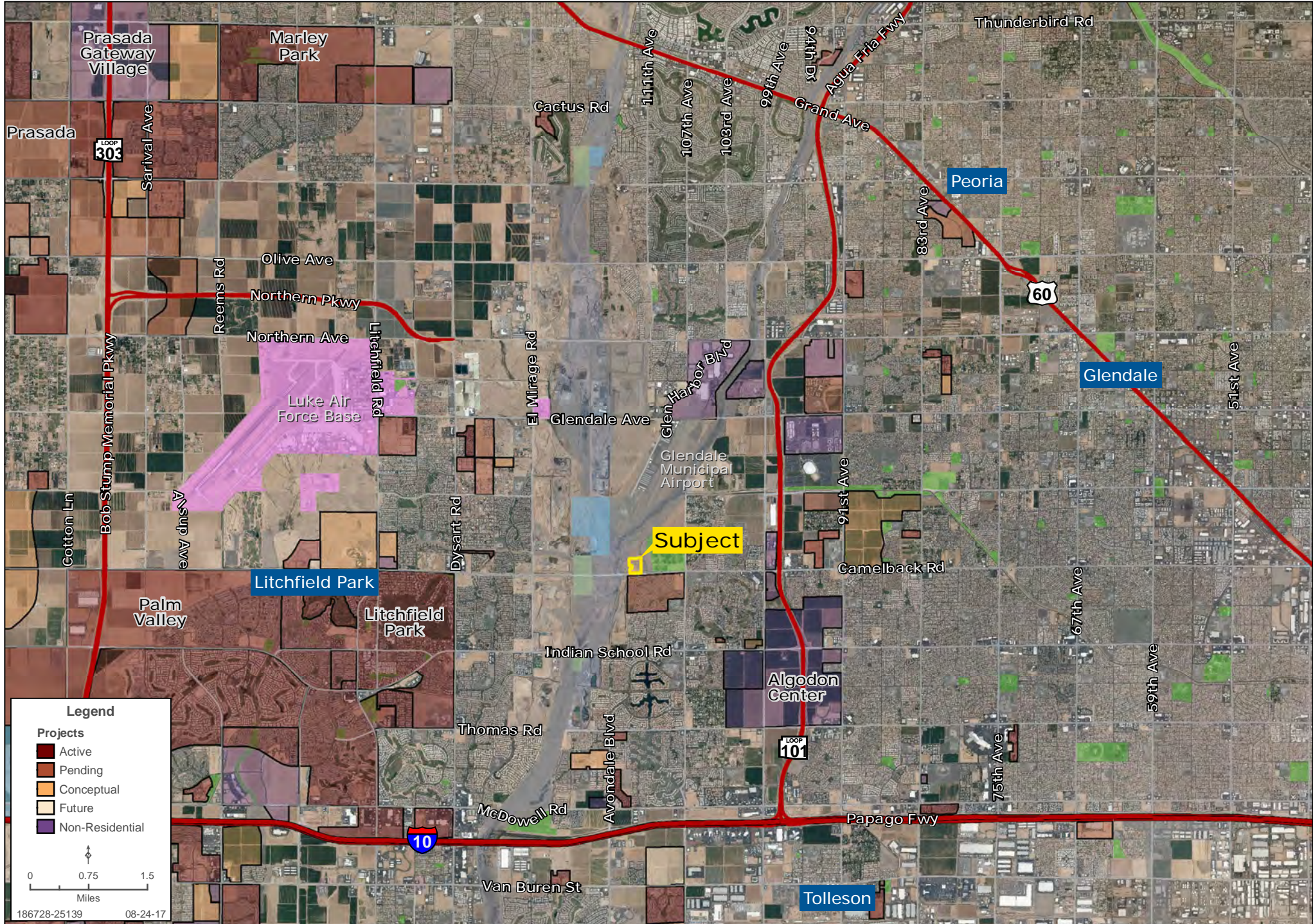
Camelback Rd

Indian School Rd

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SURROUNDING DEVELOPMENT MAP

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REGIONAL MAP

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