

CASA GRANDE COMMONS SOUTH

NWC FLORENCE BOULEVARD & HACIENDA ROAD | CASA GRANDE, ARIZONA



CONTACT FOR MORE INFORMATION

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 Land Advisors[®]
ORGANIZATION

520.251.0348 | LandAdvisors.com

EXECUTIVE SUMMARY

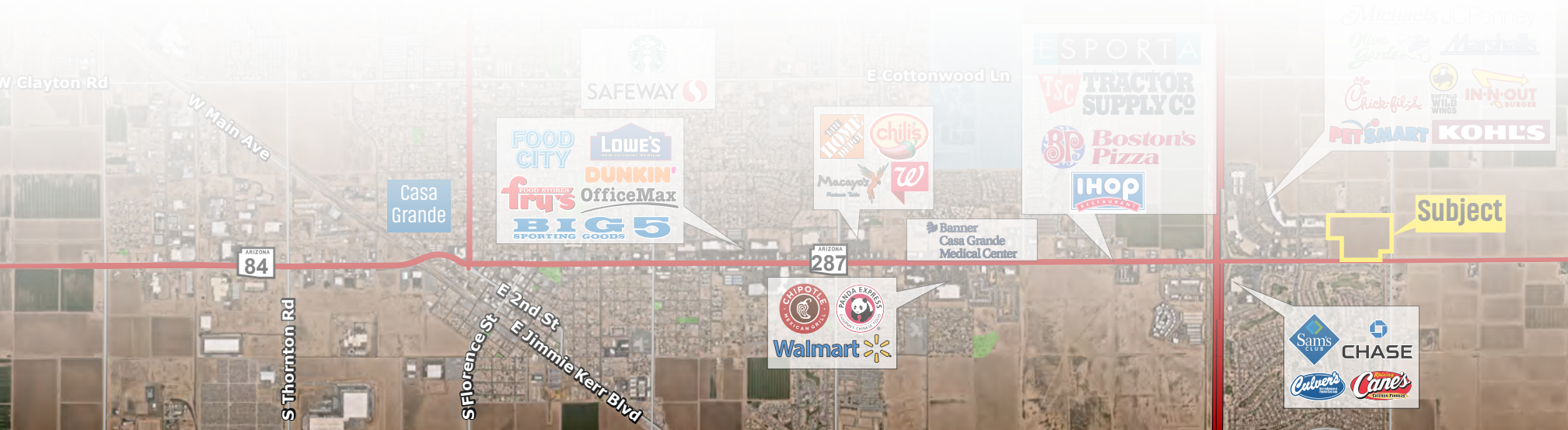


LOCATION	The Property is located at the northwest corner of Florence Boulevard & Hacienda Road in Casa Grande, Arizona.
SIZE	±46.26 Acres
PRICE	Submit
PARCEL	505-24-003F (por)
ZONING	PAD, City of Casa Grand Proposed Transitional Commercial per the Casa Grande Commons PAD. Click here for more information.
TAXES	\$2,444.92 (2024)
UTILITIES	Water - Arizona Water Company Sewer - City of Casa Grande Electric - ED2 Gas - Southwest Gas Corporation

TRAFFIC COUNTS	Florence Blvd: ±9,561 E/W VPD Hacienda Road: ±2,626 N/S VPD I-10: ±62,267 N/S VPD <i>Source: ADOT, 2024</i>
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DEMOGRAPHICS		1 Mile	3 Miles	5 Miles
	2023 Est. Population	±1,543	±13,406	±45,195
	2023 Avg. HH Income	\$98,890	\$91,787	\$86,741
	<i>Source: ESRI, 2024</i>			

DUE DILIGENCE	Click here to view the Due Diligence Documents
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SURROUNDING AMENITIES

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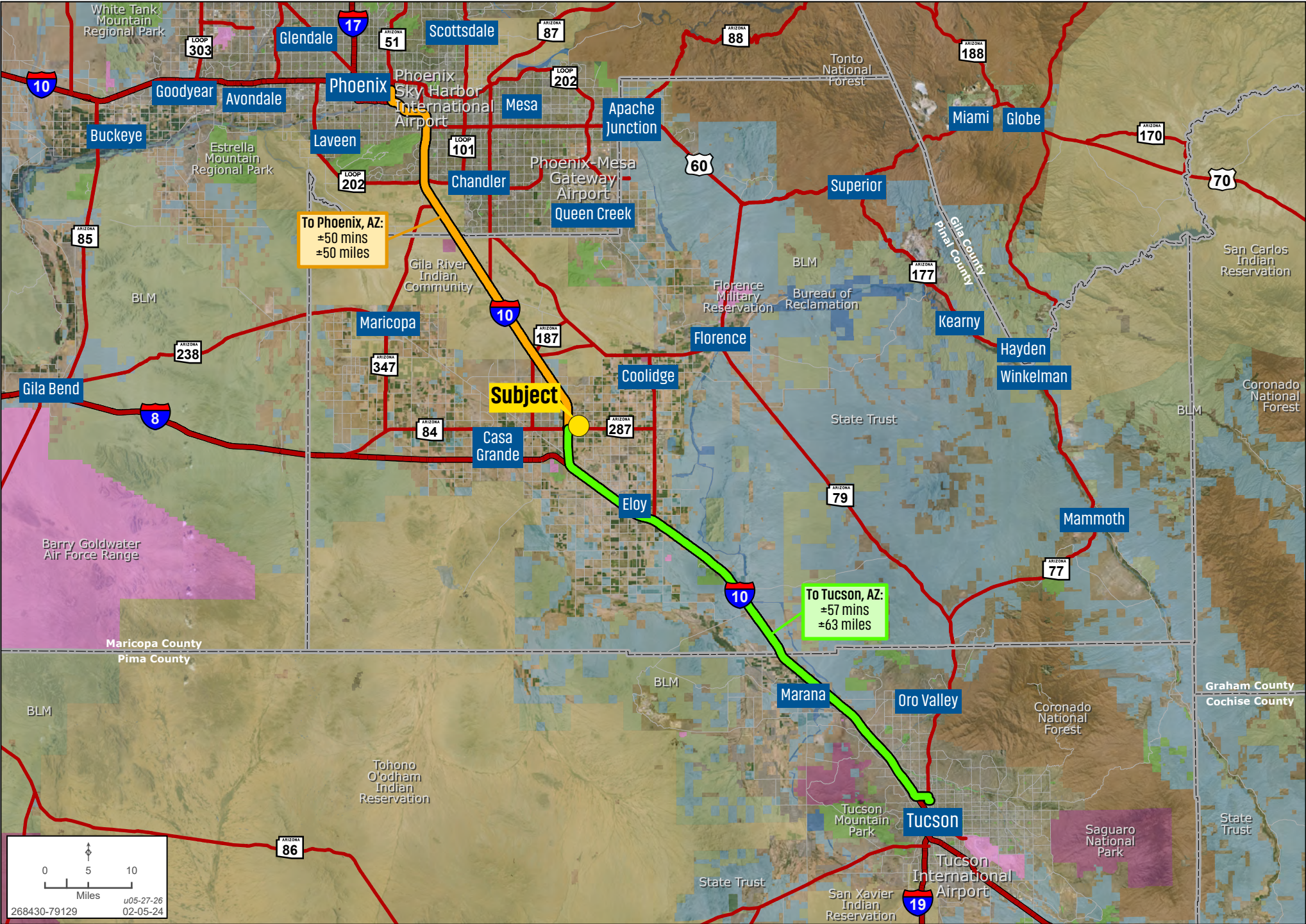
DETAIL

Kirk P. McCarville, CCIM | Trey Davis | 520.251.0348 | landadvisors.com



DISTANCES TO PHOENIX AND TUCSON

Kirk P. McCarville, CCIM | 520.251.0348 | Trey Davis | 602.363.3901 | Max Xander | 480.874.4326 | landadvisors.com



PINAL

MARKET INSIGHTS • 1Q26

PINAL



4.6%

Pinal County Unemployment Rate



-21.5%

YoY New Home Permits Down



-8.9%

YoY New Home Closings Down

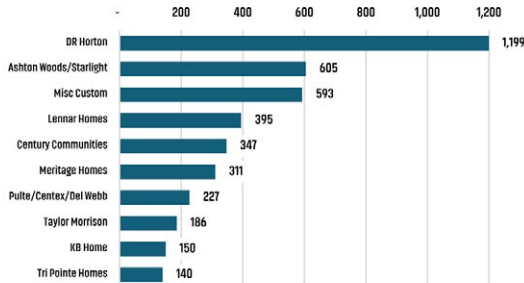


\$415,605

Median New Home Price

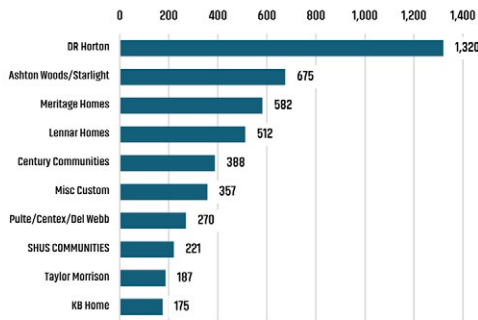
PINAL COUNTY HOUSING TRENDS

12 Month Homebuilder Ranking by Permits



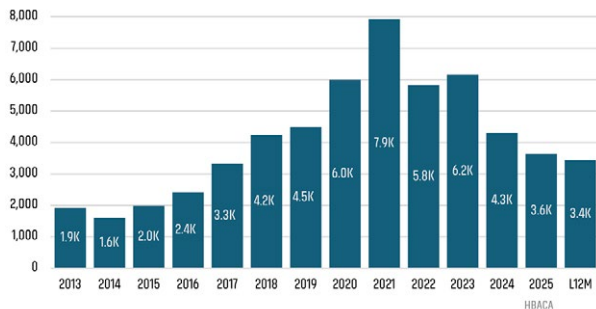
RL Brown

12 Month Homebuilder Ranking by Closings



RL Brown

Single Family Permits



HBACA

ANNUALIZED NEW HOME PERMITS¹



Mar 2025

4,386

Mar 2026

3,441

-21.5%

ANNUALIZED NEW HOME CLOSINGS²

-8.9%

Mar 2025

6,495

Mar 2026

5,916



MEDIAN NEW HOME PRICE²



Mar 2025

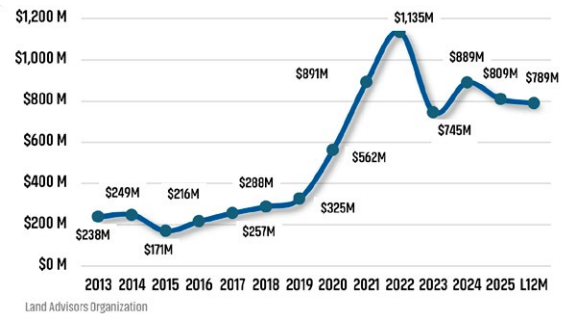
\$414,990

Mar 2026

\$415,605

0.1%

Pinal County Land Transactions Annual Volume



Land Advisors Organization

MLS RESALE STATISTICS³

ANNUALIZED SF CLOSED SALES

Mar 2025

8,400

▲ 4.5%

Mar 2026

8,781

AVG DAYS ON MARKET

Mar 2025

87 Days

▲ 5 Days

Mar 2026

92 Days

MEDIAN SALE PRICE

Mar 2025

\$381,060

▼ -5.6%

Mar 2026

\$359,900

MONTHS OF INVENTORY

Mar 2025

4.3 Mo

▼ -0.3 Mo

Mar 2026

4.0 Mo

ECONOMIC TRENDS⁴

UNEMPLOYMENT RATE

PINAL

Mar 2025	Mar 2026
4.3%	4.6%
▲ 0.3%	

ARIZONA

Mar 2025	Mar 2026
3.9%	4.4%
▲ 0.5%	



TOTAL NONFARM EMPLOYMENT (in thousands)

PINAL

Mar 2025	Mar 2026
80.0	80.8
▲ 1.1%	

ARIZONA

Mar 2025	Mar 2026
3,293	3,275
▼ -0.5%	



EMPLOYMENT CHANGE

PINAL

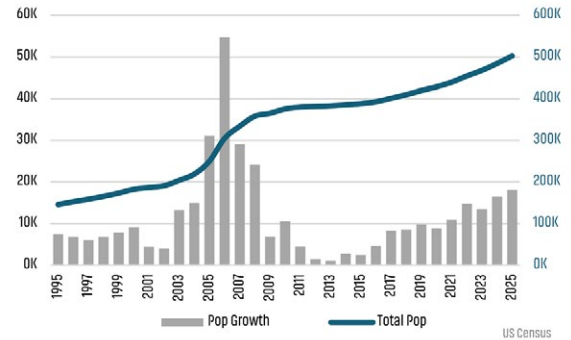
Annualized Employment Change*
-0.1%

ARIZONA

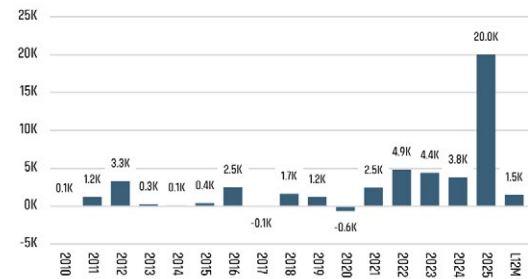
Annualized Employment Change*
-0.1%



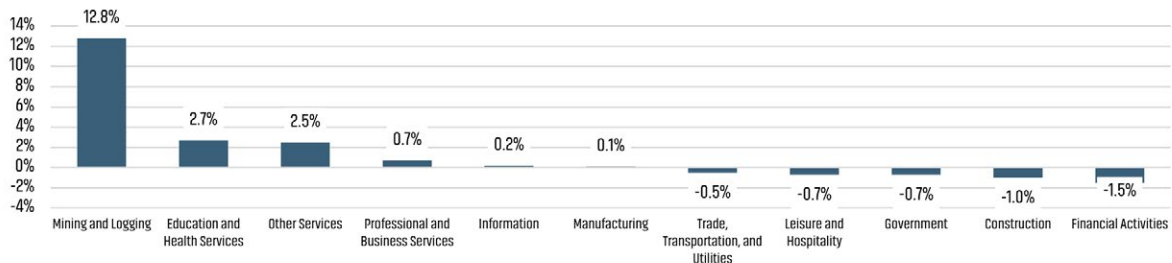
Population Growth & Total Population



Change In Employment



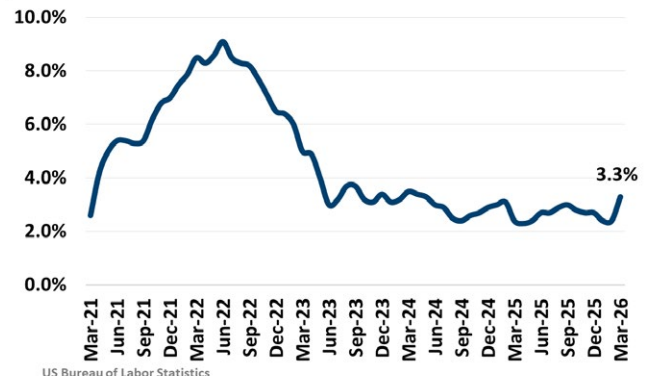
YOY Change in Employment By Sector



30 Year Fixed Mortgage Rate



US Inflation Rate



PINAL COUNTY HIGHLIGHTS | [CLICK THE LINKS BELOW FOR MORE INFORMATION](#)



New Jobs

Coming to
Pinal County



Labor

Report



Casa Grande

Incentive
Package



Pinal County

Incentive
Package



1Q26

Market
Insights



About

Land Advisors
Organization

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