



FOR SALE | LAND

COPPER BASIN PAD

N of SEC Hunt Highway and Quartzite Rd , Queen Creek, AZ 85143

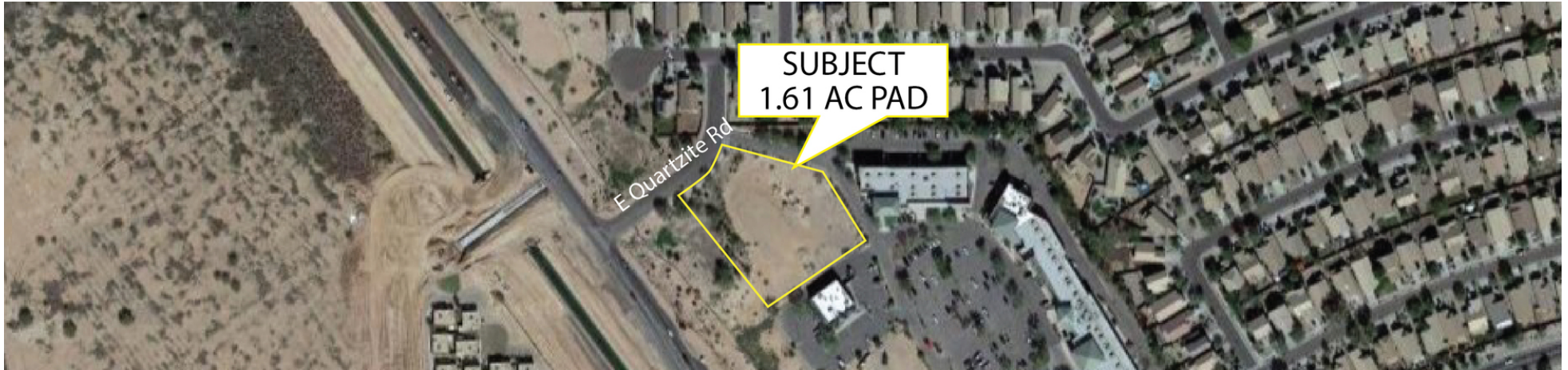
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PROPERTY SUMMARY

Sale Price:	\$840,000
Lot Size:	1.61 Acres
APN #:	210-26-004D
Zoning:	PAD CR-3
Cross Streets:	E Hunt Hwy & E Quartzite Rd

LOCATION OVERVIEW

1.61 AC PAD for Sale. Located in the heart of the Copper Basin community on the east side of East Hunt Highway, South of E Quartzite Rd Road in San Tan Valley, Arizona. San Tan Valley is an unincorporated city in Pinal County between the cities of Queen Creek and Florence about 30 miles southeast of metropolitan Phoenix. San Tan Valley is in the growth corridor between Phoenix and Tucson, projected to become one of ten major Megapolitan areas in the US.

PROPERTY HIGHLIGHTS

- 1.61 AC PAD for Sale for \$840,000 (\$11.97/ SF)
- Adjacent to The Shops at Copper Basin, and National Tenants such as Barro's Pizza, Chevron, Filiberto's Mexican Food, Geno's and more.
- Within a mile of Lifepoint Church and YMCA, and under 5 miles from Johnson Ranch Golf Club, Golf Club at Oasis and Central Arizona College.

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Google

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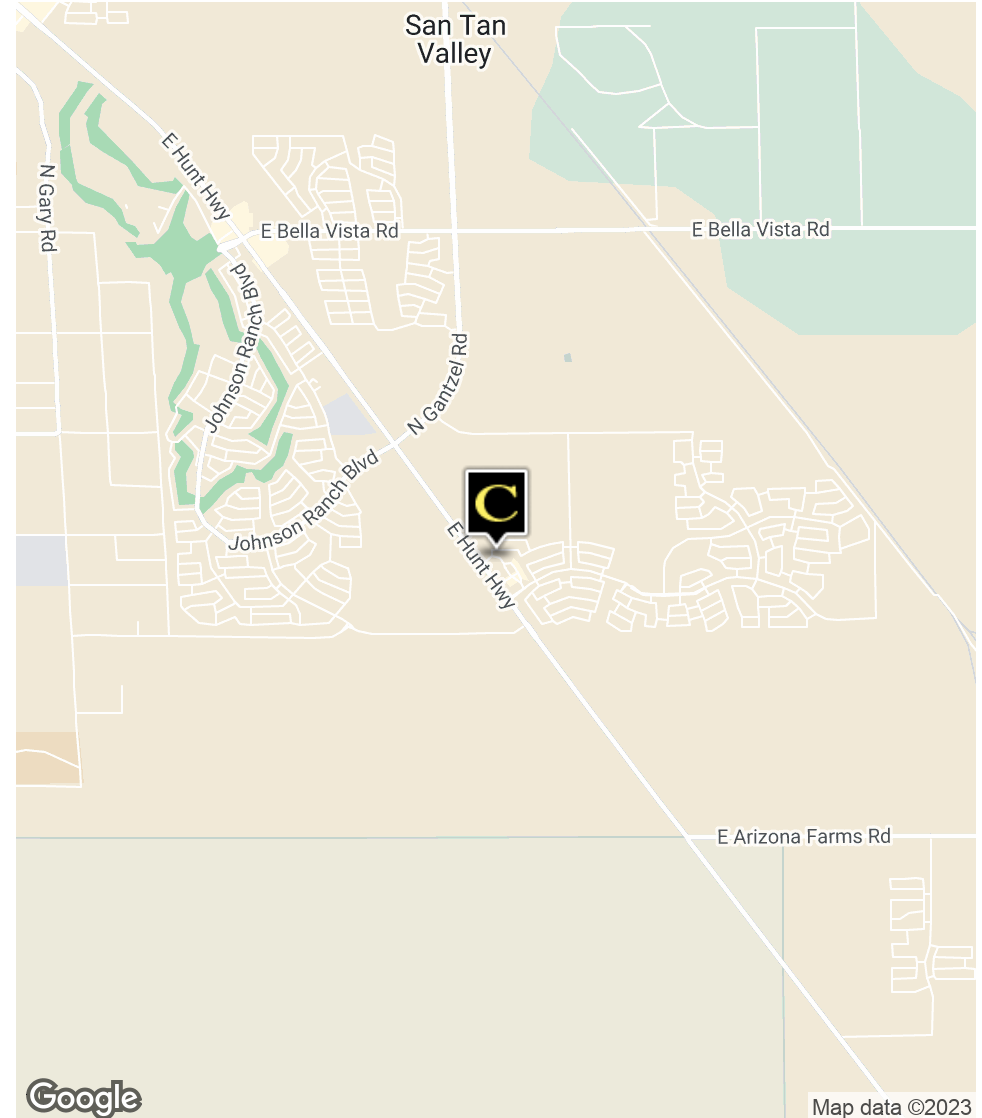
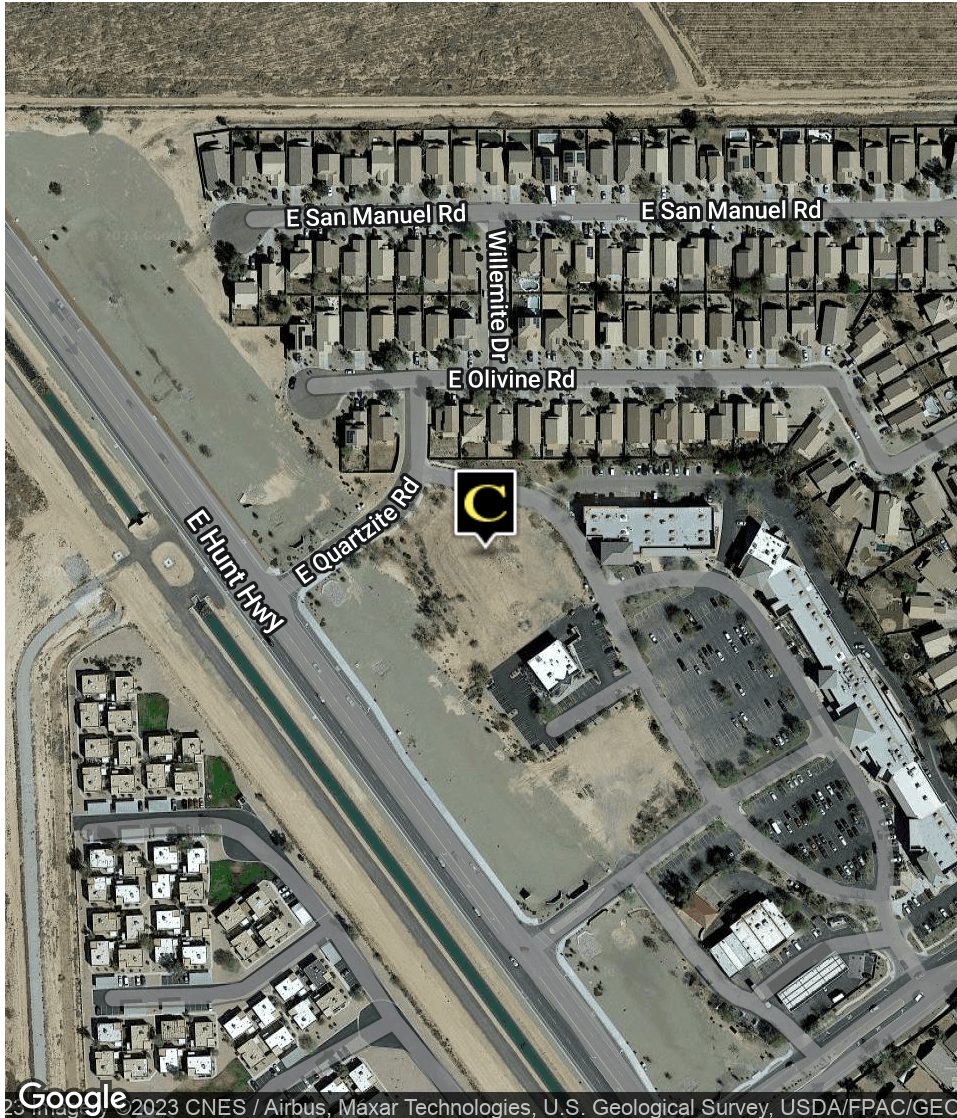
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	4,489	42,485	103,622
Average age	29.5	29.0	29.3
Average age (Male)	28.3	27.5	28.8
Average age (Female)	29.2	29.4	29.5

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	1,606	14,380	34,516
# of persons per HH	2.8	3.0	3.0
Average HH income	\$69,470	\$68,612	\$68,419
Average house value	\$200,773	\$200,508	\$206,927

* Demographic data derived from 2020 ACS - US Census

