



Demographic and Income Comparison Profile

Park Plaza Shopping Center
916 N Western Ave
Rings: 1, 3, 5 mile radii

Prepared by First Washington Realty
Latitude: 33.75178
Longitude: -118.30893

	1 mile	3 miles	5 miles
Census 2010 Summary			
Population	26,008	135,051	290,631
Households	9,933	48,769	99,355
Families	6,857	33,047	71,350
Average Household Size	2.59	2.71	2.88
Owner Occupied Housing Units	7,143	24,476	55,164
Renter Occupied Housing Units	2,790	24,293	44,191
Median Age	43.1	37.8	37.8
2018 Summary			
Population	27,208	141,108	302,235
Households	10,268	50,335	102,217
Families	7,123	34,268	73,685
Average Household Size	2.62	2.74	2.91
Owner Occupied Housing Units	7,221	24,190	54,642
Renter Occupied Housing Units	3,047	26,146	47,574
Median Age	44.7	38.4	38.4
Median Household Income	\$93,494	\$68,619	\$73,476
Average Household Income	\$120,643	\$103,132	\$108,212
2023 Summary			
Population	27,835	144,743	310,169
Households	10,443	51,456	104,388
Families	7,270	35,130	75,458
Average Household Size	2.64	2.75	2.93
Owner Occupied Housing Units	7,611	25,888	58,435
Renter Occupied Housing Units	2,832	25,568	45,953
Median Age	45.0	39.1	39.3
Median Household Income	\$106,457	\$80,156	\$84,228
Average Household Income	\$141,326	\$120,137	\$125,655
Trends: 2018-2023 Annual Rate			
Population	0.46%	0.51%	0.52%
Households	0.34%	0.44%	0.42%
Families	0.41%	0.50%	0.48%
Owner Households	1.06%	1.37%	1.35%
Median Household Income	2.63%	3.16%	2.77%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



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2018 Households by Income	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
<\$15,000	506	4.9%	5,039	10.0%	9,017	8.8%
\$15,000 - \$24,999	673	6.6%	4,463	8.9%	8,478	8.3%
\$25,000 - \$34,999	578	5.6%	4,077	8.1%	7,975	7.8%
\$35,000 - \$49,999	785	7.6%	5,337	10.6%	10,614	10.4%
\$50,000 - \$74,999	1,481	14.4%	7,772	15.4%	15,722	15.4%
\$75,000 - \$99,999	1,409	13.7%	5,949	11.8%	12,458	12.2%
\$100,000 - \$149,999	2,217	21.6%	8,007	15.9%	16,978	16.6%
\$150,000 - \$199,999	1,262	12.3%	3,867	7.7%	8,422	8.2%
\$200,000+	1,357	13.2%	5,824	11.6%	12,553	12.3%
Median Household Income	\$93,494		\$68,619		\$73,476	
Average Household Income	\$120,643		\$103,132		\$108,212	
Per Capita Income	\$46,109		\$37,577		\$37,041	

2023 Households by Income	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
<\$15,000	393	3.8%	4,319	8.4%	7,638	7.3%
\$15,000 - \$24,999	523	5.0%	3,797	7.4%	7,139	6.8%
\$25,000 - \$34,999	487	4.7%	3,586	7.0%	6,917	6.6%
\$35,000 - \$49,999	683	6.5%	4,948	9.6%	9,868	9.5%
\$50,000 - \$74,999	1,327	12.7%	7,533	14.6%	15,163	14.5%
\$75,000 - \$99,999	1,349	12.9%	6,080	11.8%	12,624	12.1%
\$100,000 - \$149,999	2,390	22.9%	9,014	17.5%	18,969	18.2%
\$150,000 - \$199,999	1,477	14.1%	4,598	8.9%	9,927	9.5%
\$200,000+	1,813	17.4%	7,580	14.7%	16,145	15.5%
Median Household Income	\$106,457		\$80,156		\$84,228	
Average Household Income	\$141,326		\$120,137		\$125,655	
Per Capita Income	\$53,619		\$43,497		\$42,713	

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



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2010 Population by Age	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
Age 0 - 4	1,403	5.4%	9,002	6.7%	18,752	6.5%
Age 5 - 9	1,465	5.6%	9,056	6.7%	19,703	6.8%
Age 10 - 14	1,619	6.2%	9,128	6.8%	20,697	7.1%
Age 15 - 19	1,692	6.5%	9,678	7.2%	21,674	7.5%
Age 20 - 24	1,331	5.1%	8,349	6.2%	18,288	6.3%
Age 25 - 34	2,677	10.3%	17,145	12.7%	35,372	12.2%
Age 35 - 44	3,553	13.7%	18,878	14.0%	40,260	13.9%
Age 45 - 54	4,043	15.5%	19,983	14.8%	43,659	15.0%
Age 55 - 64	3,500	13.5%	15,552	11.5%	32,958	11.3%
Age 65 - 74	2,379	9.1%	9,458	7.0%	20,617	7.1%
Age 75 - 84	1,598	6.1%	6,160	4.6%	13,259	4.6%
Age 85+	749	2.9%	2,663	2.0%	5,393	1.9%

2018 Population by Age	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
Age 0 - 4	1,340	4.9%	8,817	6.2%	18,387	6.1%
Age 5 - 9	1,458	5.4%	8,906	6.3%	18,866	6.2%
Age 10 - 14	1,615	5.9%	9,212	6.5%	20,099	6.7%
Age 15 - 19	1,559	5.7%	9,034	6.4%	20,011	6.6%
Age 20 - 24	1,512	5.6%	9,427	6.7%	20,239	6.7%
Age 25 - 34	3,079	11.3%	18,988	13.5%	40,456	13.4%
Age 35 - 44	3,133	11.5%	17,731	12.6%	37,038	12.3%
Age 45 - 54	3,811	14.0%	18,547	13.1%	39,843	13.2%
Age 55 - 64	3,865	14.2%	17,823	12.6%	38,575	12.8%
Age 65 - 74	3,039	11.2%	12,601	8.9%	27,110	9.0%
Age 75 - 84	1,871	6.9%	6,850	4.9%	14,976	5.0%
Age 85+	926	3.4%	3,171	2.2%	6,636	2.2%

2023 Population by Age	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
Age 0 - 4	1,366	4.9%	9,085	6.3%	19,010	6.1%
Age 5 - 9	1,408	5.1%	8,697	6.0%	18,536	6.0%
Age 10 - 14	1,534	5.5%	8,896	6.1%	19,378	6.2%
Age 15 - 19	1,503	5.4%	8,685	6.0%	18,945	6.1%
Age 20 - 24	1,373	4.9%	8,789	6.1%	18,777	6.1%
Age 25 - 34	3,429	12.3%	20,384	14.1%	42,890	13.8%
Age 35 - 44	3,304	11.9%	18,946	13.1%	40,418	13.0%
Age 45 - 54	3,528	12.7%	17,625	12.2%	37,804	12.2%
Age 55 - 64	3,935	14.1%	17,896	12.4%	38,793	12.5%
Age 65 - 74	3,304	11.9%	14,251	9.8%	30,854	9.9%
Age 75 - 84	2,153	7.7%	8,177	5.6%	17,650	5.7%
Age 85+	996	3.6%	3,310	2.3%	7,116	2.3%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.



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2010 Race and Ethnicity	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
White Alone	17,599	67.7%	80,946	59.9%	154,756	53.2%
Black Alone	1,308	5.0%	8,134	6.0%	15,406	5.3%
American Indian Alone	195	0.7%	1,198	0.9%	2,291	0.8%
Asian Alone	2,700	10.4%	10,992	8.1%	43,935	15.1%
Pacific Islander Alone	54	0.2%	689	0.5%	2,146	0.7%
Some Other Race Alone	2,645	10.2%	25,105	18.6%	56,026	19.3%
Two or More Races	1,506	5.8%	7,986	5.9%	16,071	5.5%
Hispanic Origin (Any Race)	8,650	33.3%	61,012	45.2%	129,307	44.5%

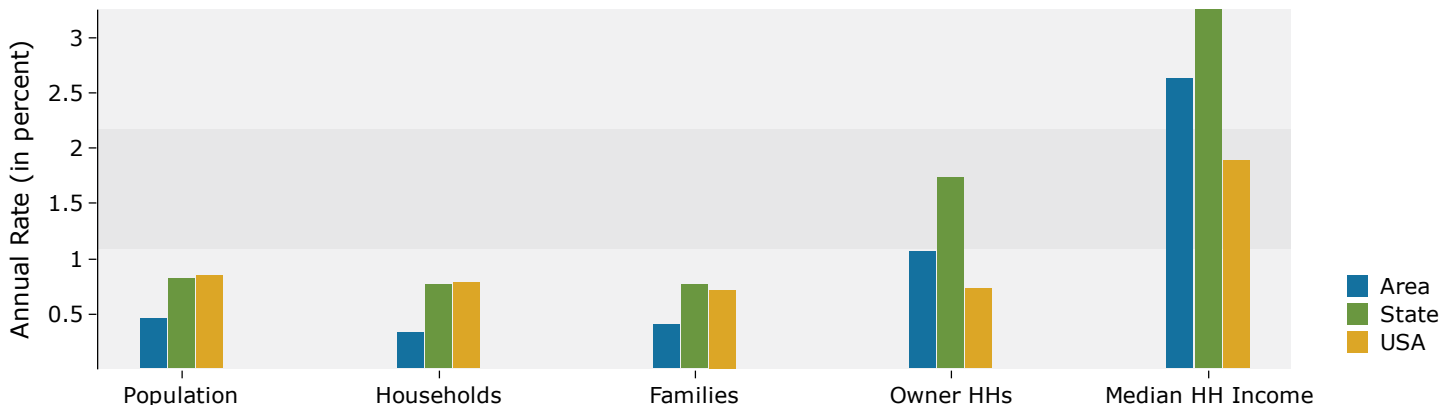
2018 Race and Ethnicity	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
White Alone	17,709	65.1%	81,618	57.8%	154,482	51.1%
Black Alone	1,318	4.8%	8,142	5.8%	15,197	5.0%
American Indian Alone	203	0.7%	1,227	0.9%	2,307	0.8%
Asian Alone	3,153	11.6%	12,756	9.0%	49,898	16.5%
Pacific Islander Alone	58	0.2%	741	0.5%	2,227	0.7%
Some Other Race Alone	2,998	11.0%	27,501	19.5%	60,040	19.9%
Two or More Races	1,769	6.5%	9,125	6.5%	18,083	6.0%
Hispanic Origin (Any Race)	9,759	35.9%	66,877	47.4%	138,713	45.9%

2023 Race and Ethnicity	1 mile		3 miles		5 miles	
	Number	Percent	Number	Percent	Number	Percent
White Alone	17,727	63.7%	82,257	56.8%	155,111	50.0%
Black Alone	1,300	4.7%	8,059	5.6%	14,931	4.8%
American Indian Alone	206	0.7%	1,228	0.8%	2,295	0.7%
Asian Alone	3,475	12.5%	14,138	9.8%	54,306	17.5%
Pacific Islander Alone	61	0.2%	752	0.5%	2,247	0.7%
Some Other Race Alone	3,168	11.4%	28,605	19.8%	62,192	20.1%
Two or More Races	1,899	6.8%	9,704	6.7%	19,088	6.2%
Hispanic Origin (Any Race)	10,501	37.7%	70,802	48.9%	145,894	47.0%

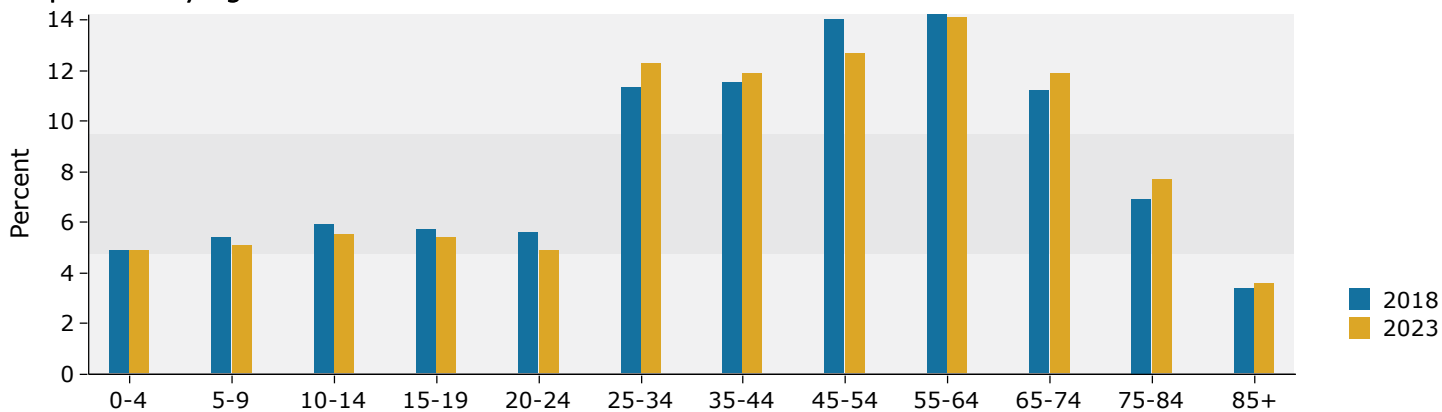
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

1 mile

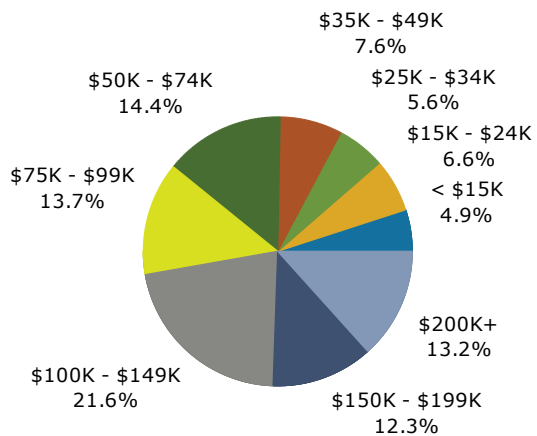
Trends 2018-2023



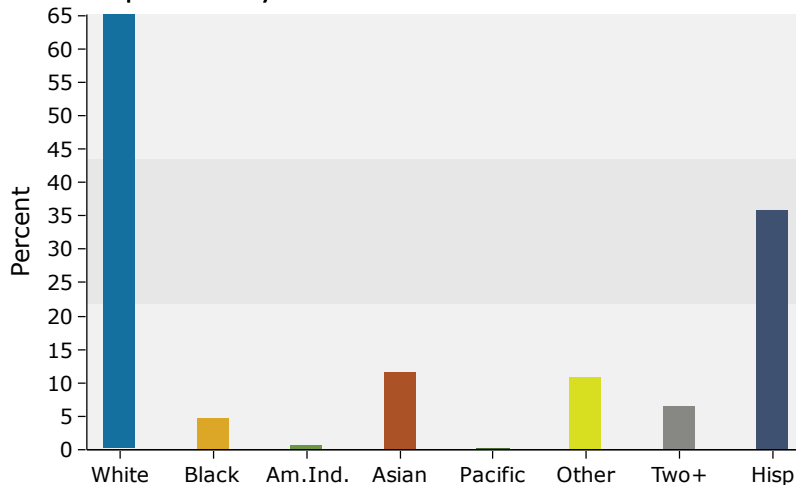
Population by Age



2018 Household Income



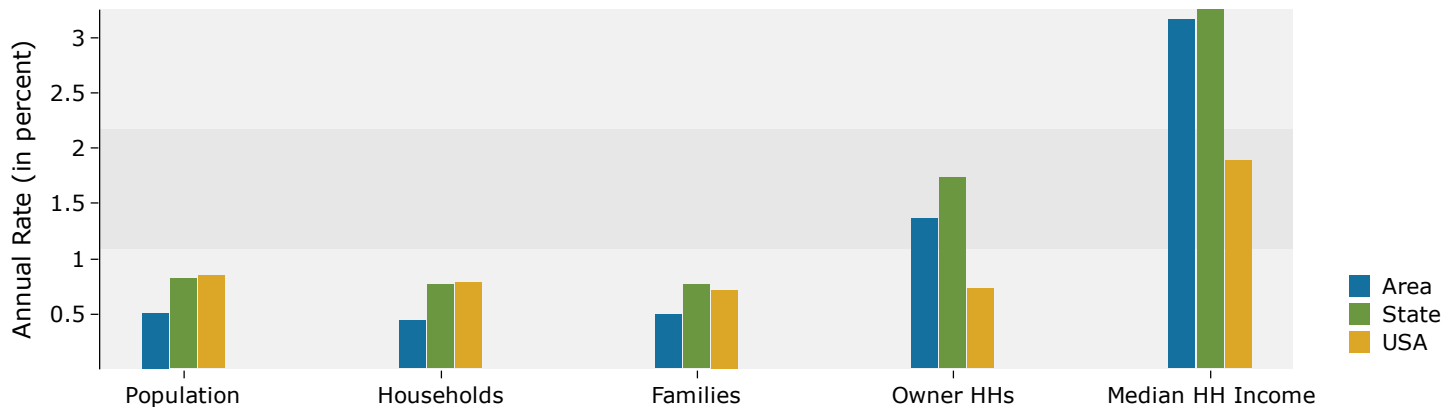
2018 Population by Race



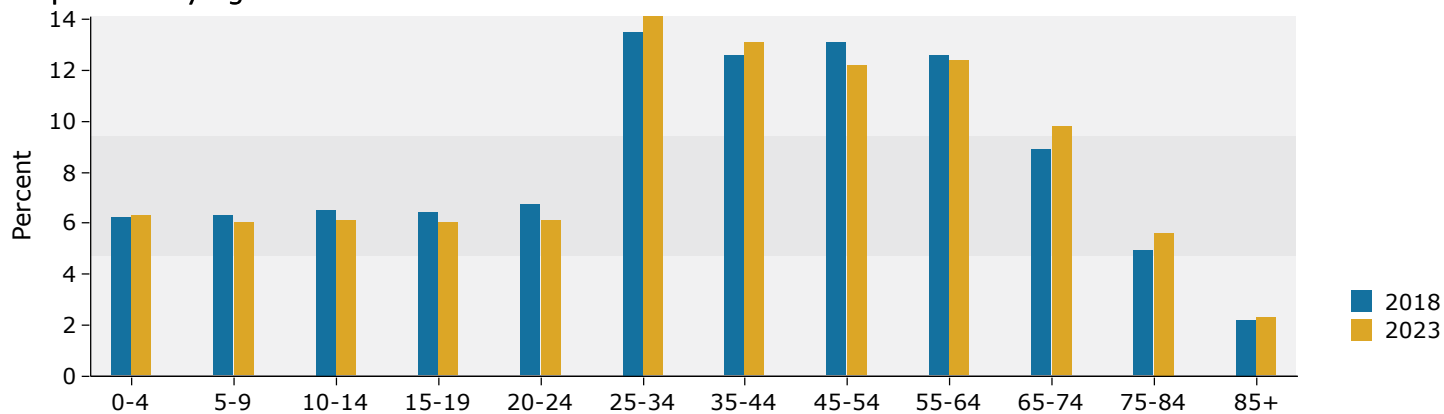
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

3 miles

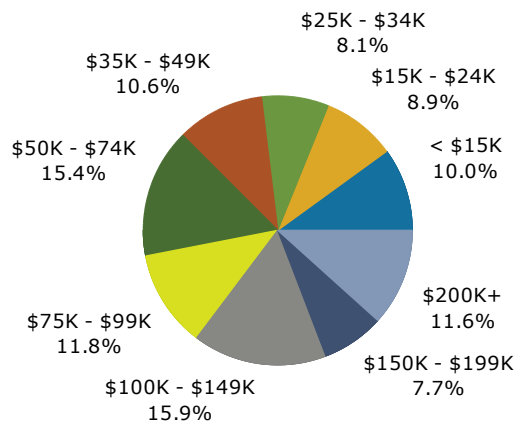
Trends 2018-2023



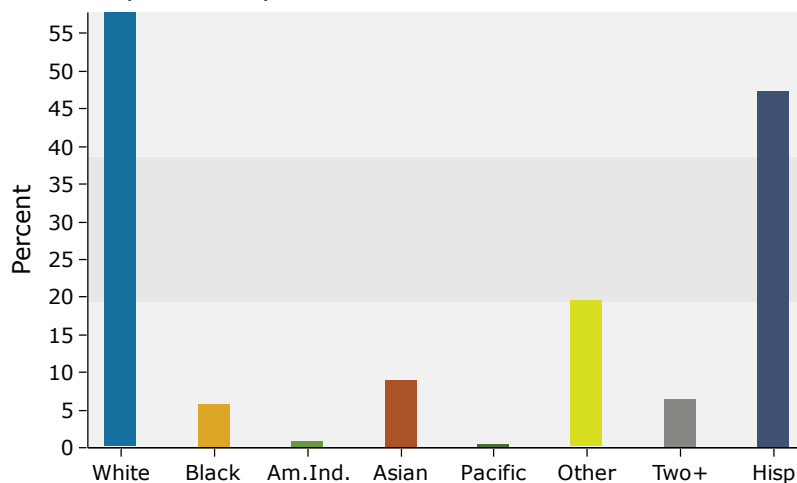
Population by Age



2018 Household Income



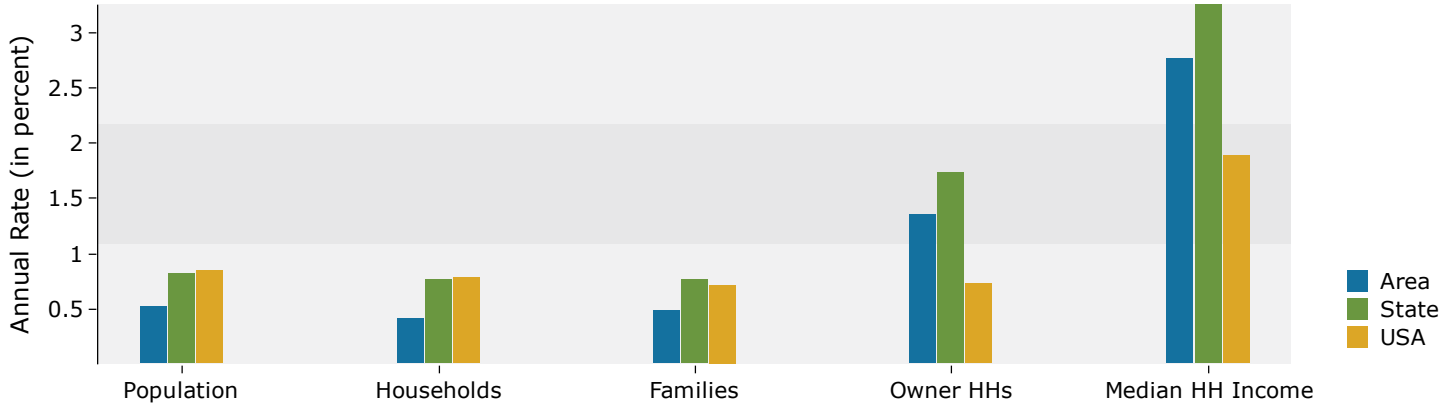
2018 Population by Race



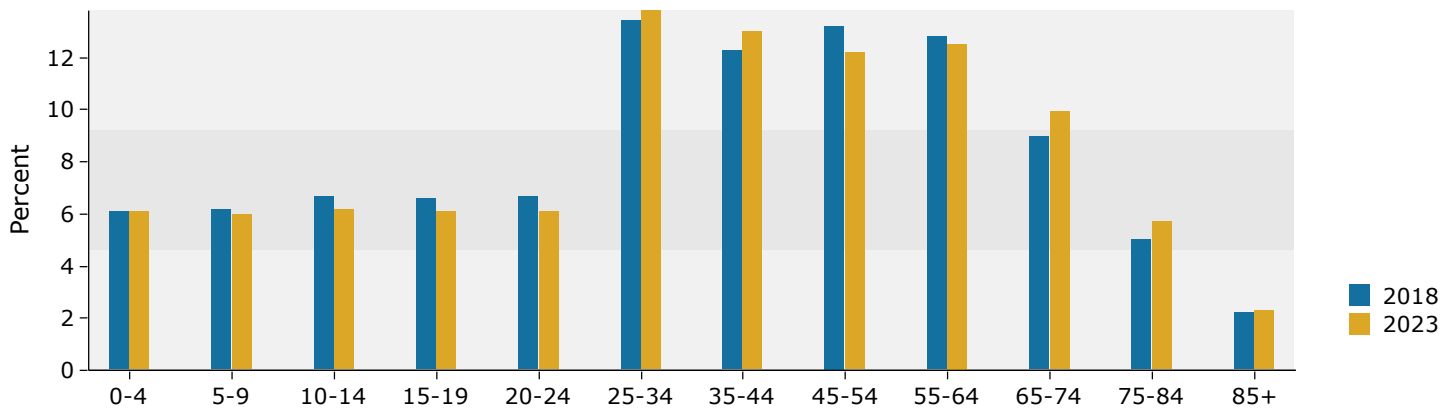
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

5 miles

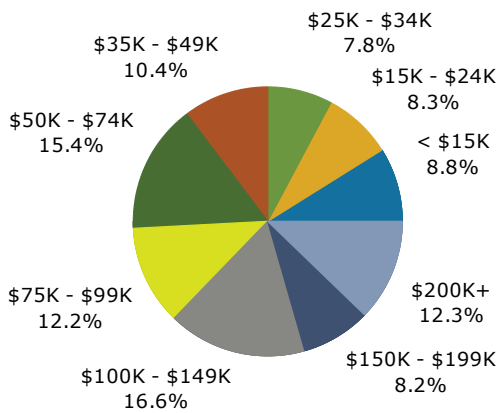
Trends 2018-2023



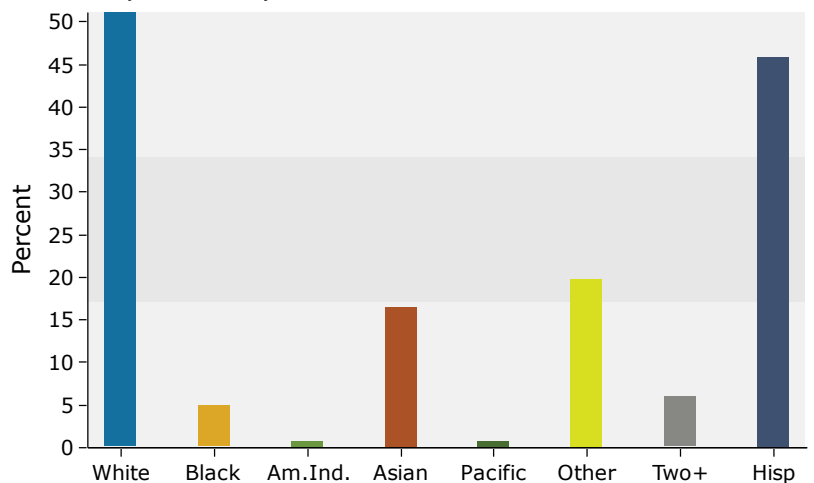
Population by Age



2018 Household Income



2018 Population by Race



Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.