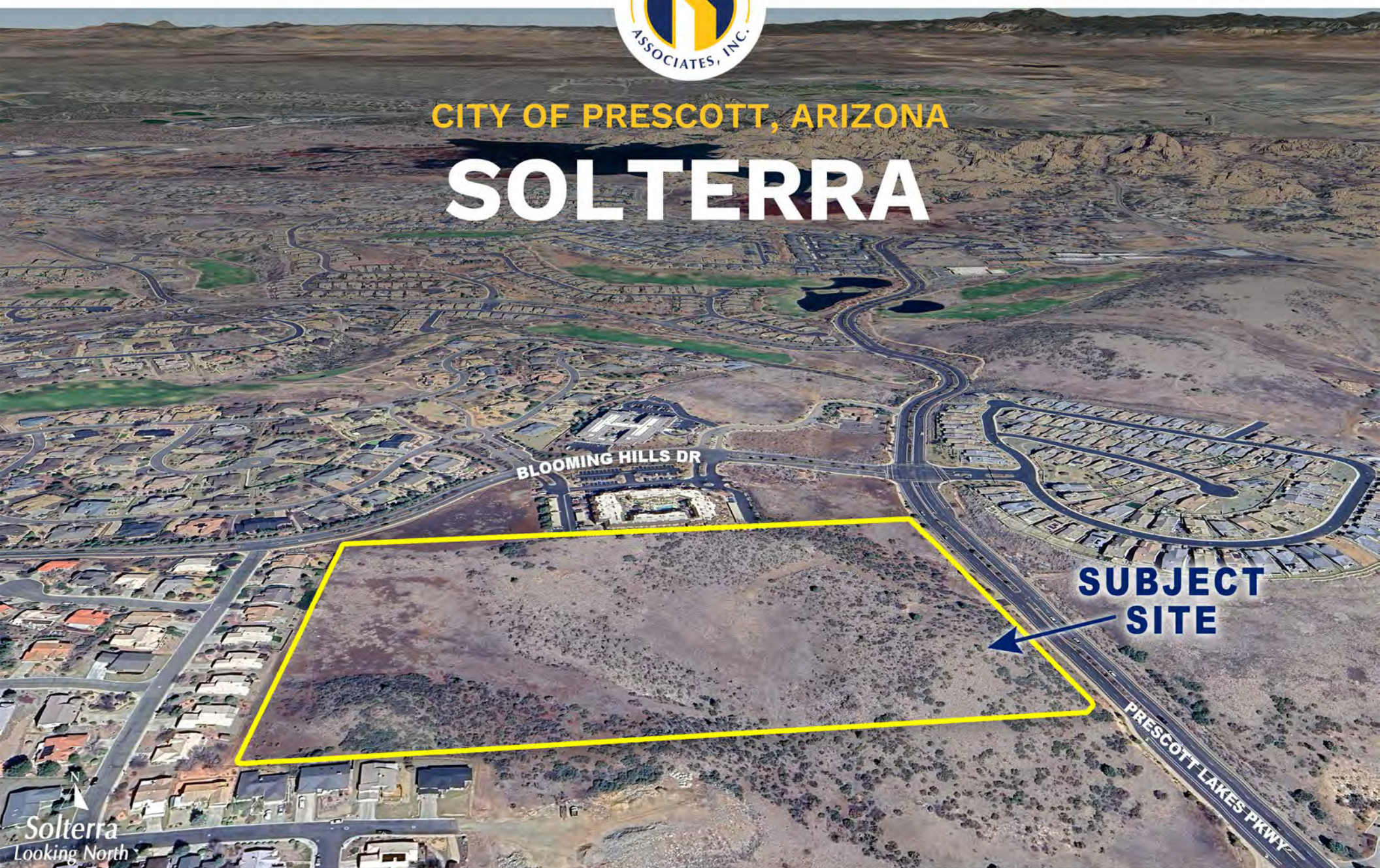




CITY OF PRESCOTT, ARIZONA

SOLTERRA



PHONE 480.367.0700 / FAX 480.367.8341
www.NathanLandAZ.com

7600 East Doubletree Ranch Road, Suite 150
Scottsdale, AZ 85258



CITY OF PRESCOTT, ARIZONA

SOLTERRA

LOCATION

Located south of the southwest corner of Prescott Lakes Parkway and Blooming Hills Drive in the City of Prescott, Arizona.

SIZE

±19.5737 Acres

ASSESSOR PARCEL NUMBERS

105-04-001B, 002E and 013A

ZONING

Business General (BG) | City of Prescott

PRICE

Submit for Seller consideration.

UTILITIES

- Electricity: APS
- GAS: Unisource Energy
- Telephone & Cable: Sparklight
- Water: City of Prescott
- Sewer: City of Prescott
- Refuse: City of Prescott
- Site is not subject to The Prescott Lakes master association fees / assessments.

DUE DILIGENCE

[CLICK HERE](#) to view

Apartment Site Plan
Development Agreement and Survey
Elevation Drawing
Legal Description and Survey
Phase 1 study
Preliminary Grading Plan
Record of Survey
Topo Survey

COMMENTS

This site would be ideal for BTR and or SFR residential uses. The Seller is looking to sell the site subject to entitlements with closing to occur in 2026.



PRESCOTT QUICK FACTS



POPULATION

2025 population: **249,081**
Annual Population Growth: **2.56%**
Median age of **47**



GROWTH

Number of Prescott households: **113,784**
Median Home Value: **\$487,750**

Source: *esri.com*



EMPLOYMENT

The most common employment sectors are:
Health Care & Social Assistance **2,788 people**
Retail Trade **1,866 people**
Educational Services **1,585 people**

Source: *datausa.com*



RANKING

#3 in county for job growth and economic vitality.
Prescott ranks **#5** fastest growing small metro areas.
One of the top **5** cities to retire in.

Source: *prescott.org*



REASONS TO VISIT

Watson Lake
Downtown Historic Area
Heritage Park Zoo
Lynx Lake Recreation Area
Sharlot Hall Museum
Prescott Peavine National Recreation Center
Thumb Butte



HIGHER EDUCATION

Yavapai College **11,616**
Embry Riddle Aeronautical University **6,928**
Prescott College **840**
Northern Arizona - Yavapai **29,031**
Old Dominion University **19,176**



