

VACANT LAND FOR SALE

E/NEC W Trading Post Rd and N Papoose Rd

Casa Grande, AZ 85193

PRESENTED BY:

ELIJAH STEPHENS

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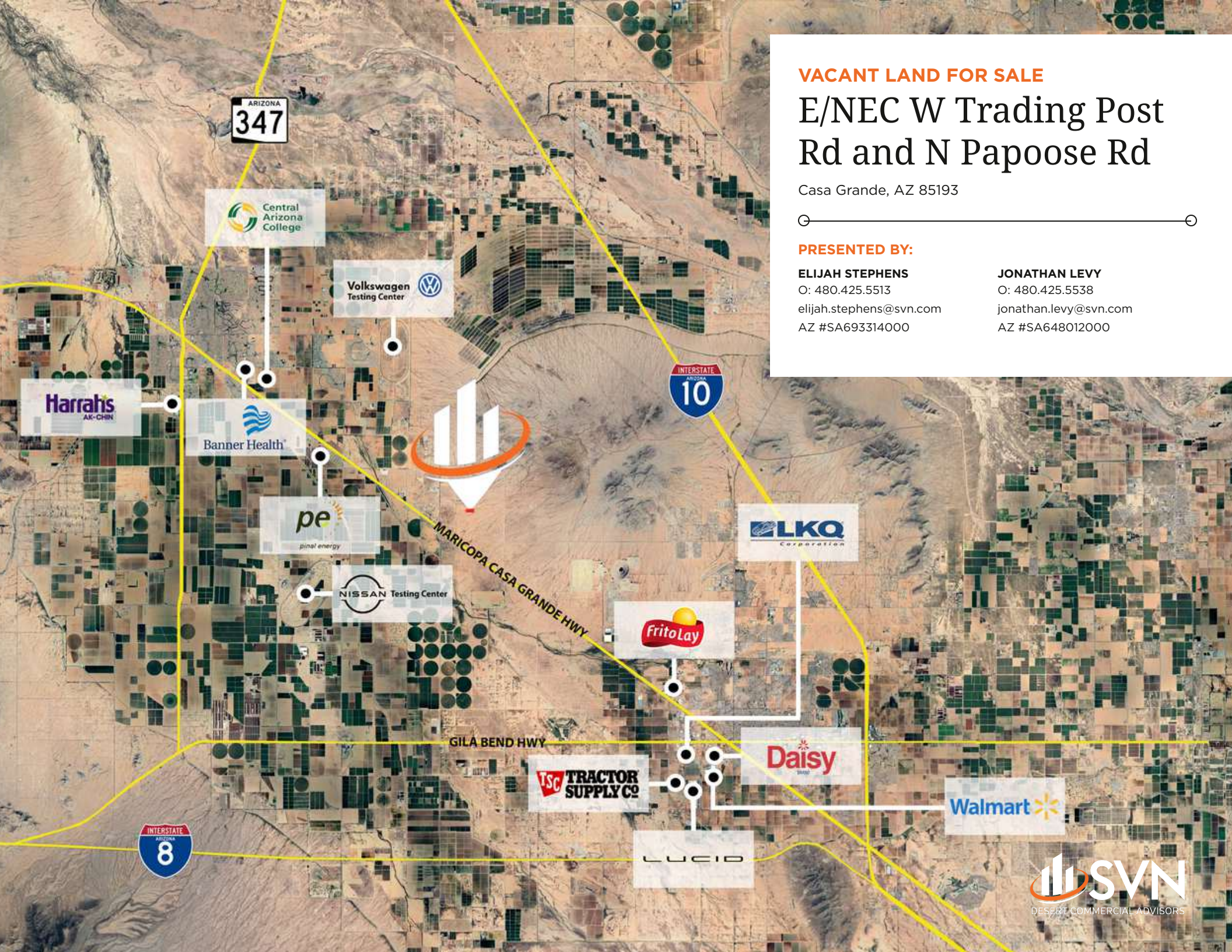
AZ #SA693314000

JONATHAN LEVY

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PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$600,000
LOT SIZE:	20 Acres
PRICE/PSF	\$0.80/psf
ZONING:	GR
MARKET:	Casa Grande
APN:	502-30-059
2023 PROPERTY TAX:	\$553.78

PROPERTY OVERVIEW

SVN Desert Commercial Advisors is pleased to present for sale a prime land investment opportunity located at the E/NEC of W Trading Post Rd and N Papoose Rd in Casa Grande, AZ. This well-positioned property is zoned GR, offering versatility for a wide range of potential uses. Situated in the thriving Casa Grande area, this location presents a valuable opportunity for a Land investor or developer looking to capitalize on the expanding potential of the region.

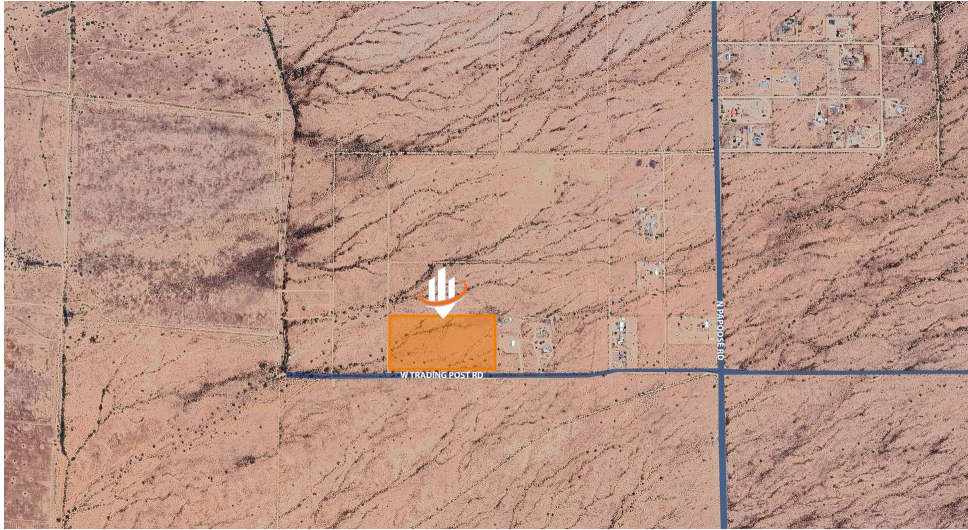
LOCATION OVERVIEW

The subject property is located East of the Northeast Corner of Trading Post Road and Papoose Road in Pinal County. Nestled between Casa Grande Hwy and the I-10, this rural location in Casa Grande is located in close proximity to the Ak-Chin Regional Airport, Pinal Tech Park, and Dave White Regional Park. This rural location has a great deal of interconnectivity being in close proximity to Interstates 8 & 10 along with State Route 347 which transitions into Queen Creek Road.

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COMPLETE HIGHLIGHTS



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PROPERTY HIGHLIGHTS

- ±20.00 Acres
- \$0.69/PSF
- \$30,000/Acre
- Frontage off Trading Post Rd
- Just West of Casa Grande Municipal Airport
- Just East of Ak-Chin Regional Airport
- Raw Vacant Land
- Major Employers Nearby: Lucid Motors, Nikola Motors, Cargill, Attesa, Frito-Lay & Abbott Nutrition
- Within Path of Development of Future I-11
- Nearby Path of Union Pacific Railroad
- Opportunity Zone and Foreign Trade Zone Capable

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W TRADING POST RD

N PAPPOOSE RD