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# **5835 Rocky Point**

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# Demographic Detail Report

5835 Rocky Pt, San Antonio, TX 78249

Building Type: **Industrial**  
 RBA: **20,000 SF**  
 Land Area: **.62 AC**  
 Total **20,000 SF**

Warehse Avail: **20,000 SF**  
 Office Avail: **-**  
 % Leased: **0%**  
 Rent/SF/Yr: **Negotiable**



Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2026 Projection	11,389	129,539	323,780
2021 Estimate	10,905	123,048	307,597
2010 Census	9,384	99,633	249,338
Growth 2021 - 2026	4.44%	5.28%	5.26%
Growth 2010 - 2021	16.21%	23.50%	23.37%
<b>2021 Population by Age</b>			
	<b>10,905</b>	<b>123,048</b>	<b>307,597</b>
Age 0 - 4	771 7.07%	9,744 7.92%	22,763 7.40%
Age 5 - 9	738 6.77%	8,049 6.54%	20,345 6.61%
Age 10 - 14	685 6.28%	6,739 5.48%	18,345 5.96%
Age 15 - 19	649 5.95%	7,102 5.77%	18,224 5.92%
Age 20 - 24	708 6.49%	9,810 7.97%	21,814 7.09%
Age 25 - 29	911 8.35%	13,699 11.13%	29,180 9.49%
Age 30 - 34	946 8.67%	13,204 10.73%	29,154 9.48%
Age 35 - 39	903 8.28%	10,730 8.72%	25,574 8.31%
Age 40 - 44	777 7.13%	7,745 6.29%	20,143 6.55%
Age 45 - 49	738 6.77%	6,766 5.50%	18,604 6.05%
Age 50 - 54	642 5.89%	5,861 4.76%	16,386 5.33%
Age 55 - 59	635 5.82%	5,897 4.79%	16,534 5.38%
Age 60 - 64	562 5.15%	5,190 4.22%	14,598 4.75%
Age 65 - 69	464 4.25%	4,333 3.52%	12,276 3.99%
Age 70 - 74	344 3.15%	3,322 2.70%	9,545 3.10%
Age 75 - 79	207 1.90%	2,100 1.71%	6,156 2.00%
Age 80 - 84	125 1.15%	1,345 1.09%	3,976 1.29%
Age 85+	100 0.92%	1,412 1.15%	3,979 1.29%
Age 65+	1,240 11.37%	12,512 10.17%	35,932 11.68%
<b>Median Age</b>	<b>35.20</b>	<b>32.40</b>	<b>34.00</b>
<b>Average Age</b>	<b>36.00</b>	<b>34.30</b>	<b>35.60</b>

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Radius	1 Mile	3 Mile	5 Mile
<b>2021 Population By Race</b>	<b>10,905</b>	<b>123,048</b>	<b>307,597</b>
White	8,835 81.02%	97,095 78.91%	252,974 82.24%
Black	568 5.21%	9,106 7.40%	20,481 6.66%
Am. Indian & Alaskan	100 0.92%	1,172 0.95%	2,989 0.97%
Asian	1,097 10.06%	11,597 9.42%	21,879 7.11%
Hawaiian & Pacific Island	27 0.25%	283 0.23%	559 0.18%
Other	279 2.56%	3,795 3.08%	8,716 2.83%
<b>Population by Hispanic Origin</b>	<b>10,905</b>	<b>123,048</b>	<b>307,597</b>
Non-Hispanic Origin	5,649 51.80%	63,967 51.99%	155,024 50.40%
Hispanic Origin	5,256 48.20%	59,080 48.01%	152,572 49.60%
<b>2021 Median Age, Male</b>	<b>34.10</b>	<b>31.70</b>	<b>33.00</b>
<b>2021 Average Age, Male</b>	<b>35.00</b>	<b>33.20</b>	<b>34.50</b>
<b>2021 Median Age, Female</b>	<b>36.60</b>	<b>33.20</b>	<b>35.00</b>
<b>2021 Average Age, Female</b>	<b>37.10</b>	<b>35.40</b>	<b>36.70</b>
<b>2021 Population by Occupation Classification</b>	<b>8,583</b>	<b>97,090</b>	<b>242,483</b>
Civilian Employed	5,513 64.23%	62,571 64.45%	153,476 63.29%
Civilian Unemployed	582 6.78%	6,297 6.49%	12,459 5.14%
Civilian Non-Labor Force	2,458 28.64%	27,923 28.76%	75,513 31.14%
Armed Forces	30 0.35%	299 0.31%	1,035 0.43%
<b>Households by Marital Status</b>			
Married	1,991	18,025	50,073
Married No Children	1,085	10,310	28,208
Married w/Children	906	7,714	21,865
<b>2021 Population by Education</b>	<b>8,182</b>	<b>89,840</b>	<b>224,157</b>
Some High School, No Diploma	478 5.84%	4,748 5.28%	14,612 6.52%
High School Grad (Incl Equivalency)	1,203 14.70%	13,066 14.54%	36,446 16.26%
Some College, No Degree	2,527 30.88%	26,728 29.75%	65,815 29.36%
Associate Degree	827 10.11%	8,236 9.17%	18,050 8.05%
Bachelor Degree	1,798 21.98%	23,982 26.69%	55,145 24.60%
Advanced Degree	1,349 16.49%	13,080 14.56%	34,089 15.21%

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Radius	1 Mile		3 Mile		5 Mile	
<b>2021 Population by Occupation</b>	<b>10,061</b>		<b>115,613</b>		<b>284,233</b>	
Real Estate & Finance	710	7.06%	7,436	6.43%	18,076	6.36%
Professional & Management	3,276	32.56%	38,109	32.96%	91,784	32.29%
Public Administration	334	3.32%	2,051	1.77%	5,644	1.99%
Education & Health	1,430	14.21%	15,280	13.22%	39,113	13.76%
Services	1,053	10.47%	11,063	9.57%	26,115	9.19%
Information	61	0.61%	985	0.85%	2,807	0.99%
Sales	1,425	14.16%	15,196	13.14%	36,706	12.91%
Transportation	73	0.73%	1,285	1.11%	2,939	1.03%
Retail	597	5.93%	7,929	6.86%	17,871	6.29%
Wholesale	66	0.66%	1,178	1.02%	2,986	1.05%
Manufacturing	140	1.39%	2,284	1.98%	6,208	2.18%
Production	361	3.59%	4,564	3.95%	11,746	4.13%
Construction	156	1.55%	2,777	2.40%	7,992	2.81%
Utilities	149	1.48%	2,345	2.03%	5,445	1.92%
Agriculture & Mining	46	0.46%	557	0.48%	1,481	0.52%
Farming, Fishing, Forestry	0	0.00%	38	0.03%	421	0.15%
Other Services	184	1.83%	2,536	2.19%	6,899	2.43%
<b>2021 Worker Travel Time to Job</b>	<b>5,164</b>		<b>59,160</b>		<b>146,495</b>	
<30 Minutes	3,409	66.01%	42,868	72.46%	101,847	69.52%
30-60 Minutes	1,592	30.83%	13,797	23.32%	37,745	25.77%
60+ Minutes	163	3.16%	2,495	4.22%	6,903	4.71%
<b>2010 Households by HH Size</b>	<b>3,687</b>		<b>41,661</b>		<b>103,862</b>	
1-Person Households	927	25.14%	14,000	33.60%	33,565	32.32%
2-Person Households	1,223	33.17%	13,543	32.51%	33,440	32.20%
3-Person Households	663	17.98%	6,379	15.31%	16,115	15.52%
4-Person Households	533	14.46%	4,785	11.49%	12,629	12.16%
5-Person Households	229	6.21%	1,892	4.54%	5,225	5.03%
6-Person Households	75	2.03%	688	1.65%	1,874	1.80%
7 or more Person Households	37	1.00%	374	0.90%	1,014	0.98%
<b>2021 Average Household Size</b>	<b>2.50</b>		<b>2.30</b>		<b>2.30</b>	
<b>Households</b>						
2026 Projection	4,390		53,640		133,605	
2021 Estimate	4,218		51,056		127,180	
2010 Census	3,688		41,661		103,861	
Growth 2021 - 2026	4.08%		5.06%		5.05%	
Growth 2010 - 2021	14.37%		22.55%		22.45%	

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Radius	1 Mile		3 Mile		5 Mile	
<b>2021 Households by HH Income</b>	<b>4,217</b>		<b>51,056</b>		<b>127,179</b>	
<\$25,000	708	16.79%	9,257	18.13%	22,140	17.41%
\$25,000 - \$50,000	684	16.22%	11,078	21.70%	26,761	21.04%
\$50,000 - \$75,000	593	14.06%	10,078	19.74%	24,108	18.96%
\$75,000 - \$100,000	541	12.83%	7,031	13.77%	16,555	13.02%
\$100,000 - \$125,000	592	14.04%	5,054	9.90%	12,708	9.99%
\$125,000 - \$150,000	427	10.13%	2,961	5.80%	7,834	6.16%
\$150,000 - \$200,000	405	9.60%	3,100	6.07%	8,889	6.99%
\$200,000+	267	6.33%	2,497	4.89%	8,184	6.44%
<b>2021 Avg Household Income</b>	<b>\$94,712</b>		<b>\$79,919</b>		<b>\$85,366</b>	
<b>2021 Med Household Income</b>	<b>\$80,707</b>		<b>\$62,759</b>		<b>\$64,614</b>	
<b>2021 Occupied Housing</b>	<b>4,218</b>		<b>51,056</b>		<b>127,180</b>	
Owner Occupied	2,830	67.09%	21,183	41.49%	59,341	46.66%
Renter Occupied	1,388	32.91%	29,873	58.51%	67,839	53.34%
<b>2010 Housing Units</b>	<b>4,356</b>		<b>53,076</b>		<b>132,542</b>	
1 Unit	3,222	73.97%	23,825	44.89%	66,369	50.07%
2 - 4 Units	222	5.10%	3,009	5.67%	8,444	6.37%
5 - 19 Units	580	13.31%	14,987	28.24%	35,373	26.69%
20+ Units	332	7.62%	11,255	21.21%	22,356	16.87%
<b>2021 Housing Value</b>	<b>2,830</b>		<b>21,184</b>		<b>59,341</b>	
<\$100,000	24	0.85%	701	3.31%	1,729	2.91%
\$100,000 - \$200,000	773	27.31%	7,594	35.85%	18,354	30.93%
\$200,000 - \$300,000	1,805	63.78%	8,567	40.44%	23,032	38.81%
\$300,000 - \$400,000	176	6.22%	2,702	12.75%	9,294	15.66%
\$400,000 - \$500,000	4	0.14%	545	2.57%	3,143	5.30%
\$500,000 - \$1,000,000	47	1.66%	894	4.22%	3,281	5.53%
\$1,000,000+	1	0.04%	181	0.85%	508	0.86%
<b>2021 Median Home Value</b>	<b>\$234,238</b>		<b>\$226,812</b>		<b>\$241,626</b>	
<b>2021 Housing Units by Yr Built</b>	<b>4,358</b>		<b>53,316</b>		<b>133,273</b>	
Built 2010+	458	10.51%	8,309	15.58%	20,833	15.63%
Built 2000 - 2010	1,050	24.09%	12,316	23.10%	27,867	20.91%
Built 1990 - 1999	1,301	29.85%	11,733	22.01%	24,594	18.45%
Built 1980 - 1989	1,076	24.69%	12,075	22.65%	28,879	21.67%
Built 1970 - 1979	411	9.43%	6,750	12.66%	20,733	15.56%
Built 1960 - 1969	26	0.60%	1,551	2.91%	7,692	5.77%
Built 1950 - 1959	31	0.71%	383	0.72%	1,932	1.45%
Built <1949	5	0.11%	199	0.37%	743	0.56%
<b>2021 Median Year Built</b>	<b>1994</b>		<b>1994</b>		<b>1992</b>	