

Demographic Detail Report

Bayway Shopping Center

1101-1211 W NASA Rd 1, Webster, TX 77598

Building Type: **General Retail**
 Secondary: -
 GLA: **132,513 SF**
 Year Built: **1979**

Total Available: **6,593 SF**
 % Leased: **95.02%**
 Rent/SF/Yr: **Negotiable**



Radius	1 Mile	3 Mile	5 Mile
Population			
2022 Projection	5,580	92,614	214,934
2017 Estimate	5,080	84,744	196,157
2010 Census	4,348	75,953	173,963
Growth 2017 - 2022	9.84%	9.29%	9.57%
Growth 2010 - 2017	16.84%	11.57%	12.76%
2017 Population by Age			
	5,080	84,744	196,157
Age 0 - 4	448 8.82%	6,267 7.40%	13,113 6.68%
Age 5 - 9	447 8.80%	6,010 7.09%	13,208 6.73%
Age 10 - 14	405 7.97%	5,614 6.62%	13,429 6.85%
Age 15 - 19	350 6.89%	5,173 6.10%	12,994 6.62%
Age 20 - 24	369 7.26%	5,488 6.48%	12,746 6.50%
Age 25 - 29	460 9.06%	6,785 8.01%	13,741 7.01%
Age 30 - 34	490 9.65%	7,260 8.57%	14,091 7.18%
Age 35 - 39	425 8.37%	6,648 7.84%	13,637 6.95%
Age 40 - 44	358 7.05%	6,071 7.16%	13,521 6.89%
Age 45 - 49	306 6.02%	5,593 6.60%	13,517 6.89%
Age 50 - 54	276 5.43%	5,453 6.43%	14,075 7.18%
Age 55 - 59	233 4.59%	5,146 6.07%	13,620 6.94%
Age 60 - 64	174 3.43%	4,279 5.05%	11,329 5.78%
Age 65 - 69	123 2.42%	3,259 3.85%	8,587 4.38%
Age 70 - 74	80 1.57%	2,244 2.65%	5,860 2.99%
Age 75 - 79	50 0.98%	1,476 1.74%	3,799 1.94%
Age 80 - 84	35 0.69%	973 1.15%	2,442 1.24%
Age 85+	52 1.02%	1,005 1.19%	2,452 1.25%
Age 65+	340 6.69%	8,957 10.57%	23,140 11.80%
Median Age	30.60	34.80	36.70
Average Age	31.60	35.60	36.90

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Radius	1 Mile	3 Mile	5 Mile
2017 Population By Race	5,080	84,744	196,157
White	3,613 71.12%	64,976 76.67%	156,702 79.89%
Black	970 19.09%	8,466 9.99%	14,603 7.44%
Am. Indian & Alaskan	50 0.98%	670 0.79%	1,255 0.64%
Asian	316 6.22%	8,339 9.84%	18,608 9.49%
Hawaiian & Pacific Island	7 0.14%	123 0.15%	231 0.12%
Other	123 2.42%	2,170 2.56%	4,759 2.43%
Population by Hispanic Origin	5,080	84,744	196,157
Non-Hispanic Origin	2,892 56.93%	63,598 75.05%	157,638 80.36%
Hispanic Origin	2,188 43.07%	21,146 24.95%	38,519 19.64%
2017 Median Age, Male	29.90	34.00	35.70
2017 Average Age, Male	30.50	34.70	36.10
2017 Median Age, Female	31.30	35.80	37.80
2017 Average Age, Female	32.50	36.50	37.70
2017 Population by Occupation Classification	3,710	65,822	153,818
Civilian Employed	2,752 74.18%	46,258 70.28%	105,378 68.51%
Civilian Unemployed	121 3.26%	2,030 3.08%	3,889 2.53%
Civilian Non-Labor Force	830 22.37%	17,388 26.42%	44,212 28.74%
Armed Forces	7 0.19%	146 0.22%	339 0.22%
Households by Marital Status			
Married	679	15,178	40,665
Married No Children	299	7,831	21,019
Married w/Children	379	7,347	19,646
2017 Population by Education	3,458	61,654	139,648
Some High School, No Diploma	493 14.26%	5,467 8.87%	9,053 6.48%
High School Grad (Incl Equivalency)	854 24.70%	11,634 18.87%	23,146 16.57%
Some College, No Degree	1,072 31.00%	20,167 32.71%	42,570 30.48%
Associate Degree	397 11.48%	5,462 8.86%	8,979 6.43%
Bachelor Degree	408 11.80%	13,070 21.20%	36,718 26.29%
Advanced Degree	234 6.77%	5,854 9.49%	19,182 13.74%

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Radius	1 Mile		3 Mile		5 Mile	
2017 Population by Occupation	4,771		84,825		197,067	
Real Estate & Finance	38	0.80%	2,363	2.79%	5,832	2.96%
Professional & Management	1,274	26.70%	24,621	29.03%	64,070	32.51%
Public Administration	172	3.61%	2,067	2.44%	5,308	2.69%
Education & Health	372	7.80%	10,391	12.25%	24,798	12.58%
Services	1,020	21.38%	8,926	10.52%	15,098	7.66%
Information	23	0.48%	626	0.74%	1,339	0.68%
Sales	325	6.81%	10,802	12.73%	23,845	12.10%
Transportation	61	1.28%	552	0.65%	1,382	0.70%
Retail	289	6.06%	5,534	6.52%	10,786	5.47%
Wholesale	8	0.17%	956	1.13%	2,576	1.31%
Manufacturing	185	3.88%	5,371	6.33%	14,278	7.25%
Production	197	4.13%	3,902	4.60%	8,334	4.23%
Construction	455	9.54%	3,370	3.97%	7,074	3.59%
Utilities	106	2.22%	2,201	2.59%	5,369	2.72%
Agriculture & Mining	13	0.27%	546	0.64%	1,923	0.98%
Farming, Fishing, Forestry	0	0.00%	40	0.05%	85	0.04%
Other Services	233	4.88%	2,557	3.01%	4,970	2.52%
2017 Worker Travel Time to Job	2,718		45,425		102,089	
<30 Minutes	1,572	57.84%	27,736	61.06%	58,900	57.69%
30-60 Minutes	866	31.86%	13,772	30.32%	32,974	32.30%
60+ Minutes	280	10.30%	3,917	8.62%	10,215	10.01%
2010 Households by HH Size	1,471		31,066		67,429	
1-Person Households	334	22.71%	9,886	31.82%	17,576	26.07%
2-Person Households	394	26.78%	9,339	30.06%	21,449	31.81%
3-Person Households	269	18.29%	4,942	15.91%	11,375	16.87%
4-Person Households	245	16.66%	4,065	13.09%	10,286	15.25%
5-Person Households	129	8.77%	1,796	5.78%	4,467	6.62%
6-Person Households	64	4.35%	674	2.17%	1,520	2.25%
7 or more Person Households	36	2.45%	364	1.17%	756	1.12%
2017 Average Household Size	2.90		2.40		2.60	
Households						
2022 Projection	1,851		37,529		83,208	
2017 Estimate	1,689		34,369		75,907	
2010 Census	1,471		31,065		67,429	
Growth 2017 - 2022	9.59%		9.19%		9.62%	
Growth 2010 - 2017	14.82%		10.64%		12.57%	

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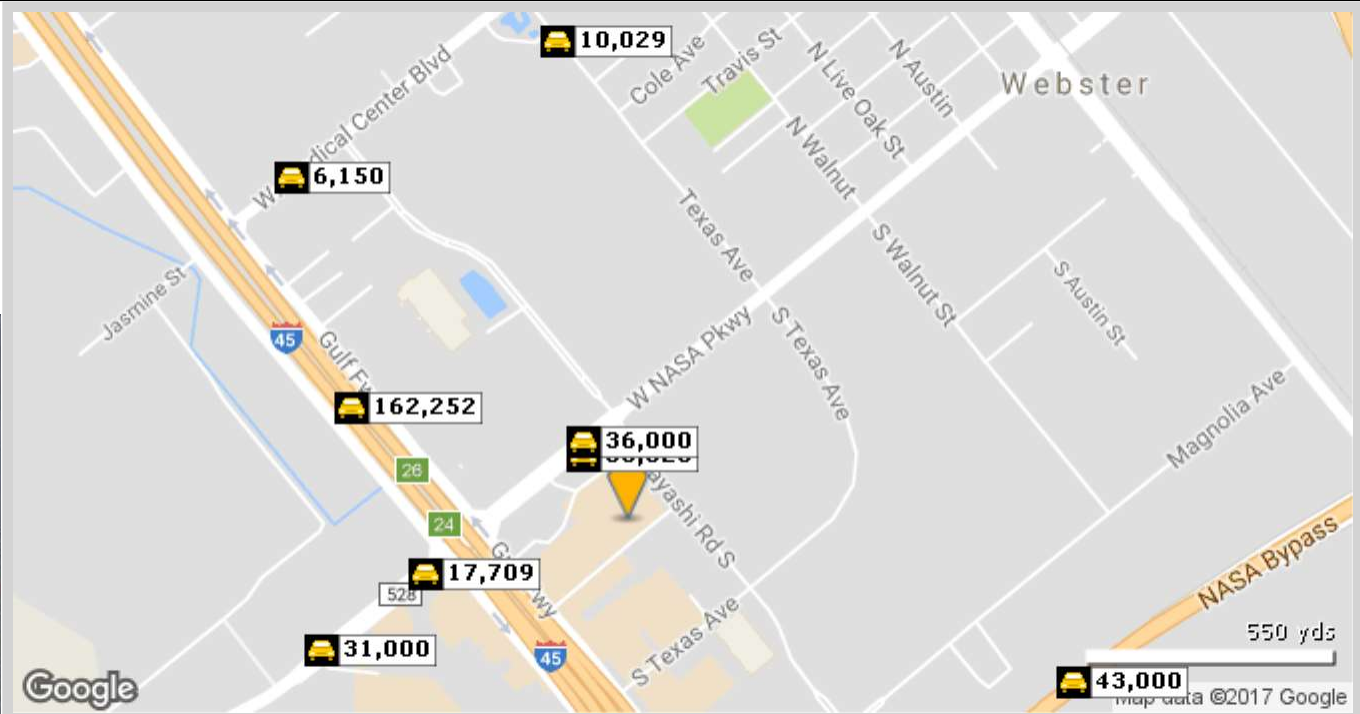
Radius	1 Mile	3 Mile	5 Mile
2017 Households by HH Income	1,689	34,369	75,908
<\$25,000	331 19.60%	4,931 14.35%	8,462 11.15%
\$25,000 - \$50,000	549 32.50%	8,297 24.14%	12,902 17.00%
\$50,000 - \$75,000	383 22.68%	6,306 18.35%	12,034 15.85%
\$75,000 - \$100,000	190 11.25%	4,607 13.40%	10,055 13.25%
\$100,000 - \$125,000	40 2.37%	3,112 9.05%	8,044 10.60%
\$125,000 - \$150,000	43 2.55%	2,256 6.56%	6,961 9.17%
\$150,000 - \$200,000	64 3.79%	2,739 7.97%	9,006 11.86%
\$200,000+	89 5.27%	2,121 6.17%	8,444 11.12%
2017 Avg Household Income	\$67,714	\$86,519	\$109,274
2017 Med Household Income	\$46,886	\$65,360	\$86,327
2017 Occupied Housing	1,689	34,369	75,907
Owner Occupied	467 27.65%	17,434 50.73%	48,527 63.93%
Renter Occupied	1,222 72.35%	16,935 49.27%	27,380 36.07%
2010 Housing Units	1,839	36,235	78,875
1 Unit	580 31.54%	18,807 51.90%	52,321 66.33%
2 - 4 Units	119 6.47%	1,756 4.85%	2,859 3.62%
5 - 19 Units	515 28.00%	9,325 25.73%	13,466 17.07%
20+ Units	625 33.99%	6,347 17.52%	10,229 12.97%
2017 Housing Value	467	17,434	48,527
<\$100,000	79 16.92%	1,846 10.59%	2,791 5.75%
\$100,000 - \$200,000	102 21.84%	10,071 57.77%	22,520 46.41%
\$200,000 - \$300,000	137 29.34%	3,221 18.48%	13,149 27.10%
\$300,000 - \$400,000	85 18.20%	1,175 6.74%	5,850 12.06%
\$400,000 - \$500,000	50 10.71%	385 2.21%	1,757 3.62%
\$500,000 - \$1,000,000	14 3.00%	370 2.12%	1,883 3.88%
\$1,000,000+	0 0.00%	366 2.10%	577 1.19%
2017 Median Home Value	\$238,321	\$168,225	\$195,348
2017 Housing Units by Yr Built	1,858	36,385	79,515
Built 2010+	189 10.17%	2,451 6.74%	6,875 8.65%
Built 2000 - 2010	614 33.05%	7,406 20.35%	17,609 22.15%
Built 1990 - 1999	89 4.79%	4,564 12.54%	14,894 18.73%
Built 1980 - 1989	107 5.76%	9,071 24.93%	18,073 22.73%
Built 1970 - 1979	588 31.65%	8,126 22.33%	14,423 18.14%
Built 1960 - 1969	170 9.15%	3,990 10.97%	6,240 7.85%
Built 1950 - 1959	54 2.91%	436 1.20%	800 1.01%
Built <1949	47 2.53%	341 0.94%	601 0.76%
2017 Median Year Built	1986	1985	1989

Traffic Count Report

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	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Nasa Rd 1	W Nasa Pkwy	0.01 NW	2014	38,620	MPSI	.10
2	W Nasa Pkwy	Nasa Rd 1	0.01 SW	2016	36,000	MPSI	.12
3	State Highway 1		0.00	2010	23,635	MPSI	.27
4	FM 528 Rd	Gulf Fwy	0.05 NE	2014	17,709	MPSI	.27
5	I- 45	Nasa Rd 1	0.22 SE	2016	162,252	MPSI	.38
6	FM 528 Rd	W Nasa Road 1	0.12 SW	2016	31,000	MPSI	.42
7	Nasa Byp		0.00	2016	43,000	MPSI	.61
8	Medical Center Blvd	M Kobayashi	0.08 NE	2010	6,626	MPSI	.62
9	W Jasmine Ave	Kobayashi Rd N	0.08 NE	2016	6,150	MPSI	.62
10	N Texas Ave	Packer Ct	0.07 SE	2010	10,029	MPSI	.63