

Demographic Summary Report

McNab Commons

7310 W McNab Rd, Tamarac, FL 33321

Building Type: **Class C Office**
 Class: **C**
 RBA: **13,914 SF**
 Typical Floor: **6,957 SF**

Total Available: **975 SF**
 % Leased: **92.99%**
 Rent/SF/Yr: **\$15.38**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2028 Projection	24,595		192,980		458,775	
2023 Estimate	24,485		194,207		461,516	
2010 Census	20,539		174,757		414,337	
Growth 2023 - 2028	0.45%		-0.63%		-0.59%	
Growth 2010 - 2023	19.21%		11.13%		11.39%	
2023 Population by Hispanic Origin	8,985		60,156		125,726	
2023 Population	24,485		194,207		461,516	
White	13,604	55.56%	102,599	52.83%	227,843	49.37%
Black	9,418	38.46%	78,539	40.44%	202,948	43.97%
Am. Indian & Alaskan	88	0.36%	750	0.39%	1,844	0.40%
Asian	719	2.94%	7,176	3.70%	16,796	3.64%
Hawaiian & Pacific Island	29	0.12%	257	0.13%	601	0.13%
Other	627	2.56%	4,888	2.52%	11,483	2.49%
U.S. Armed Forces	0		63		208	
Households						
2028 Projection	10,334		76,903		180,258	
2023 Estimate	10,298		77,355		181,294	
2010 Census	8,688		69,392		162,507	
Growth 2023 - 2028	0.35%		-0.58%		-0.57%	
Growth 2010 - 2023	18.53%		11.48%		11.56%	
Owner Occupied	7,267	70.57%	55,052	71.17%	121,495	67.02%
Renter Occupied	3,030	29.42%	22,303	28.83%	59,798	32.98%
2023 Households by HH Income	10,296		77,355		181,294	
Income: <\$25,000	2,408	23.39%	14,673	18.97%	38,487	21.23%
Income: \$25,000 - \$50,000	2,799	27.19%	19,726	25.50%	45,807	25.27%
Income: \$50,000 - \$75,000	2,108	20.47%	16,451	21.27%	36,606	20.19%
Income: \$75,000 - \$100,000	1,349	13.10%	9,092	11.75%	21,486	11.85%
Income: \$100,000 - \$125,000	584	5.67%	6,366	8.23%	14,055	7.75%
Income: \$125,000 - \$150,000	445	4.32%	4,411	5.70%	9,958	5.49%
Income: \$150,000 - \$200,000	346	3.36%	4,341	5.61%	8,635	4.76%
Income: \$200,000+	257	2.50%	2,295	2.97%	6,260	3.45%
2023 Avg Household Income	\$63,871		\$71,807		\$70,628	
2023 Med Household Income	\$49,151		\$56,130		\$54,090	