
229 Market Ave

Demographic Detail Report

229 Market Ave, Boerne, TX 78006

Building Type: **Flex**
 RBA: **10,000 SF**
 Typical Floor: **6,200 SF**
 Total **1,550 SF**

Warehse Avail: **1,550 SF**
 Office Avail: **-**
 % Leased: **84.5%**
 Rent/SF/Yr: **Negotiable**



Radius	1 Mile	3 Mile	5 Mile
Population			
2026 Projection	2,208	22,056	34,933
2021 Estimate	1,889	18,749	29,549
2010 Census	1,374	12,380	18,047
Growth 2021 - 2026	16.89%	17.64%	18.22%
Growth 2010 - 2021	37.48%	51.45%	63.73%
2021 Population by Age			
	1,889	18,749	29,549
Age 0 - 4	100 5.29%	1,020 5.44%	1,533 5.19%
Age 5 - 9	129 6.83%	1,323 7.06%	2,034 6.88%
Age 10 - 14	140 7.41%	1,380 7.36%	2,206 7.47%
Age 15 - 19	131 6.93%	1,271 6.78%	2,100 7.11%
Age 20 - 24	94 4.98%	936 4.99%	1,530 5.18%
Age 25 - 29	88 4.66%	917 4.89%	1,410 4.77%
Age 30 - 34	107 5.66%	1,137 6.06%	1,649 5.58%
Age 35 - 39	137 7.25%	1,440 7.68%	2,081 7.04%
Age 40 - 44	134 7.09%	1,353 7.22%	2,043 6.91%
Age 45 - 49	131 6.93%	1,282 6.84%	2,034 6.88%
Age 50 - 54	116 6.14%	1,117 5.96%	1,815 6.14%
Age 55 - 59	129 6.83%	1,228 6.55%	2,010 6.80%
Age 60 - 64	117 6.19%	1,111 5.93%	1,834 6.21%
Age 65 - 69	100 5.29%	936 4.99%	1,562 5.29%
Age 70 - 74	87 4.61%	804 4.29%	1,338 4.53%
Age 75 - 79	65 3.44%	588 3.14%	959 3.25%
Age 80 - 84	42 2.22%	396 2.11%	634 2.15%
Age 85+	43 2.28%	512 2.73%	780 2.64%
Age 65+	337 17.84%	3,236 17.26%	5,273 17.84%
Median Age	40.70	39.80	40.60
Average Age	40.00	39.60	40.00

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Radius	1 Mile	3 Mile	5 Mile
2021 Population By Race	1,889	18,749	29,549
White	1,771 93.75%	17,699 94.40%	27,938 94.55%
Black	34 1.80%	288 1.54%	430 1.46%
Am. Indian & Alaskan	12 0.64%	116 0.62%	193 0.65%
Asian	34 1.80%	277 1.48%	449 1.52%
Hawaiian & Pacific Island	1 0.05%	25 0.13%	30 0.10%
Other	38 2.01%	344 1.83%	508 1.72%
Population by Hispanic Origin	1,889	18,749	29,549
Non-Hispanic Origin	1,483 78.51%	13,877 74.01%	22,013 74.50%
Hispanic Origin	406 21.49%	4,872 25.99%	7,536 25.50%
2021 Median Age, Male	39.10	38.50	39.30
2021 Average Age, Male	38.40	38.10	38.70
2021 Median Age, Female	42.40	41.20	41.80
2021 Average Age, Female	41.50	41.00	41.20
2021 Population by Occupation Classification	1,495	14,774	23,357
Civilian Employed	849 56.79%	8,319 56.31%	13,460 57.63%
Civilian Unemployed	38 2.54%	467 3.16%	634 2.71%
Civilian Non-Labor Force	608 40.67%	5,981 40.48%	9,255 39.62%
Armed Forces	0 0.00%	7 0.05%	8 0.03%
Households by Marital Status			
Married	401	3,738	6,366
Married No Children	232	2,156	3,660
Married w/Children	169	1,582	2,705
2021 Population by Education	1,372	13,590	21,217
Some High School, No Diploma	71 5.17%	967 7.12%	1,199 5.65%
High School Grad (Incl Equivalency)	267 19.46%	2,650 19.50%	4,077 19.22%
Some College, No Degree	488 35.57%	4,489 33.03%	6,477 30.53%
Associate Degree	76 5.54%	770 5.67%	1,070 5.04%
Bachelor Degree	343 25.00%	3,407 25.07%	5,927 27.94%
Advanced Degree	127 9.26%	1,307 9.62%	2,467 11.63%

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2021 Population by Occupation	1,564	15,235	24,859
Real Estate & Finance	76 4.86%	708 4.65%	1,341 5.39%
Professional & Management	499 31.91%	5,114 33.57%	8,420 33.87%
Public Administration	23 1.47%	270 1.77%	524 2.11%
Education & Health	199 12.72%	2,010 13.19%	3,264 13.13%
Services	125 7.99%	1,510 9.91%	2,191 8.81%
Information	10 0.64%	85 0.56%	124 0.50%
Sales	219 14.00%	1,837 12.06%	2,913 11.72%
Transportation	0 0.00%	0 0.00%	0 0.00%
Retail	134 8.57%	892 5.85%	1,461 5.88%
Wholesale	38 2.43%	236 1.55%	351 1.41%
Manufacturing	47 3.01%	300 1.97%	641 2.58%
Production	46 2.94%	299 1.96%	546 2.20%
Construction	56 3.58%	798 5.24%	1,126 4.53%
Utilities	25 1.60%	299 1.96%	420 1.69%
Agriculture & Mining	9 0.58%	208 1.37%	467 1.88%
Farming, Fishing, Forestry	0 0.00%	0 0.00%	6 0.02%
Other Services	58 3.71%	669 4.39%	1,064 4.28%
2021 Worker Travel Time to Job	776	7,615	12,409
<30 Minutes	439 56.57%	4,310 56.60%	6,910 55.69%
30-60 Minutes	274 35.31%	2,520 33.09%	4,390 35.38%
60+ Minutes	63 8.12%	785 10.31%	1,109 8.94%
2010 Households by HH Size	555	4,845	6,897
1-Person Households	156 28.11%	1,359 28.05%	1,754 25.43%
2-Person Households	193 34.77%	1,641 33.87%	2,420 35.09%
3-Person Households	81 14.59%	723 14.92%	1,031 14.95%
4-Person Households	73 13.15%	639 13.19%	959 13.90%
5-Person Households	34 6.13%	313 6.46%	465 6.74%
6-Person Households	11 1.98%	97 2.00%	152 2.20%
7 or more Person Households	7 1.26%	73 1.51%	116 1.68%
2021 Average Household Size	2.40	2.50	2.60
Households			
2026 Projection	880	8,336	12,830
2021 Estimate	758	7,140	10,935
2010 Census	554	4,843	6,897
Growth 2021 - 2026	16.09%	16.75%	17.33%
Growth 2010 - 2021	36.82%	47.43%	58.55%

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Radius	1 Mile	3 Mile	5 Mile
2021 Households by HH Income	758	7,141	10,935
<\$25,000	98 12.93%	872 12.21%	1,199 10.96%
\$25,000 - \$50,000	155 20.45%	1,540 21.57%	1,963 17.95%
\$50,000 - \$75,000	141 18.60%	1,328 18.60%	1,989 18.19%
\$75,000 - \$100,000	94 12.40%	954 13.36%	1,409 12.89%
\$100,000 - \$125,000	78 10.29%	603 8.44%	1,162 10.63%
\$125,000 - \$150,000	61 8.05%	632 8.85%	881 8.06%
\$150,000 - \$200,000	50 6.60%	510 7.14%	983 8.99%
\$200,000+	81 10.69%	702 9.83%	1,349 12.34%
2021 Avg Household Income	\$98,652	\$97,286	\$107,554
2021 Med Household Income	\$72,115	\$71,837	\$80,615
2021 Occupied Housing	758	7,141	10,935
Owner Occupied	457 60.29%	4,263 59.70%	7,343 67.15%
Renter Occupied	301 39.71%	2,878 40.30%	3,592 32.85%
2010 Housing Units	733	7,116	10,713
1 Unit	494 67.39%	5,011 70.42%	8,008 74.75%
2 - 4 Units	123 16.78%	809 11.37%	885 8.26%
5 - 19 Units	61 8.32%	883 12.41%	1,039 9.70%
20+ Units	55 7.50%	413 5.80%	781 7.29%
2021 Housing Value	456	4,263	7,344
<\$100,000	31 6.80%	172 4.03%	300 4.08%
\$100,000 - \$200,000	52 11.40%	468 10.98%	823 11.21%
\$200,000 - \$300,000	122 26.75%	1,375 32.25%	1,965 26.76%
\$300,000 - \$400,000	103 22.59%	951 22.31%	1,515 20.63%
\$400,000 - \$500,000	60 13.16%	534 12.53%	1,071 14.58%
\$500,000 - \$1,000,000	59 12.94%	509 11.94%	1,213 16.52%
\$1,000,000+	29 6.36%	254 5.96%	457 6.22%
2021 Median Home Value	\$322,330	\$312,250	\$338,547
2021 Housing Units by Yr Built	793	7,395	11,308
Built 2010+	176 22.19%	2,090 28.26%	3,819 33.77%
Built 2000 - 2010	312 39.34%	2,091 28.28%	2,783 24.61%
Built 1990 - 1999	150 18.92%	1,166 15.77%	1,843 16.30%
Built 1980 - 1989	68 8.58%	651 8.80%	953 8.43%
Built 1970 - 1979	46 5.80%	603 8.15%	851 7.53%
Built 1960 - 1969	18 2.27%	249 3.37%	345 3.05%
Built 1950 - 1959	4 0.50%	171 2.31%	213 1.88%
Built <1949	19 2.40%	374 5.06%	501 4.43%
2021 Median Year Built	2002	2002	2003