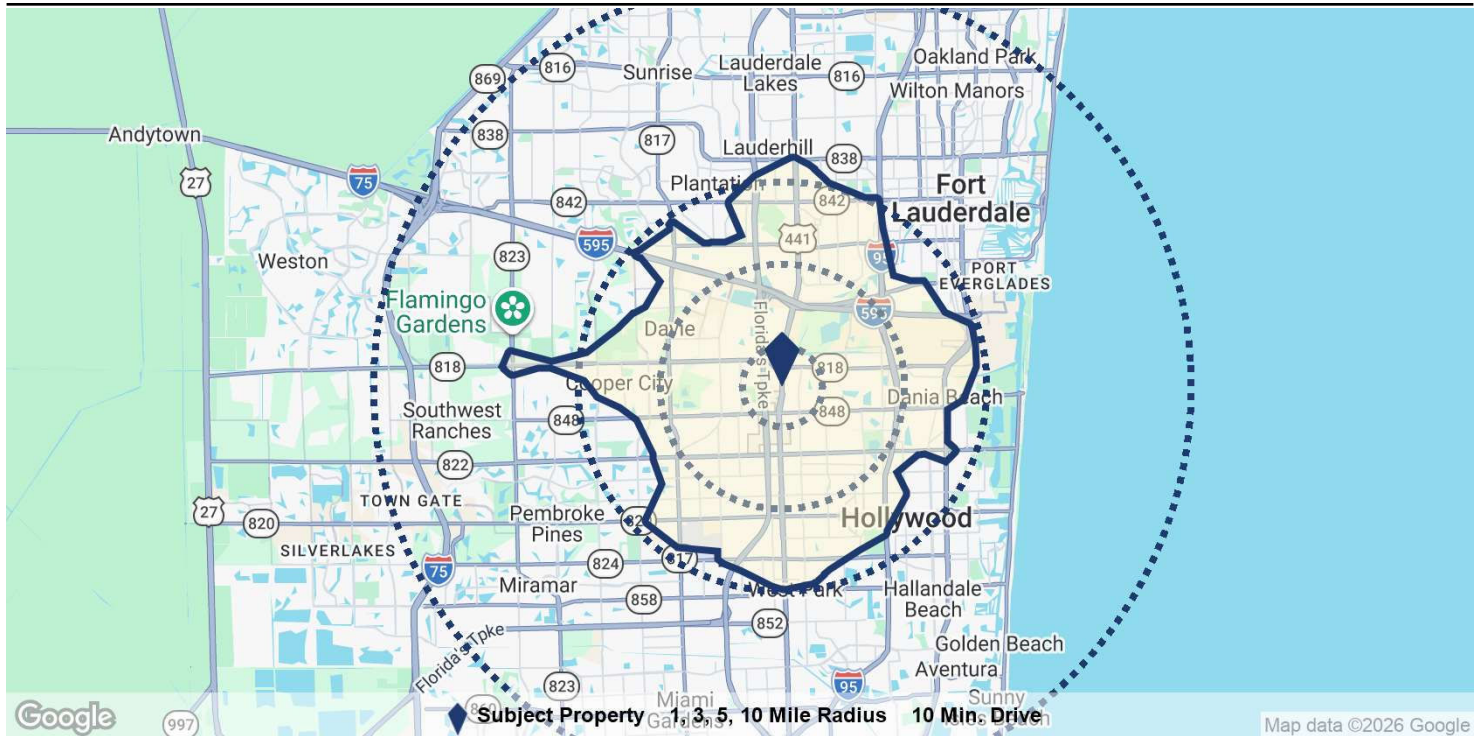


Subject Property

5220 S State Road 7 - Twin Shopping Center

DEMOGRAPHICS



Population	1 Mile	3 Miles	5 Miles	10 Miles	10 Min. Drive
Population	10,016	121,017	373,926	1,566,711	288,049
5 Yr Growth	4.0%	5.2%	5.5%	7.0%	5.6%
Median Age	38	39	40	42	39
5 Yr Forecast	39	40	41	43	40
White / Black / Hispanic	43% / 14% / 42%	41% / 13% / 45%	36% / 23% / 40%	32% / 32% / 36%	35% / 23% / 41%
5 Yr Forecast	43% / 14% / 42%	40% / 13% / 45%	36% / 23% / 40%	32% / 32% / 36%	34% / 24% / 41%
Employment	7,278	67,834	199,427	734,631	151,884
Buying Power	\$205.4M	\$3.2B	\$10.2B	\$43B	\$7.7B
5 Yr Growth	4.3%	5.6%	6.5%	8.2%	7.0%
College Graduates	22.0%	27.2%	27.6%	30.4%	33.6%
Household					
Households	3,585	43,861	138,167	604,156	103,206
5 Yr Growth	3.3%	4.8%	5.1%	7.1%	5.2%
Median Household Income	\$57,301	\$73,896	\$73,715	\$71,219	\$74,703
5 Yr Forecast	\$57,838	\$74,522	\$74,684	\$71,977	\$75,963
Average Household Income	\$82,325	\$99,358	\$98,092	\$97,527	\$98,377
5 Yr Forecast	\$83,757	\$100,955	\$99,772	\$98,885	\$100,087
% High Income (>\$75K)	38%	49%	49%	48%	50%
Housing					
Median Home Value	\$569,789	\$446,315	\$444,528	\$430,998	\$445,601
Median Year Built	1974	1975	1973	1978	1973
Owner / Renter Occupied	50% / 50%	57% / 43%	57% / 43%	58% / 42%	58% / 42%

Income & Spending Demographics

5220 S State Road 7 - Twin Shopping Center

	1 Mile		3 Miles		5 Miles		10 Min. Drive	
2025 Households by HH Income	3,585		43,861		138,166		103,206	
<\$25,000	937	26.14%	6,799	15.50%	21,410	15.50%	15,304	14.83%
\$25,000 - \$50,000	589	16.43%	8,338	19.01%	26,555	19.22%	19,659	19.05%
\$50,000 - \$75,000	688	19.19%	7,099	16.19%	22,280	16.13%	16,836	16.31%
\$75,000 - \$100,000	350	9.76%	5,508	12.56%	18,797	13.60%	14,304	13.86%
\$100,000 - \$125,000	329	9.18%	4,818	10.98%	14,608	10.57%	11,048	10.70%
\$125,000 - \$150,000	159	4.44%	3,038	6.93%	9,305	6.73%	7,240	7.02%
\$150,000 - \$200,000	246	6.86%	3,617	8.25%	11,247	8.14%	8,662	8.39%
\$200,000+	287	8.01%	4,644	10.59%	13,964	10.11%	10,152	9.84%
2025 Avg Household Income	\$82,325		\$99,358		\$98,092		\$98,377	
2025 Med Household Income	\$57,301		\$73,896		\$73,715		\$74,703	

	1 Mile		3 Miles		5 Miles		10 Min. Drive	
Total Specified Consumer Spending	\$98.4M		\$1.3B		\$4.2B		\$3.1B	
Total Apparel	\$5.8M	5.87%	\$74.7M	5.59%	\$229.9M	5.53%	\$175.9M	5.59%
Women's Apparel	\$2.1M	2.15%	\$28.3M	2.12%	\$87.9M	2.11%	\$66.9M	2.13%
Men's Apparel	\$1.2M	1.19%	\$15.3M	1.15%	\$47.4M	1.14%	\$36.2M	1.15%
Girl's Apparel	\$434.7K	0.44%	\$5.4M	0.40%	\$16.2M	0.39%	\$12.6M	0.40%
Boy's Apparel	\$338.4K	0.34%	\$4.1M	0.30%	\$12.1M	0.29%	\$9.4M	0.30%
Infant Apparel	\$297.9K	0.30%	\$3.7M	0.28%	\$11.4M	0.27%	\$8.7M	0.28%
Footwear	\$1.4M	1.44%	\$17.9M	1.34%	\$55M	1.32%	\$42.2M	1.34%

Total Entertainment & Hobbies	\$14.1M	14.29%	\$191M	14.30%	\$599.5M	14.41%	\$451.3M	14.35%
Entertainment	\$1.2M	1.25%	\$19.5M	1.46%	\$61M	1.47%	\$47.2M	1.50%
Audio & Visual Equipment/Service	\$3.5M	3.52%	\$45.8M	3.43%	\$144.3M	3.47%	\$108.5M	3.45%
Reading Materials	\$139.8K	0.14%	\$2.1M	0.16%	\$6.6M	0.16%	\$4.9M	0.15%
Pets, Toys, & Hobbies	\$2.2M	2.24%	\$30.2M	2.26%	\$92.7M	2.23%	\$69.5M	2.21%
Personal Items	\$7M	7.15%	\$93.3M	6.98%	\$294.8M	7.09%	\$221.3M	7.03%

Total Food and Alcohol	\$28.1M	28.55%	\$370.4M	27.73%	\$1.1B	27.42%	\$862.2M	27.41%
Food At Home	\$15.3M	15.57%	\$194.8M	14.58%	\$599.5M	14.41%	\$455.5M	14.48%
Food Away From Home	\$11.1M	11.25%	\$151.9M	11.37%	\$468.8M	11.27%	\$352.8M	11.21%
Alcoholic Beverages	\$1.7M	1.73%	\$23.7M	1.77%	\$72.3M	1.74%	\$53.9M	1.71%

Total Household	\$16.3M	16.53%	\$223.4M	16.72%	\$698.4M	16.79%	\$526M	16.72%
House Maintenance & Repair	\$3.4M	3.50%	\$47.8M	3.58%	\$151.4M	3.64%	\$114.4M	3.64%
Household Equip & Furnishings	\$6M	6.13%	\$83.2M	6.23%	\$258.5M	6.22%	\$194.8M	6.19%
Household Operations	\$4.9M	4.99%	\$66.5M	4.98%	\$207.4M	4.99%	\$156.3M	4.97%
Housing Costs	\$1.9M	1.90%	\$25.9M	1.94%	\$81M	1.95%	\$60.6M	1.93%

Income & Spending Demographics

5220 S State Road 7 - Twin Shopping Center

	1 Mile		3 Miles		5 Miles		10 Min. Drive	
Total Transportation/Maint.	\$23.5M	23.92%	\$330.4M	24.73%	\$1B	25.01%	\$791.6M	25.16%
Vehicle Purchases	\$10.6M	10.77%	\$156M	11.68%	\$494.3M	11.88%	\$378.8M	12.04%
Gasoline	\$7.1M	7.21%	\$93.1M	6.97%	\$290.9M	6.99%	\$221.3M	7.03%
Vehicle Expenses	\$527.6K	0.54%	\$7.8M	0.59%	\$24.4M	0.59%	\$18.1M	0.58%
Transportation	\$2.3M	2.38%	\$33.5M	2.51%	\$105M	2.52%	\$78.7M	2.50%
Automotive Repair & Maintenance	\$3M	3.03%	\$40M	2.99%	\$125.5M	3.02%	\$94.7M	3.01%
Total Health Care	\$4.8M	4.83%	\$63M	4.71%	\$195M	4.69%	\$145.5M	4.62%
Medical Services	\$2.7M	2.74%	\$35.7M	2.67%	\$109.8M	2.64%	\$82.1M	2.61%
Prescription Drugs	\$1.5M	1.56%	\$20.1M	1.50%	\$62.6M	1.51%	\$46.5M	1.48%
Medical Supplies	\$521.4K	0.53%	\$7.2M	0.54%	\$22.6M	0.54%	\$16.9M	0.54%
Total Education/Day Care	\$5.9M	6.02%	\$83.2M	6.22%	\$256M	6.16%	\$193.4M	6.15%
Education	\$3.7M	3.81%	\$52.9M	3.96%	\$162.7M	3.91%	\$123.3M	3.92%
Fees & Admissions	\$2.2M	2.21%	\$30.3M	2.27%	\$93.3M	2.24%	\$70.1M	2.23%