

±88 AC LAND PARCELS LOCATED IN MARICOPA, AZ



Phoenix, AZ
53 Mins.
41 Miles



N WHITE AND PARKER RD



W PETERS AND NALL RD

***PARCELS SOLD SEPARATELY
OR TOGETHER**

FOR SALE

510-50-001A & 502-43-001D

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INVESTMENT HIGHLIGHTS

SALES PRICE: Undisclosed

APNs: 510-50-001A & 502-43-001D

LOT SIZE: 510-50-001A - 35.5 AC
502-43-001D - 53.2 AC

ZONING: GR (General Rural)

502-43-001D



510-50-001A

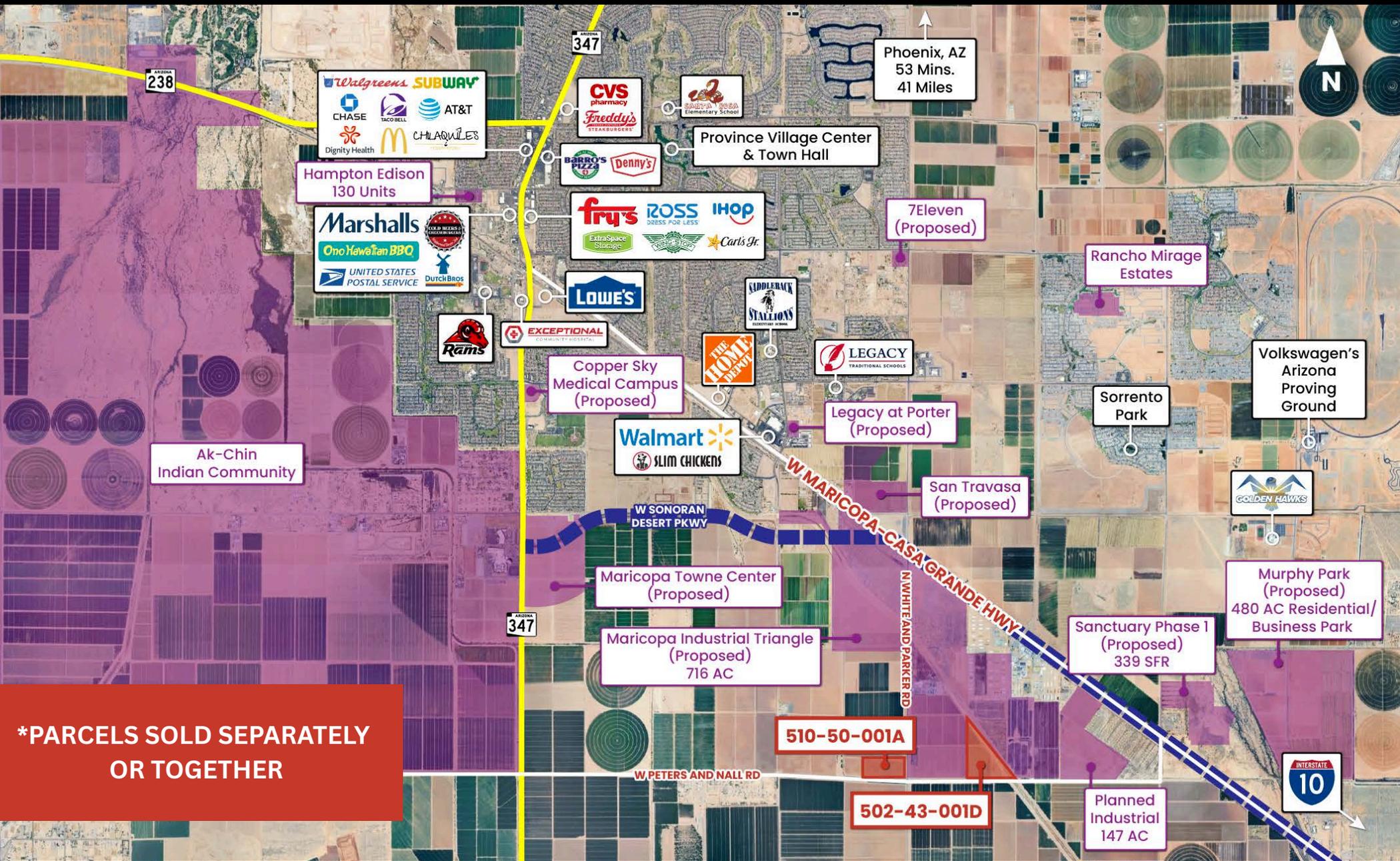


PROPERTY OVERVIEW

The subject offering consists of two parcels totaling approximately 88.816 acres, located roughly five miles southeast of the City of Maricopa. The properties are accessed approximately 1.5 miles south of Maricopa Casa Grande Highway via White and Parker Road and each features frontage along W Peters and Nall Road, providing convenient access and exposure. Casa Grande is situated approximately 10 miles southeast of the site. The parcels may be sold individually or as a combined offering, offering flexibility for a range of acquisition strategies.

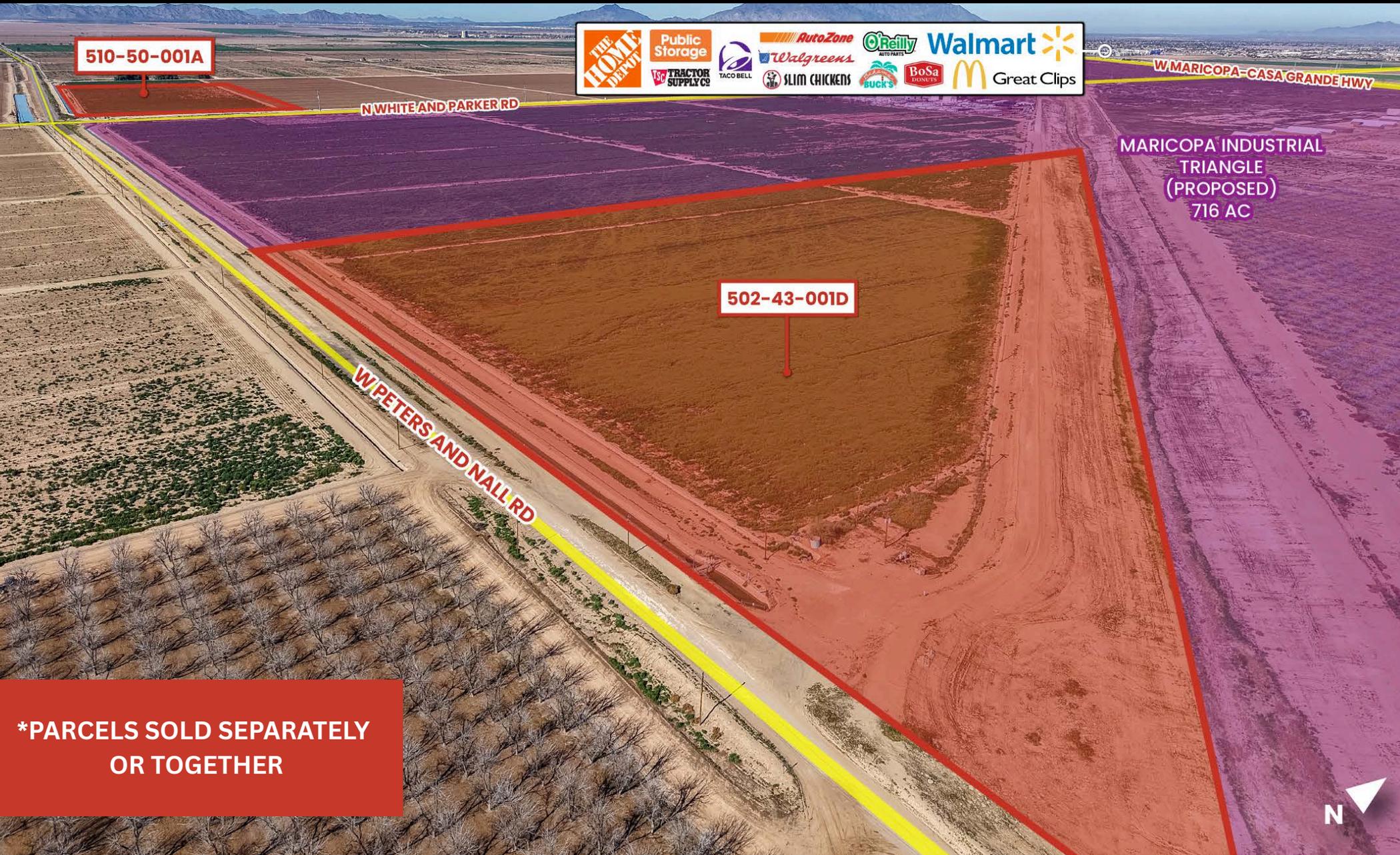
***PARCELS SOLD SEPARATELY
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LARGE SCALE INDUSTRIAL SITE IN MARICOPA



***PARCELS SOLD SEPARATELY OR TOGETHER**

FLEXIBLE LAND OPPORTUNITY IN EXPANDING MARICOPA MARKET



510-50-001A

N WHITE AND PARKER RD

THE HOME DEPOT Public Storage TRACTOR SUPPLY CO TACO BELL AutoZone Walgreens SLIM CHICKENS O'Reilly AUTO PARTS Walmart BoSa DONUTS McDonald's Great Clips

W MARICOPA-CASA GRANDE HWY

MARICOPA INDUSTRIAL TRIANGLE (PROPOSED) 716 AC

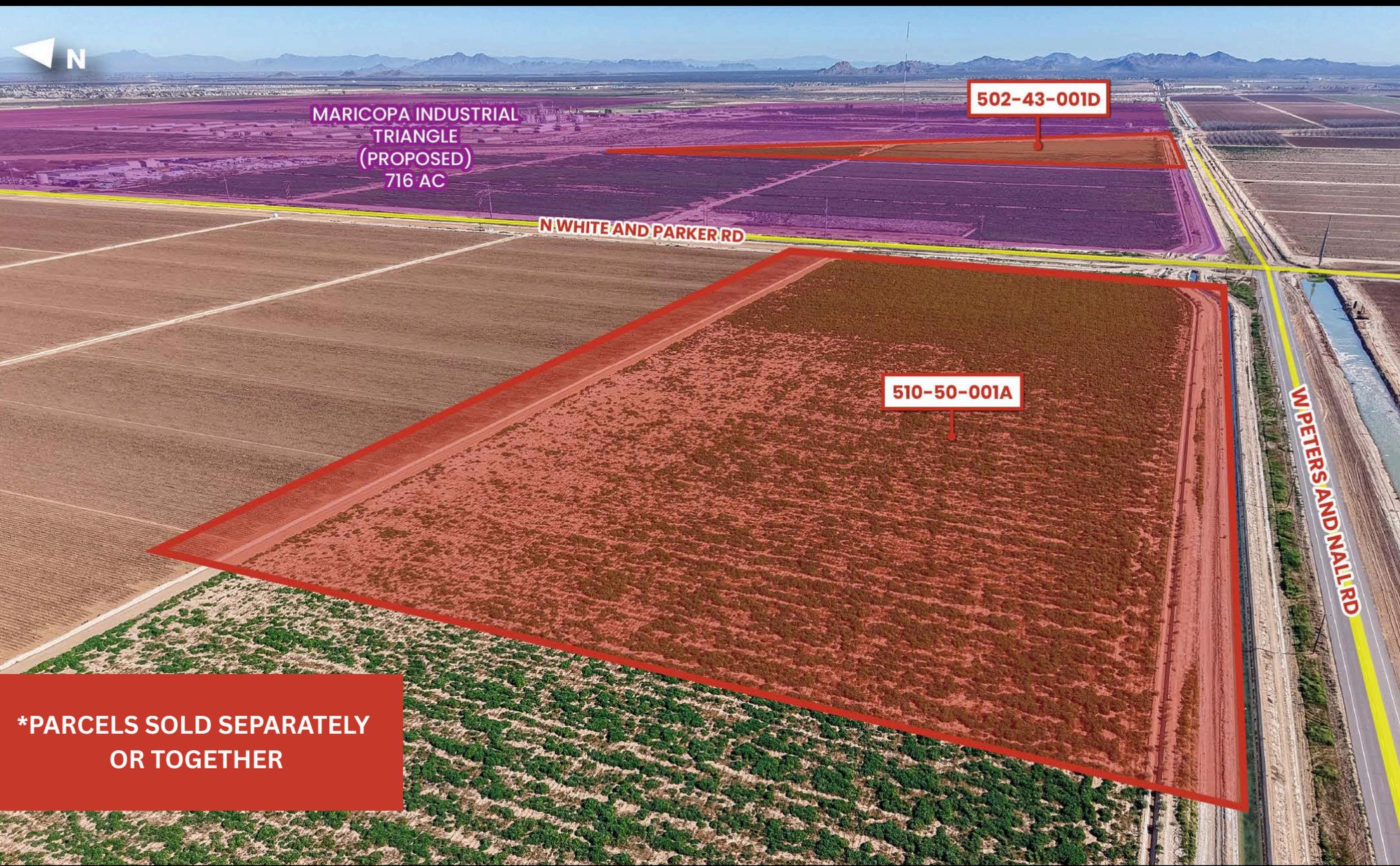
502-43-001D

W PETERS AND NALL RD

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WHITE AND PARKER ROAD RETAIL EXPANSION ZONE



MARICOPA INDUSTRIAL
TRIANGLE
(PROPOSED)
716 AC

502-43-001D

N WHITE AND PARKER RD

510-50-001A

W PETERS AND NALL RD

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LOCATION OVERVIEW MARICOPA

Maricopa is a rapidly growing city in Pinal County, Arizona, offering a compelling blend of affordability, modern development, and proximity to major employment centers throughout the Greater Phoenix region. Incorporated in 2003, the city has experienced exceptional population growth over the past two decades and is now the largest incorporated municipality in Pinal County, with a population exceeding 75,000 residents. This sustained growth reflects Maricopa's strong appeal to families, professionals, and businesses seeking value and opportunity in a well planned community. Located approximately 35 miles south of Downtown Phoenix, Maricopa provides convenient regional access via State Route 347 and Interstate 10, connecting residents and employers to Phoenix, Chandler, Tempe, and Casa Grande. The city spans roughly 43 square miles and is surrounded by scenic desert landscapes, offering open space, mountain views, and a distinct sense of place while remaining closely tied to major urban markets.

Maricopa is widely recognized for its quality of life, featuring newer residential neighborhoods, extensive park systems, and community focused amenities. The Copper Sky Recreation Complex serves as a central hub for fitness, sports, and events, while additional offerings include golf courses, local dining, entertainment venues, and Harrah's Ak Chin Casino. The city is also known for its commitment to public safety and long term planning. Economically, Maricopa continues to diversify beyond its agricultural roots, supported by growth in retail, services, logistics, and research driven employment. Ongoing investment in infrastructure and business development, including the expansion of the Maricopa Business Park and rail related initiatives, positions the city for continued commercial and industrial growth. With competitive housing costs, strong demographics, and a business friendly environment, Maricopa stands out as one of Arizona's most promising growth markets.





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