5323 Broadway

Demographic Detail Report

5321-5323 Broadway St, San Antonio, TX 78209

Building Type: **General Retail**
Secondary: **Storefront Retail/Office**
GLA: **3,939 SF**
Year Built: **1975**

Total Available: **0 SF**
% Leased: **100%**
Rent/SF/Yr: **-**

Radius	1 Mile		3 Mile		5 Mile	
Population						
2026 Projection	12,338		118,116		338,974	
2021 Estimate	11,668		111,898		323,213	
2010 Census	9,537		92,759		281,239	
Growth 2021 - 2026	5.74%		5.56%		4.88%	
Growth 2010 - 2021	22.34%		20.63%		14.92%	
2021 Population by Age	**11,668**		**111,898**		**323,213**	
Age 0 - 4	664	5.69%	7,175	6.41%	21,303	6.59%
Age 5 - 9	622	5.33%	6,766	6.05%	21,474	6.64%
Age 10 - 14	643	5.51%	6,451	5.77%	21,080	6.52%
Age 15 - 19	747	6.40%	6,695	5.98%	20,970	6.49%
Age 20 - 24	813	6.97%	7,707	6.89%	22,267	6.89%
Age 25 - 29	838	7.18%	9,335	8.34%	26,179	8.10%
Age 30 - 34	703	6.03%	8,917	7.97%	25,334	7.84%
Age 35 - 39	632	5.42%	8,069	7.21%	23,215	7.18%
Age 40 - 44	606	5.19%	6,845	6.12%	19,634	6.07%
Age 45 - 49	704	6.03%	6,805	6.08%	19,444	6.02%
Age 50 - 54	739	6.33%	6,394	5.71%	18,217	5.64%
Age 55 - 59	841	7.21%	6,821	6.10%	19,182	5.93%
Age 60 - 64	786	6.74%	6,278	5.61%	17,319	5.36%
Age 65 - 69	677	5.80%	5,393	4.82%	14,769	4.57%
Age 70 - 74	547	4.69%	4,286	3.83%	11,810	3.65%
Age 75 - 79	381	3.27%	2,916	2.61%	8,124	2.51%
Age 80 - 84	284	2.43%	2,113	1.89%	5,815	1.80%
Age 85+	443	3.80%	2,932	2.62%	7,077	2.19%
Age 65+	2,332	19.99%	17,640	15.76%	47,595	14.73%
Median Age	**41.40**		**36.80**		**35.60**	
Average Age	**41.40**		**38.50**		**37.40**	

© 2022 CoStar Group - Licensed to Valcor Commercial Real Estate - 1229788.

Demographic Detail Report

5321-5323 Broadway St, San Antonio, TX 78209

Radius	1 Mile		3 Mile		5 Mile	
2021 Population By Race	**11,668**		**111,898**		**323,213**	
White	11,043	94.64%	98,196	87.75%	271,061	83.86%
Black	156	1.34%	7,145	6.39%	34,399	10.64%
Am. Indian & Alaskan	54	0.46%	1,371	1.23%	4,818	1.49%
Asian	212	1.82%	2,541	2.27%	5,711	1.77%
Hawaiian & Pacific Island	11	0.09%	180	0.16%	581	0.18%
Other	193	1.65%	2,464	2.20%	6,643	2.06%
Population by Hispanic Origin	**11,668**		**111,898**		**323,213**	
Non-Hispanic Origin	9,253	79.30%	57,753	51.61%	119,888	37.09%
Hispanic Origin	2,416	20.71%	54,145	48.39%	203,325	62.91%
2021 Median Age, Male	**39.10**		**35.60**		**34.70**	
2021 Average Age, Male	**39.50**		**37.10**		**36.30**	
2021 Median Age, Female	**43.60**		**38.20**		**36.80**	
2021 Average Age, Female	**42.90**		**39.80**		**38.60**	
2021 Population by Occupation Classification	**9,589**		**90,160**		**255,149**	
Civilian Employed	5,995	62.52%	51,257	56.85%	140,699	55.14%
Civilian Unemployed	224	2.34%	2,573	2.85%	9,157	3.59%
Civilian Non-Labor Force	3,310	34.52%	32,227	35.74%	100,690	39.46%
Armed Forces	60	0.63%	4,103	4.55%	4,603	1.80%
Households by Marital Status						
Married	2,269		16,172		41,894	
Married No Children	1,288		9,266		24,010	
Married w/Children	981		6,906		17,884	
2021 Population by Education	**8,481**		**83,913**		**237,157**	
Some High School, No Diploma	291	3.43%	9,421	11.23%	46,426	19.58%
High School Grad (Incl Equivalency)	572	6.74%	13,084	15.59%	52,486	22.13%
Some College, No Degree	1,350	15.92%	19,727	23.51%	57,779	24.36%
Associate Degree	302	3.56%	6,809	8.11%	21,037	8.87%
Bachelor Degree	3,516	41.46%	20,407	24.32%	36,329	15.32%
Advanced Degree	2,450	28.89%	14,465	17.24%	23,100	9.74%

© 2022 CoStar Group - Licensed to Valcor Commercial Real Estate - 1229788.

Demographic Detail Report

5321-5323 Broadway St, San Antonio, TX 78209

Radius	1 Mile		3 Mile		5 Mile	
2021 Population by Occupation	**11,516**		**94,287**		**254,839**	
Real Estate & Finance	765	6.64%	3,891	4.13%	9,543	3.74%
Professional & Management	5,045	43.81%	32,135	34.08%	66,427	26.07%
Public Administration	302	2.62%	2,500	2.65%	5,262	2.06%
Education & Health	1,452	12.61%	12,100	12.83%	30,557	11.99%
Services	516	4.48%	9,682	10.27%	33,488	13.14%
Information	119	1.03%	1,204	1.28%	2,253	0.88%
Sales	1,367	11.87%	10,403	11.03%	30,566	11.99%
Transportation	3	0.03%	1,584	1.68%	7,038	2.76%
Retail	492	4.27%	5,011	5.31%	15,299	6.00%
Wholesale	294	2.55%	1,293	1.37%	3,483	1.37%
Manufacturing	204	1.77%	2,269	2.41%	6,966	2.73%
Production	78	0.68%	3,796	4.03%	14,929	5.86%
Construction	102	0.89%	3,084	3.27%	14,315	5.62%
Utilities	158	1.37%	1,800	1.91%	5,289	2.08%
Agriculture & Mining	177	1.54%	702	0.74%	1,640	0.64%
Farming, Fishing, Forestry	0	0.00%	26	0.03%	300	0.12%
Other Services	442	3.84%	2,807	2.98%	7,484	2.94%
2021 Worker Travel Time to Job	**5,520**		**52,174**		**139,363**	
<30 Minutes	4,768	86.38%	43,390	83.16%	106,275	76.26%
30-60 Minutes	541	9.80%	7,014	13.44%	26,947	19.34%
60+ Minutes	211	3.82%	1,770	3.39%	6,141	4.41%
2010 Households by HH Size	**3,832**		**36,600**		**106,009**	
1-Person Households	1,323	34.53%	13,550	37.02%	36,107	34.06%
2-Person Households	1,262	32.93%	11,123	30.39%	29,718	28.03%
3-Person Households	543	14.17%	4,839	13.22%	15,342	14.47%
4-Person Households	460	12.00%	3,881	10.60%	11,995	11.32%
5-Person Households	185	4.83%	1,917	5.24%	6,868	6.48%
6-Person Households	48	1.25%	768	2.10%	3,246	3.06%
7 or more Person Households	11	0.29%	522	1.43%	2,733	2.58%
2021 Average Household Size	**2.20**		**2.30**		**2.50**	
Households						
2026 Projection	4,826		46,106		126,360	
2021 Estimate	4,581		43,777		120,773	
2010 Census	3,832		36,601		106,009	
Growth 2021 - 2026	5.35%		5.32%		4.63%	
Growth 2010 - 2021	19.55%		19.61%		13.93%	

© 2022 CoStar Group - Licensed to Valcor Commercial Real Estate - 1229788.

Demographic Detail Report

5321-5323 Broadway St, San Antonio, TX 78209

Radius	1 Mile		3 Mile		5 Mile	
2021 Households by HH Income	**4,582**		**43,777**		**120,772**	
<$25,000	304	6.63%	8,560	19.55%	33,987	28.14%
$25,000 - $50,000	469	10.24%	9,170	20.95%	30,258	25.05%
$50,000 - $75,000	495	10.80%	7,770	17.75%	21,669	17.94%
$75,000 - $100,000	278	6.07%	4,585	10.47%	11,751	9.73%
$100,000 - $125,000	554	12.09%	3,097	7.07%	7,136	5.91%
$125,000 - $150,000	343	7.49%	2,231	5.10%	4,112	3.40%
$150,000 - $200,000	525	11.46%	3,090	7.06%	4,949	4.10%
$200,000+	1,614	35.22%	5,274	12.05%	6,910	5.72%
2021 Avg Household Income	**$169,729**		**$95,319**		**$68,851**	
2021 Med Household Income	**$138,921**		**$62,244**		**$46,334**	
2021 Occupied Housing	**4,582**		**43,777**		**120,773**	
Owner Occupied	3,152	68.79%	21,929	50.09%	57,465	47.58%
Renter Occupied	1,430	31.21%	21,848	49.91%	63,308	52.42%
2010 Housing Units	**4,873**		**46,661**		**128,300**	
1 Unit	3,338	68.50%	26,316	56.40%	75,320	58.71%
2 - 4 Units	425	8.72%	5,515	11.82%	13,149	10.25%
5 - 19 Units	820	16.83%	7,688	16.48%	22,555	17.58%
20+ Units	290	5.95%	7,142	15.31%	17,276	13.47%
2021 Housing Value	**3,151**		**21,929**		**57,466**	
<$100,000	56	1.78%	2,631	12.00%	16,196	28.18%
$100,000 - $200,000	80	2.54%	4,262	19.44%	17,885	31.12%
$200,000 - $300,000	179	5.68%	3,940	17.97%	7,942	13.82%
$300,000 - $400,000	376	11.93%	3,797	17.31%	5,840	10.16%
$400,000 - $500,000	572	18.15%	2,413	11.00%	3,535	6.15%
$500,000 - $1,000,000	1,358	43.10%	3,857	17.59%	4,819	8.39%
$1,000,000+	530	16.82%	1,029	4.69%	1,249	2.17%
2021 Median Home Value	**$615,059**		**$303,463**		**$170,097**	
2021 Housing Units by Yr Built	**4,939**		**46,899**		**129,518**	
Built 2010+	625	12.65%	5,521	11.77%	10,139	7.83%
Built 2000 - 2010	75	1.52%	1,681	3.58%	5,424	4.19%
Built 1990 - 1999	190	3.85%	2,804	5.98%	6,464	4.99%
Built 1980 - 1989	263	5.32%	3,417	7.29%	11,437	8.83%
Built 1970 - 1979	380	7.69%	4,443	9.47%	17,560	13.56%
Built 1960 - 1969	359	7.27%	6,604	14.08%	22,565	17.42%
Built 1950 - 1959	863	17.47%	9,446	20.14%	24,224	18.70%
Built <1949	2,184	44.22%	12,983	27.68%	31,705	24.48%
2021 Median Year Built	**1952**		**1961**		**1963**	

© 2022 CoStar Group - Licensed to Valcor Commercial Real Estate - 1229788.