



ARIZONA DOWNS

FACT SHEET

10501 E, AZ-89A, PRESCOTT VALLEY, AZ 86315

ASKING PRICE

Call for Pricing

**IMPROVEMENT SIZE
GRANDSTAND**

±90,928 Square Feet

LAND AREA

±119.74 acres/\$4.79 per Square Foot

YEAR BUILT

2000 remodeled 2018 at a cost of ± \$10,000.000.00

RACING SURFACE

1 mile dirt oval suitable for both Thoroughbred and
Quarter horse racing

ARCHITECTS

Froelick, Kow and Gong Architects

PARCELS

401-01-127F ±98.66 acres
401-01-009Z ±8.01 acre
401-01-127C ±1.54 acres
401-01-127G ±8.45 acres
401-01-127B ±1.54 acres
401-01-135B ±1.54 acres

ELECTRICAL SERVICE PROVIDER

Arizona Public Service

WATER PROVIDER

Town of Prescott Valley

SEWER PROVIDER

Town of Prescott Valley

GAS PROVIDER

Unisource Energy Services

FIRE PROTECTION

Central Yavapai Fire District

FOR MORE INFORMATION, PLEASE CONTACT

CHRIS ACKEL

Vice President

+1 602 418 8963

chris.ackel@cbre.com

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Sale includes all fixtures, TV's, furniture including full commercial kitchen, starting gate, water trucks, harrow and discs

Current Gaming Revenue Sources	Gaming Currently Not Allowed
Living Racing Handle	Class III Gaming Devices
Guest Handle	Class II Gaming Devices
Host Handle	Black Jack Tables
Off Track Betting Sites Throughout Arizona	Baccarat Tables
Advanced Deposit Wagering	Craps Tables

Racino Information

A **racino** is a combined horse racing track, or other live parimutuel betting facility, and casino. In some cases, the permitted form of casino gambling is limited to slot machines or video lottery terminal, but many locations also offer table games such as blackjack, poker, and roulette. As of the end of 2023 there were approximately 50 racinos operating in 17 U.S States.

In 2023, the number one commercial casino in the United States outside of Nevada was a racino. Resort World New York City located at Aqueduct Racetrack, with approximately \$950 million in casino gaming revenue. Four other racinos were also in the top 20.

These popular destinations have grown in popularity in recent years and some even offer modern amenities one might experience in Los Vegas.

The simple idea that Horse racing betters may want to spend a few minutes playing slot machines or at Blackjack tables has been a success. Many racinos are now full-service resorts with great hotels, restaurants, show rooms and major entertainment options.

“While the introduction and growth of racino gaming has been a mixed blessing to the race horse industry, it has been a boon to the casino business,” Global Gaming Business magazine reports. “It has had the intended effect of increasing purses with resulting increases in spending, employment and preservation of green space by the industry in state and local economies. **Further, the presence of live and import simulcast races at racetracks has been found to increase slot machine wagering significantly.**”

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