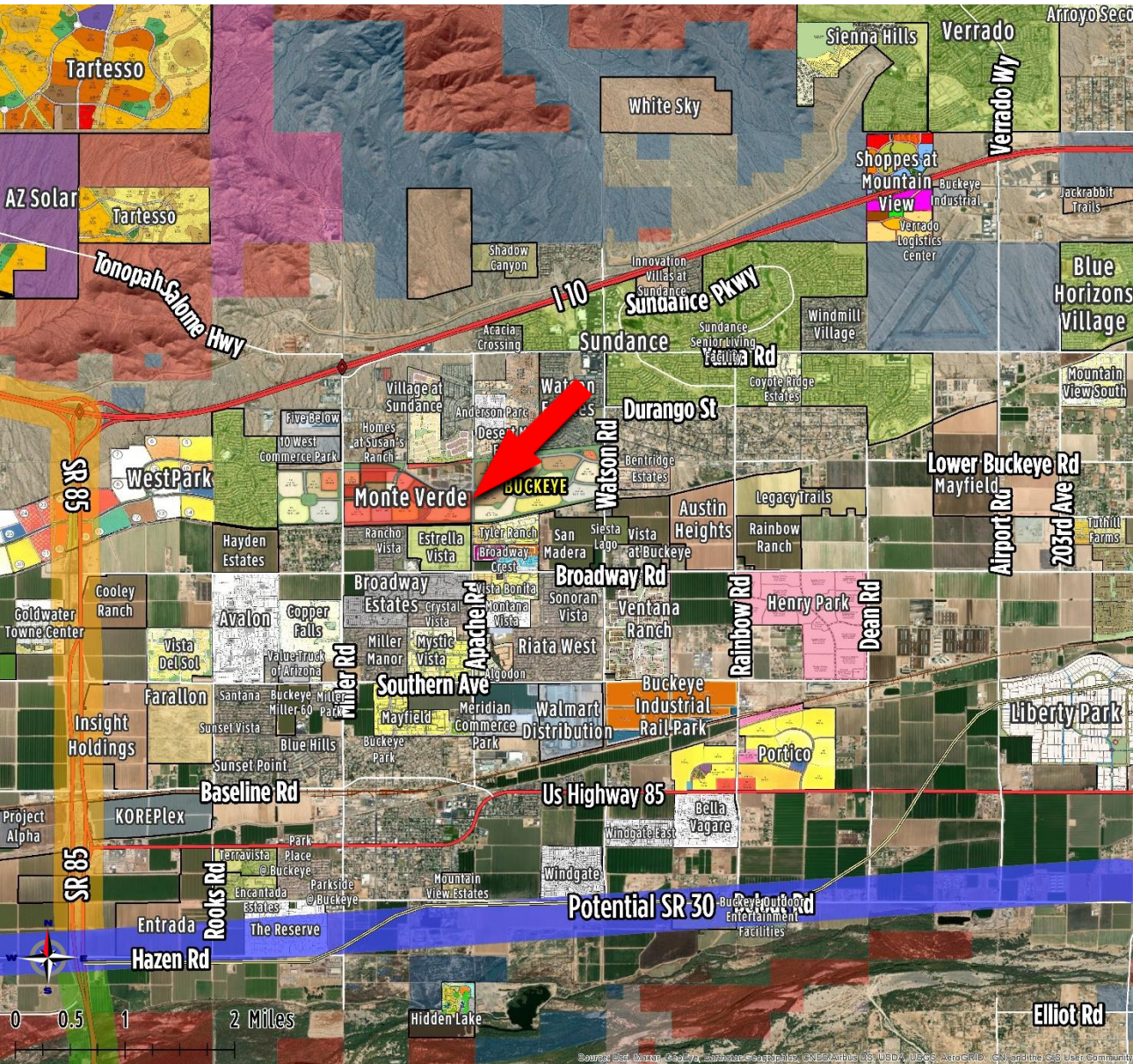


# Monte Verde | Buckeye, AZ

The Hogan Group  
7114 E Stetson Drive  
Suite 400  
Scottsdale, AZ 85251  
(602) 553-4117



**Location:** SWC of Lower Buckeye Rd & Apache Rd, Buckeye, AZ

**Purchase Price:** Submit Offers

**Description:**  
244.74 Acres  
APN 504-24-012C, 948A, 949,  
& 504-63-008G  
Zoned PC

**Utilities:**  
Water – City of Buckeye  
Sewer – City of Buckeye  
Electricity – APS  
Gas – Southwest Gas

**Comments:**  
The property will be serviced with water and sewer by the City of Buckeye. Youngker High School and the newly opened John S McCain III Elementary School are both located within the Monte Verde masterplan and adjacent to subject property.

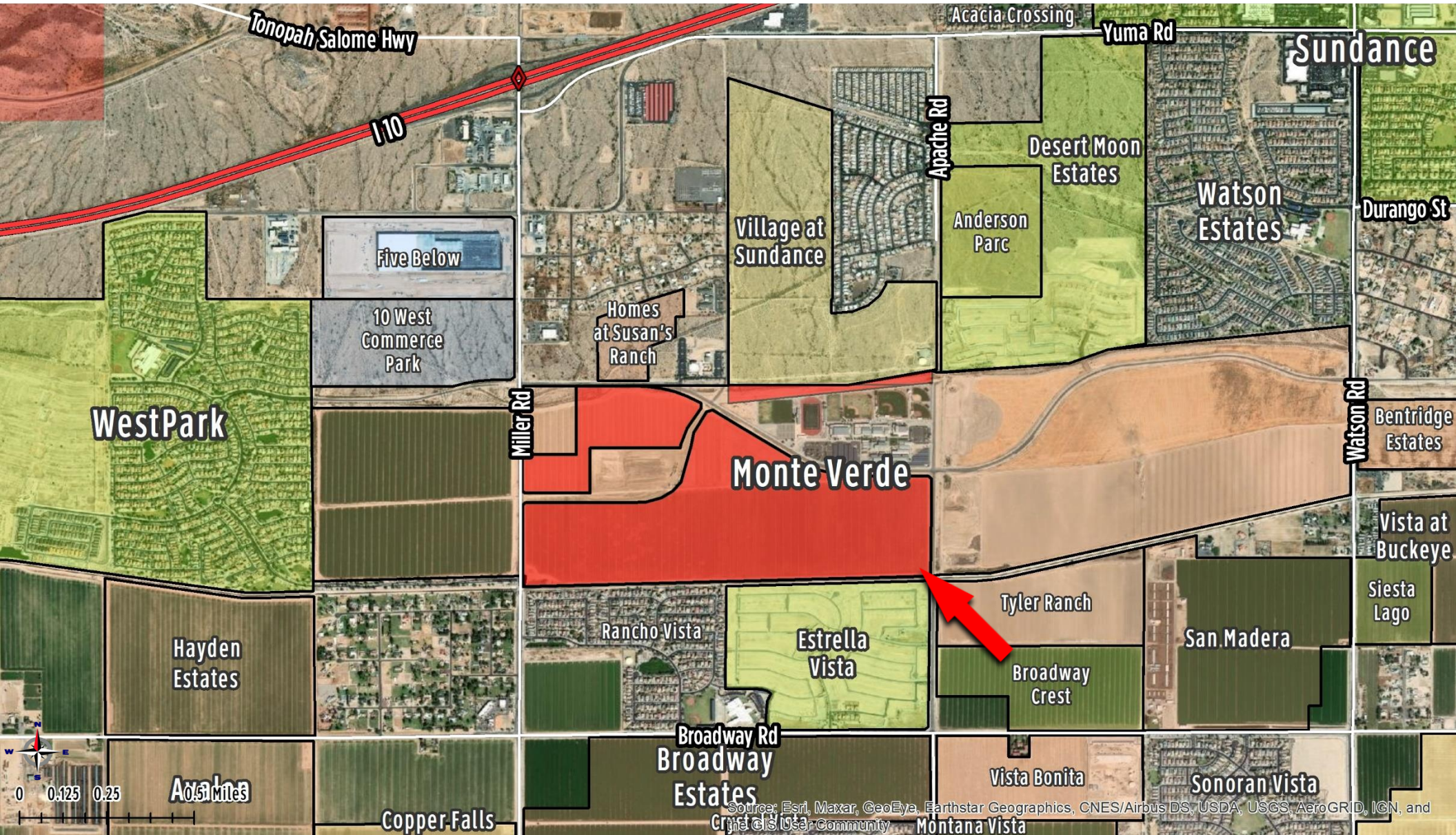


Jeff Beach (602) 694-3941 jbeach@hogangroupaz.com  
 Jim Tipton (602) 553-4110 jtipton@hogangroupaz.com  
 James Hotis (480) 628-7518 jhotis@hogangroupaz.com

DISCLAIMER: The information contained herein has either been given to us by the owner or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change or price, rental or other conditions, withdrawal without notice, and to any specifying conditions, imposed by our principals.

# Monte Verde | Buckeye, AZ

The Hogan Group  
7114 E Stetson Drive  
Suite 400  
Scottsdale, AZ 85251  
(602) 553-4117



Jeff Beach (602) 694-3941 jbeach@hogangroupaz.com  
Jim Tipton (602) 553-4110 jtipton@hogangroupaz.com  
James Hotis (480) 628-7518 jhotis@hogangroupaz.com

DISCLAIMER: The information contained herein has either been given to us by the owner or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change or price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

# Monte Verde | Buckeye, AZ

The Hogan Group  
7114 E Stetson Drive  
Suite 400  
Scottsdale, AZ 85251  
(602) 553-4117














Jeff Beach (602) 694-3941 jbeach@hogangroupaz.com  
Jim Tipton (602) 553-4110 jtipton@hogangroupaz.com  
James Hotis (480) 628-7518 jhotis@hogangroupaz.com

DISCLAIMER: The information contained herein has either been given to us by the owner or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specifying conditions, imposed by our principals.

# Monte Verde | Buckeye, AZ

The Hogan Group  
 7114 E Stetson Drive  
 Suite 400  
 Scottsdale, AZ 85251  
 (602) 553-4117

## LEGEND

	50X115		MIXED USE
	53X120		SCHOOL SITE
	58X125		COMMERCIAL
	63X125		OPEN SPACE
	70X125/130		PARK
	FADED BACK PARCELS ARE NOT UNDER WALTON CONTROL		

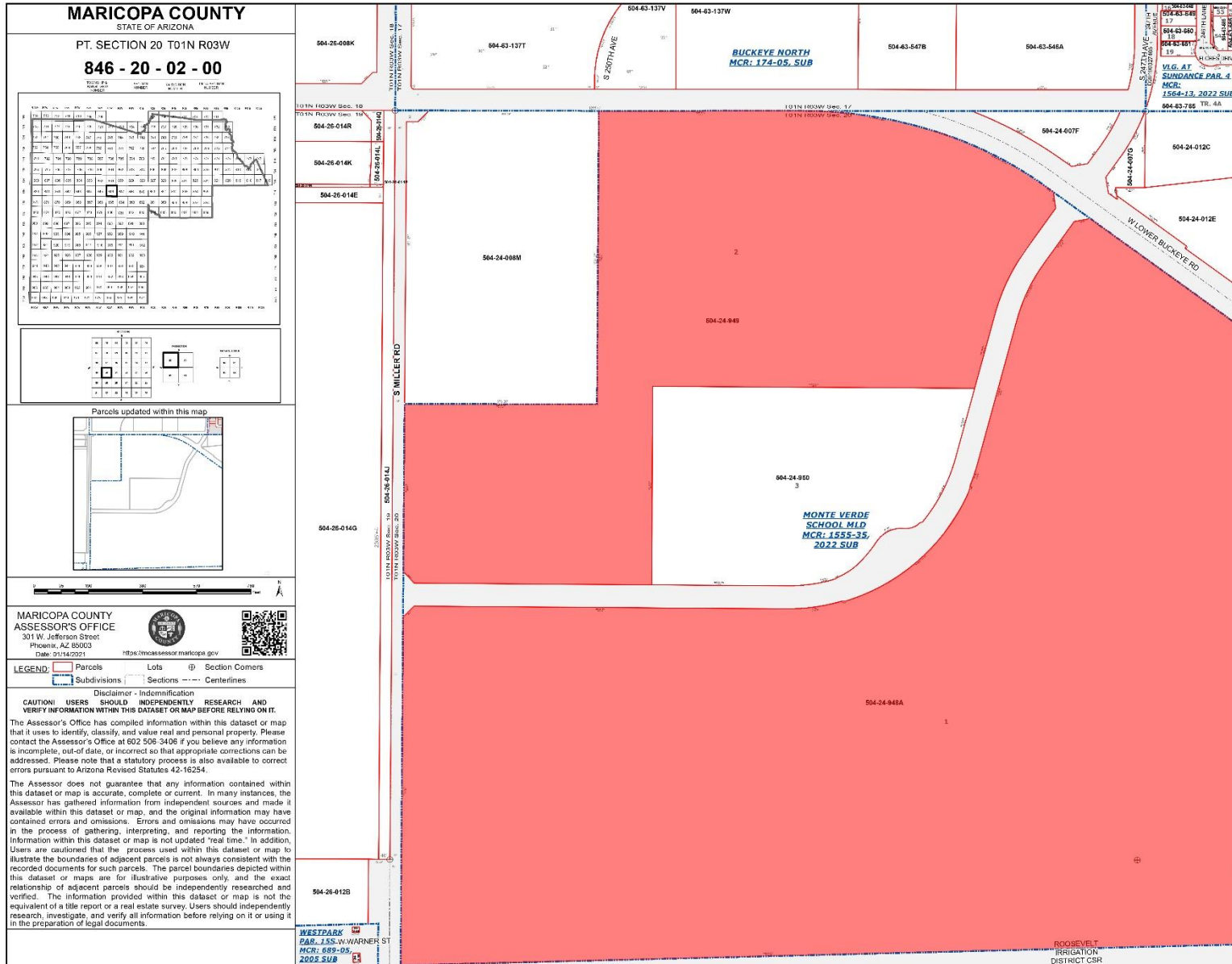


Jeff Beach (602) 694-3941 jbeach@hogangroupaz.com  
 Jim Tipton (602) 553-4110 jtipton@hogangroupaz.com  
 James Hotis (480) 628-7518 jhotis@hogangroupaz.com

DISCLAIMER: The information contained herein has either been given to us by the owner or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change or price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

# Monte Verde | Buckeye, AZ

The Hogan Group  
 7114 E Stetson Drive  
 Suite 400  
 Scottsdale, AZ 85251  
 (602) 553-4117

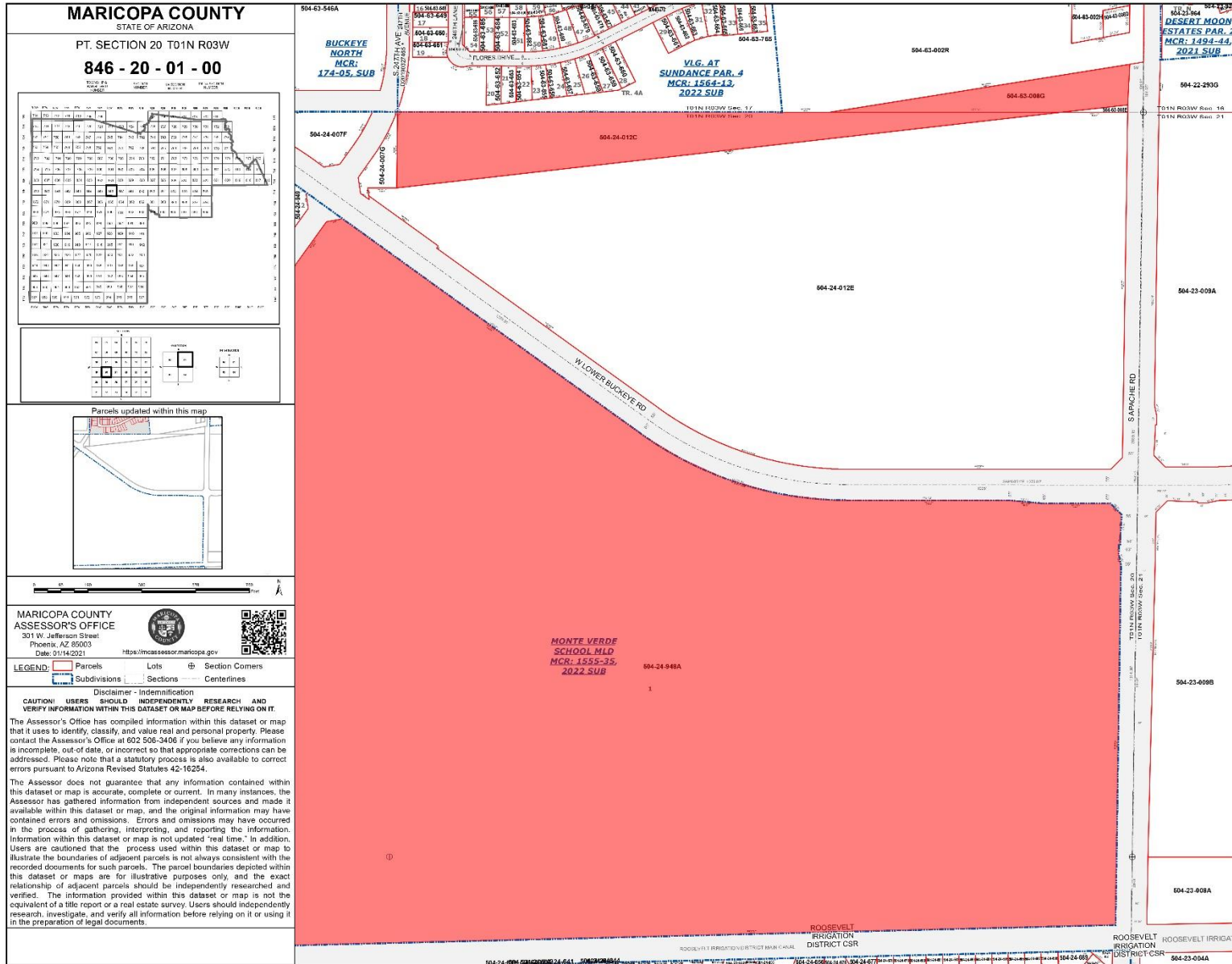


Jeff Beach (602) 694-3941 jbeach@hogangroupaz.com  
 Jim Tipton (602) 553-4110 jtipton@hogangroupaz.com  
 James Hotis (480) 628-7518 jhotis@hogangroupaz.com

DISCLAIMER: The information contained herein has either been given to us by the owner or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change or price, rental or other conditions, withdrawal without notice, and to any specifying conditions, imposed by our principals.

# Monte Verde | Buckeye, AZ

The Hogan Group  
7114 E Stetson Drive  
Suite 400  
Scottsdale, AZ 85251  
(602) 553-4117



Jeff Beach (602) 694-3941 jbeach@hogangroupaz.com  
Jim Tipton (602) 553-4110 jtipton@hogangroupaz.com  
James Hotis (480) 628-7518 jhotis@hogangroupaz.com

DISCLAIMER: The information contained herein has either been given to us by the owner or obtained from sources that we deem reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change or price, rental or other conditions, withdrawal without notice, and to any specifying conditions, imposed by our principals.