De Zavala Crossing

Demographic Detail Report

DeZavala Crossing

4939 DeZavala Rd, San Antonio, TX 78249

Building Type: **Class C Office**
Class: **C**
RBA: **7,406 SF**
Typical Floor: **7,406 SF**

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

Radius	1 Mile		3 Mile		5 Mile	
Population						
2026 Projection	13,335		108,708		317,527	
2021 Estimate	12,487		102,264		299,481	
2010 Census	9,426		80,169		239,759	
Growth 2021 - 2026	6.79%		6.30%		6.03%	
Growth 2010 - 2021	32.47%		27.56%		24.91%	
2021 Population by Age	**12,487**		**102,264**		**299,481**	
Age 0 - 4	899	7.20%	7,719	7.55%	22,278	7.44%
Age 5 - 9	726	5.81%	6,416	6.27%	19,654	6.56%
Age 10 - 14	634	5.08%	5,439	5.32%	17,467	5.83%
Age 15 - 19	663	5.31%	5,833	5.70%	17,277	5.77%
Age 20 - 24	904	7.24%	7,977	7.80%	21,011	7.02%
Age 25 - 29	1,298	10.39%	10,973	10.73%	28,660	9.57%
Age 30 - 34	1,262	10.11%	10,445	10.21%	28,778	9.61%
Age 35 - 39	1,018	8.15%	8,489	8.30%	25,100	8.38%
Age 40 - 44	757	6.06%	6,197	6.06%	19,535	6.52%
Age 45 - 49	728	5.83%	5,500	5.38%	17,911	5.98%
Age 50 - 54	682	5.46%	4,902	4.79%	15,854	5.29%
Age 55 - 59	712	5.70%	5,131	5.02%	16,129	5.39%
Age 60 - 64	642	5.14%	4,736	4.63%	14,357	4.79%
Age 65 - 69	549	4.40%	4,178	4.09%	12,133	4.05%
Age 70 - 74	422	3.38%	3,361	3.29%	9,419	3.15%
Age 75 - 79	265	2.12%	2,197	2.15%	6,074	2.03%
Age 80 - 84	169	1.35%	1,411	1.38%	3,926	1.31%
Age 85+	156	1.25%	1,360	1.33%	3,918	1.31%
Age 65+	1,561	12.50%	12,507	12.23%	35,470	11.84%
Median Age	**34.40**		**33.20**		**34.10**	
Average Age	**36.60**		**35.60**		**35.80**	

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Radius	1 Mile		3 Mile		5 Mile	
2021 Population By Race	**12,487**		**102,264**		**299,481**	
White	10,316	82.61%	83,089	81.25%	246,424	82.28%
Black	723	5.79%	6,675	6.53%	19,988	6.67%
Am. Indian & Alaskan	100	0.80%	883	0.86%	2,800	0.93%
Asian	985	7.89%	8,436	8.25%	21,358	7.13%
Hawaiian & Pacific Island	19	0.15%	223	0.22%	502	0.17%
Other	344	2.75%	2,959	2.89%	8,409	2.81%
Population by Hispanic Origin	**12,487**		**102,264**		**299,481**	
Non-Hispanic Origin	6,986	55.95%	56,155	54.91%	157,425	52.57%
Hispanic Origin	5,501	44.05%	46,109	45.09%	142,056	47.43%
2021 Median Age, Male	**33.40**		**32.40**		**33.20**	
2021 Average Age, Male	**35.30**		**34.50**		**34.70**	
2021 Median Age, Female	**35.70**		**34.10**		**35.00**	
2021 Average Age, Female	**37.80**		**36.60**		**36.80**	
2021 Population by Occupation Classification	**10,095**		**81,518**		**236,618**	
Civilian Employed	6,852	67.88%	52,125	63.94%	153,487	64.87%
Civilian Unemployed	381	3.77%	3,714	4.56%	8,824	3.73%
Civilian Non-Labor Force	2,811	27.85%	25,465	31.24%	73,465	31.05%
Armed Forces	51	0.51%	214	0.26%	842	0.36%
Households by Marital Status						
Married	2,049		15,948		48,293	
Married No Children	1,265		9,688		27,634	
Married w/Children	784		6,260		20,660	
2021 Population by Education	**9,465**		**74,765**		**219,643**	
Some High School, No Diploma	413	4.36%	3,609	4.83%	12,789	5.82%
High School Grad (Incl Equivalency)	1,010	10.67%	10,066	13.46%	33,286	15.15%
Some College, No Degree	2,870	30.32%	20,575	27.52%	63,037	28.70%
Associate Degree	802	8.47%	5,887	7.87%	17,848	8.13%
Bachelor Degree	2,970	31.38%	20,839	27.87%	56,140	25.56%
Advanced Degree	1,400	14.79%	13,789	18.44%	36,543	16.64%

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Radius	1 Mile		3 Mile		5 Mile	
2021 Population by Occupation	**12,932**		**97,455**		**284,906**	
Real Estate & Finance	761	5.88%	6,328	6.49%	17,295	6.07%
Professional & Management	4,374	33.82%	33,422	34.29%	93,073	32.67%
Public Administration	262	2.03%	1,757	1.80%	5,517	1.94%
Education & Health	1,513	11.70%	13,719	14.08%	39,962	14.03%
Services	1,134	8.77%	8,351	8.57%	24,694	8.67%
Information	109	0.84%	933	0.96%	3,121	1.10%
Sales	1,883	14.56%	12,605	12.93%	37,539	13.18%
Transportation	174	1.35%	965	0.99%	2,885	1.01%
Retail	944	7.30%	5,880	6.03%	17,428	6.12%
Wholesale	227	1.76%	1,088	1.12%	3,148	1.10%
Manufacturing	326	2.52%	2,139	2.19%	6,764	2.37%
Production	452	3.50%	3,401	3.49%	11,389	4.00%
Construction	166	1.28%	2,114	2.17%	8,052	2.83%
Utilities	179	1.38%	1,742	1.79%	5,429	1.91%
Agriculture & Mining	164	1.27%	648	0.66%	1,409	0.49%
Farming, Fishing, Forestry	19	0.15%	49	0.05%	134	0.05%
Other Services	245	1.89%	2,314	2.37%	7,067	2.48%
2021 Worker Travel Time to Job	**6,610**		**49,364**		**146,324**	
<30 Minutes	4,639	70.18%	37,026	75.01%	104,572	71.47%
30-60 Minutes	1,573	23.80%	10,638	21.55%	35,873	24.52%
60+ Minutes	398	6.02%	1,700	3.44%	5,879	4.02%
2010 Households by HH Size	**4,271**		**33,895**		**102,926**	
1-Person Households	1,531	35.85%	11,362	33.52%	35,180	34.18%
2-Person Households	1,443	33.79%	11,713	34.56%	33,658	32.70%
3-Person Households	605	14.17%	4,944	14.59%	15,186	14.75%
4-Person Households	414	9.69%	3,663	10.81%	11,678	11.35%
5-Person Households	185	4.33%	1,431	4.22%	4,752	4.62%
6-Person Households	63	1.48%	509	1.50%	1,625	1.58%
7 or more Person Households	30	0.70%	273	0.81%	847	0.82%
2021 Average Household Size	**2.20**		**2.20**		**2.30**	
Households						
2026 Projection	5,953		45,752		134,212	
2021 Estimate	5,589		43,101		126,929	
2010 Census	4,269		33,895		102,926	
Growth 2021 - 2026	6.51%		6.15%		5.74%	
Growth 2010 - 2021	30.92%		27.16%		23.32%	

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Radius	1 Mile		3 Mile		5 Mile	
2021 Households by HH Income	**5,590**		**43,101**		**126,929**	
<$25,000	911	16.30%	7,525	17.46%	22,178	17.47%
$25,000 - $50,000	1,202	21.50%	8,579	19.90%	26,911	21.20%
$50,000 - $75,000	1,194	21.36%	8,600	19.95%	24,890	19.61%
$75,000 - $100,000	677	12.11%	5,286	12.26%	15,543	12.25%
$100,000 - $125,000	685	12.25%	3,975	9.22%	11,024	8.69%
$125,000 - $150,000	439	7.85%	2,495	5.79%	7,214	5.68%
$150,000 - $200,000	277	4.96%	3,593	8.34%	9,954	7.84%
$200,000+	205	3.67%	3,048	7.07%	9,215	7.26%
2021 Avg Household Income	**$78,727**		**$87,989**		**$86,975**	
2021 Med Household Income	**$65,154**		**$65,912**		**$63,510**	
2021 Occupied Housing	**5,589**		**43,101**		**126,929**	
Owner Occupied	2,328	41.65%	18,772	43.55%	55,891	44.03%
Renter Occupied	3,261	58.35%	24,329	56.45%	71,038	55.97%
2010 Housing Units	**5,821**		**44,742**		**132,505**	
1 Unit	2,263	38.88%	20,504	45.83%	61,587	46.48%
2 - 4 Units	253	4.35%	2,431	5.43%	8,391	6.33%
5 - 19 Units	1,871	32.14%	12,501	27.94%	39,150	29.55%
20+ Units	1,434	24.63%	9,306	20.80%	23,377	17.64%
2021 Housing Value	**2,328**		**18,772**		**55,891**	
<$100,000	21	0.90%	451	2.40%	1,465	2.62%
$100,000 - $200,000	277	11.90%	4,248	22.63%	15,469	27.68%
$200,000 - $300,000	1,597	68.60%	7,691	40.97%	20,116	35.99%
$300,000 - $400,000	360	15.46%	3,491	18.60%	10,418	18.64%
$400,000 - $500,000	62	2.66%	981	5.23%	4,111	7.36%
$500,000 - $1,000,000	10	0.43%	1,586	8.45%	3,789	6.78%
$1,000,000+	1	0.04%	324	1.73%	523	0.94%
2021 Median Home Value	**$254,226**		**$260,941**		**$254,739**	
2021 Housing Units by Yr Built	**5,825**		**44,829**		**132,932**	
Built 2010+	1,232	21.15%	8,368	18.67%	21,033	15.82%
Built 2000 - 2010	1,595	27.38%	9,087	20.27%	26,631	20.03%
Built 1990 - 1999	1,329	22.82%	8,331	18.58%	25,342	19.06%
Built 1980 - 1989	930	15.97%	9,470	21.12%	29,917	22.51%
Built 1970 - 1979	638	10.95%	7,041	15.71%	19,348	14.55%
Built 1960 - 1969	90	1.55%	1,994	4.45%	7,730	5.82%
Built 1950 - 1959	4	0.07%	377	0.84%	2,133	1.60%
Built <1949	7	0.12%	161	0.36%	798	0.60%
2021 Median Year Built	**1998**		**1993**		**1992**	

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