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EXCLUSIVELY AVAILABLE



**SOUTHWEST
LAND
ASSOCIATES, L.L.C.**

Waterman Farms

Location: NEC of Rainbow Valley Road and Chandler Heights Road, Goodyear.

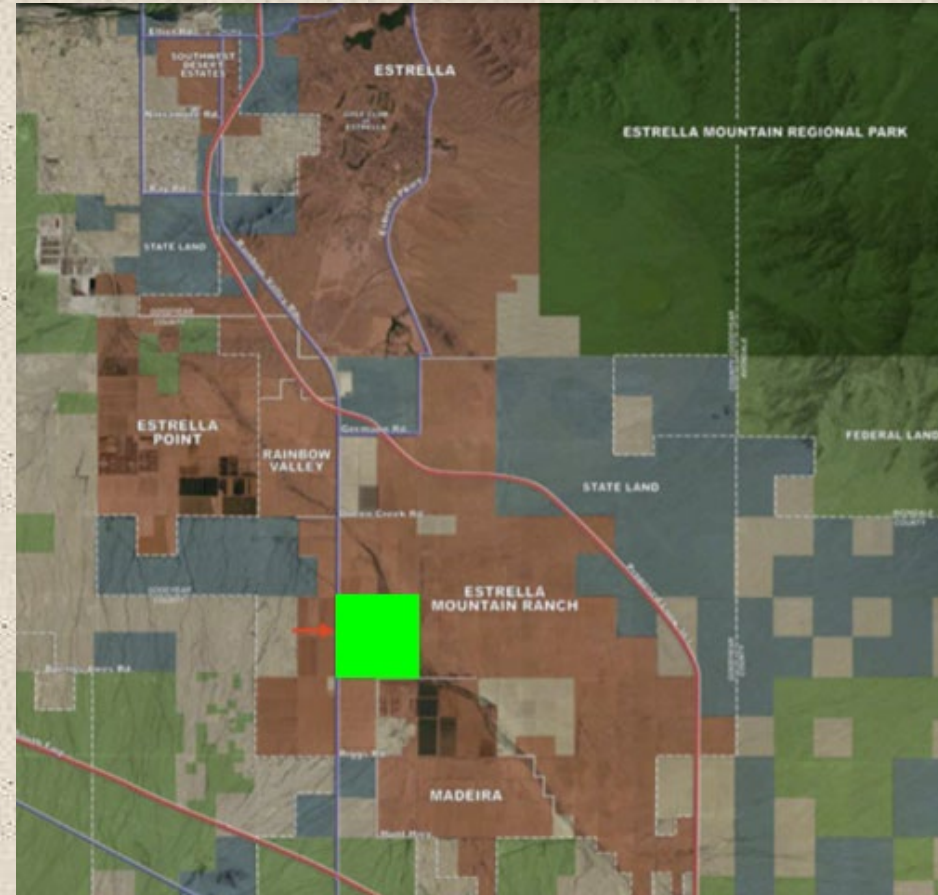
Total Acreage: 640 ± gross acres

Parcel #'s: 400-66-047A, 048A, 049, 066, 067, 068, 069, 070, 071, 072, 073.

Asking Price: Submit.

Zoning: AU/PAD, City of Goodyear

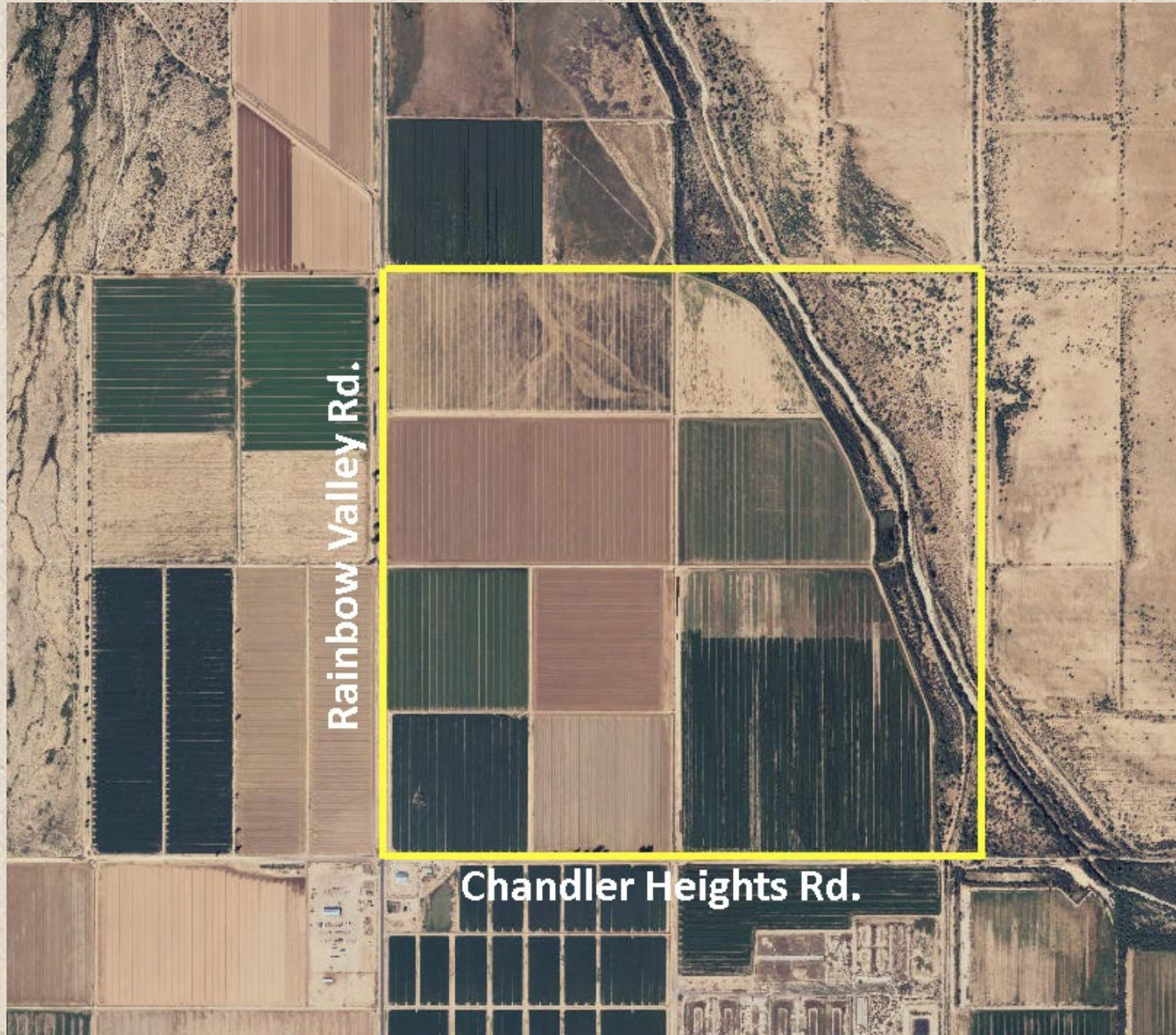
Comments: Property is currently being farmed and is adjacent to the Estrella Mountain Ranch and Madeira MPC's. It is also located 1 mile south of the 1,320 ± acre Rainbow Valley MPC currently being planned and 3 miles south of the active adult community of CantaMia at Estrella. Disclosure: A portion of the Property lies within the floodplain/floodway of Waterman Wash.



P.O. Box 5700 Goodyear, AZ 85338 Phone: (623) 882-8880 (o) Website: www.southwestlandassociates.com

This information is subject to change at any time. This information is from sources deemed reliable. We have no reason to doubt its accuracy but do not guarantee it. It is the responsibility of the person reviewing this information to verify it.

Waterman Farms – Aerial Photo







Waterman Farms' Irrigation Well(s)



**** PLEASE CONTACT OFFICE FOR FURTHER INFORMATION RELATED TO THE IRRIGATION WELL(S) ****

Cross-Streets

NEC Cotton Ln & Estrella Pkwy

General Land Area

18,000 Acres

Buyer Contacts

ESTRELLA NORTH LLC

Harvard Investments
(480) 348-1118

Toll Brothers
(855) 897-8655
(480) 951-0782
(215) 938-8000

Varde Partners
(952) 893-1554

Timothy P Brislin
(480) 515-3255
(480) 348-0132
tbrislin@harvardinvestments.com

Built

Improved SqFt

Seller Contacts

NNP III ESTRELLA MOUNTAIN
RANCH LLC

NNP III EMR 3 LLC

NNP III EMR 4 LLC

Newland
(858) 455-7503
(602) 468-0800

On 10/21/2021 a joint venture between Harvard Investments, Toll Brothers and Varde Partners acquired subject property from an entity tracing to Newland for a total acquisition cost of \$212,500,000.

Rainbow Valley MPC Conceptual Plan



CantaMia at Estrella (Under Construction)

