

FALCON GOLF COURSE

Goodyear, Arizona

**±157 ACRES
(DIVISIBLE)**

AVAILABLE FOR SALE



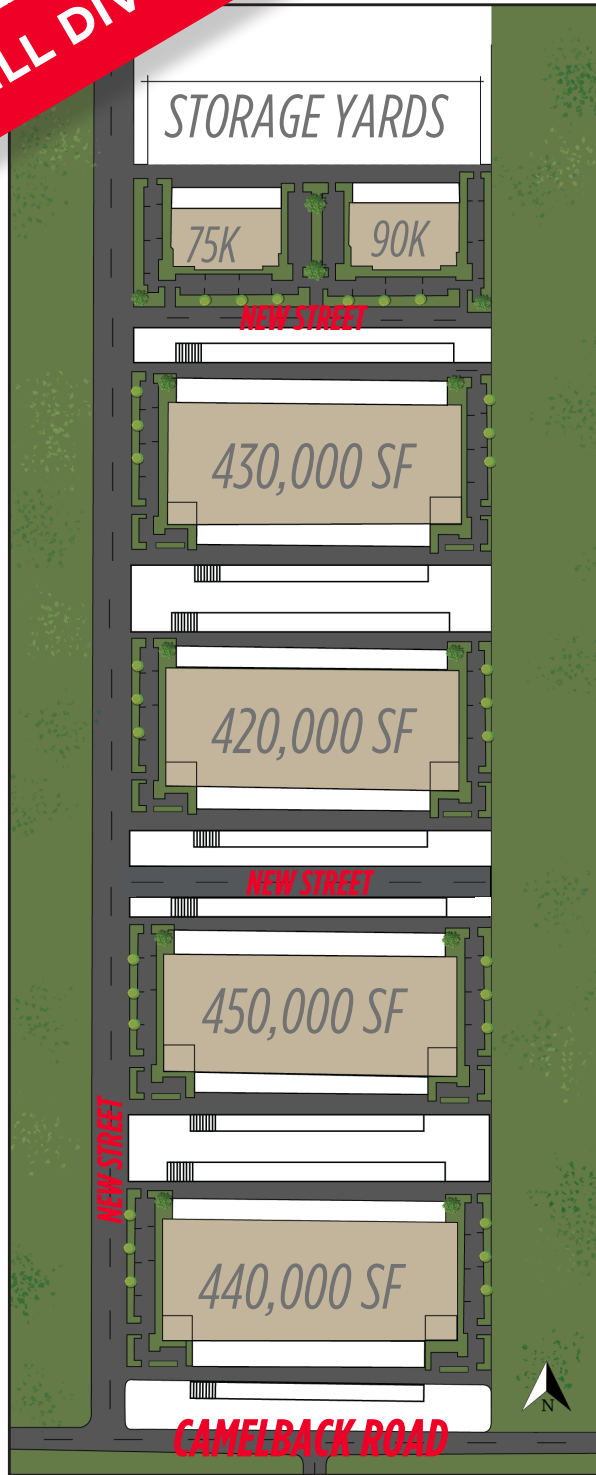
GOODYEAR AREA - INDUSTRIAL LAND OPPORTUNITY



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SELLER WILL DIVIDE



CONCEPTUAL SITE PLAN



PROPERTY FEATURES

- Approximately 157 acres located near Palm Valley in the dynamic Loop 303 Freeway Corridor
- Zoned: RU-43, Maricopa County
 - General plan calls for Industrial
- Utilities: Privately provided in adjacent right of way
- Tax Parcels: 501-61-006B & 006C
- 1.5 miles to a four-way diamond interchange at Camelback Road & Loop 303 Freeway
- Direct access to Interstate 10 via the Loop 303 Freeway
- Seller will divide





LUKE AIR FORCE BASE

303

SARIVAL AVENUE

PV303 DEVELOPMENT

SITE

CAMELBACK ROAD

WIGWAM GOLF COURSE

K&N
DICK'S SPORTS GOODS
Ball
SUB-ZERO
XPO Logistics
UPS

MILLENNIUM HIGH SCHOOL

INDIAN SCHOOL ROAD

ALDI

COTTON LANE

EAGLE'S NEST GOLF CLUB

ESTRELLA MOUNTAIN COMMUNITY COLLEGE

TUSCANY FALLS GOLF COURSE

PEBBLE CREEK PARKWAY

PALM VALLEY GOLF CLUB

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BULLARD AVENUE

MCDOWELL ROAD
ABRAZO WEST CAMPUS

SNYDER'S OF HANOVER

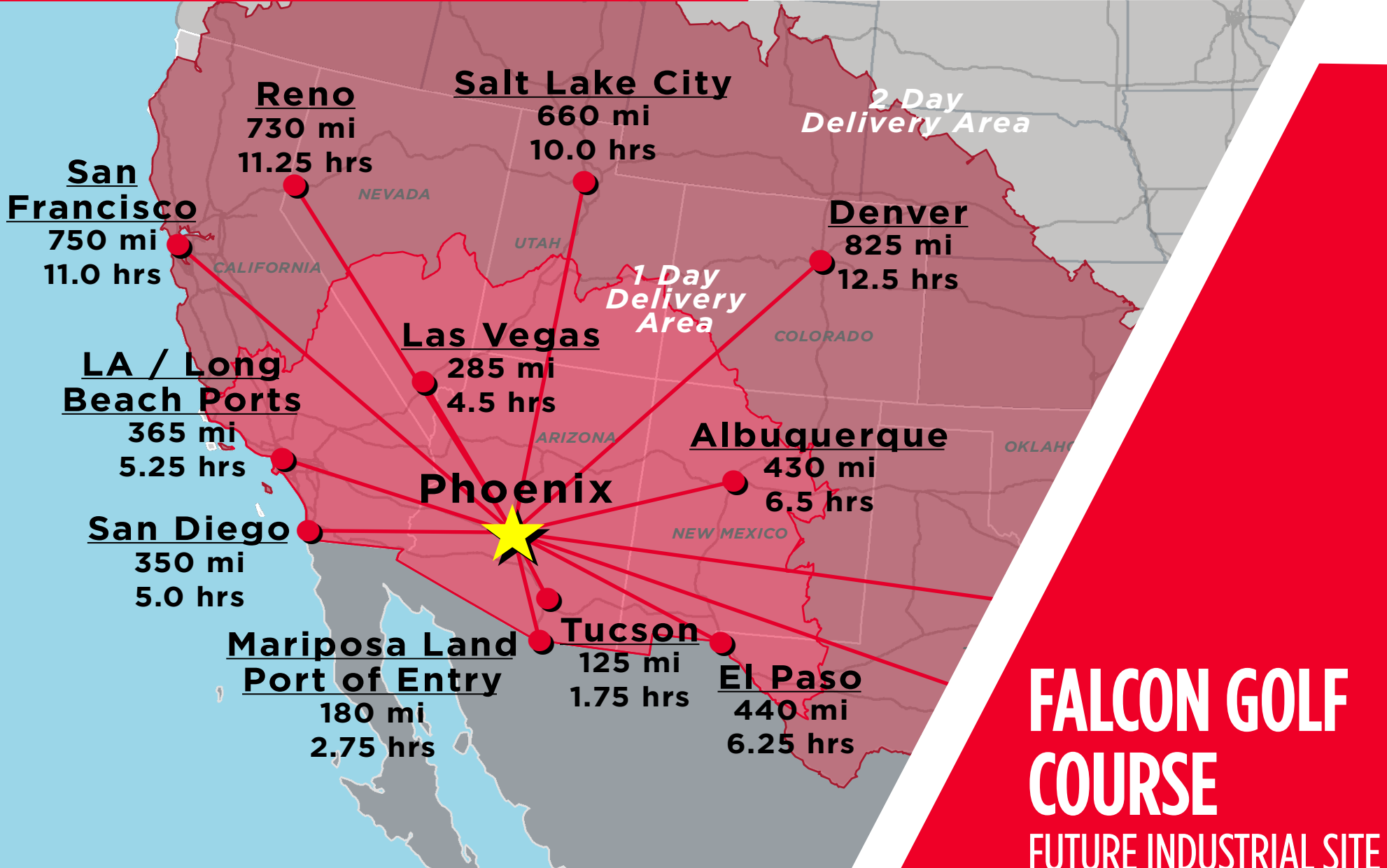
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ESTRELLA PARKWAY



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FUTURE INDUSTRIAL SITE

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