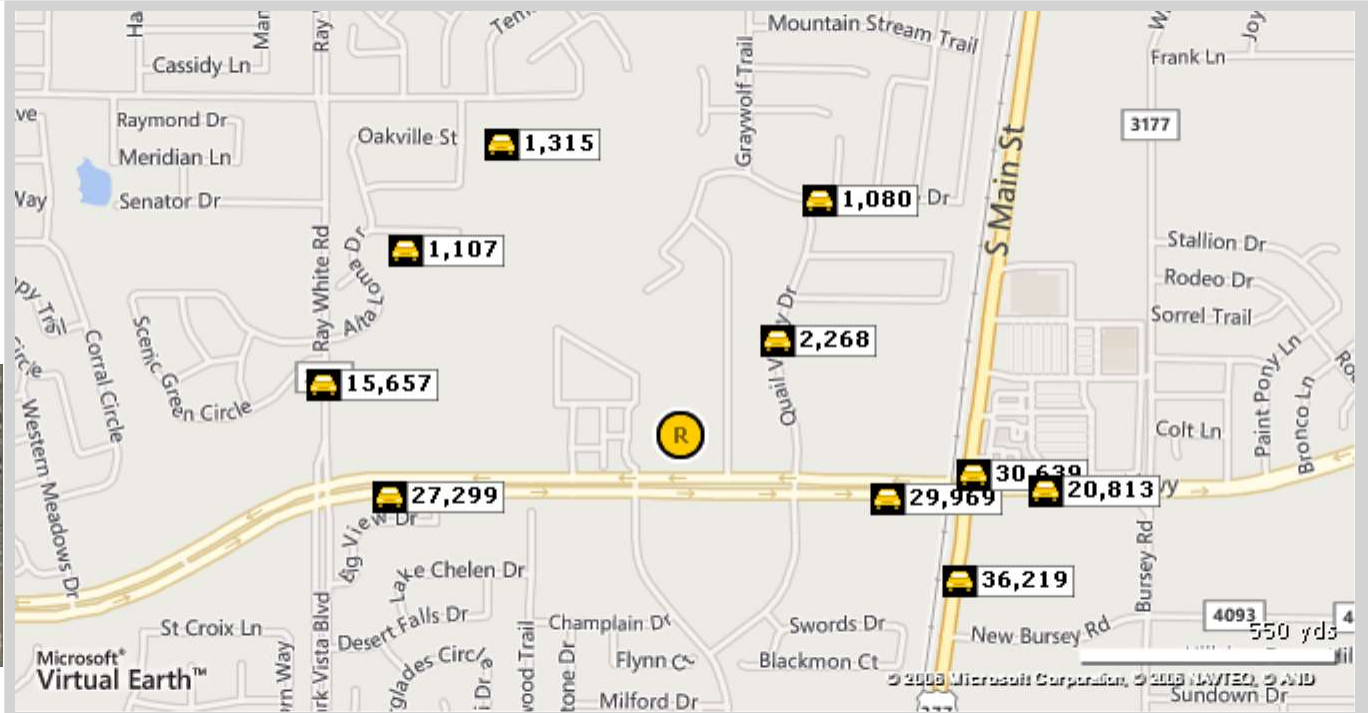


Traffic Count Report

NWQ US 377 & N Tarrant Pk, Fort Worth, TX 76137

Building Type: **General Retail**
 Secondary: **Freestanding**
 GLA: **6,000 SF**
 Year Built: -
 Total Available: **6,000 SF**
 % Leased: **0%**
 Rent/SF/Yr: **Negotiable**



Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 Quail Valley Dr	Haven Lake Way	0.05 N	2009	2,268	ADT	.17
2 N Tarrant Pkwy	Denton Hwy	0.10 E	2014	29,969	MPSI	.27
3 Ridge Lake Dr	Quail Valley Dr	0.01 W	2010	1,080	ADT	.34
4 N Tarrant Pkwy	Sohi Dr	0.06 E	2014	27,299	MPSI	.37
5 S Main St	Calverley Pl	0.70 N	2014	30,639	MPSI	.37
6 Denton Hwy	New Bursey Rd	0.08 S	2014	36,219	MPSI	.39
7 Alta Loma Dr	Fresno Ct	0.03 S	2014	1,107	MPSI	.41
8 Hollister Dr	Oakville St	0.00 SE	2014	1,315	MPSI	.42
9 Ray White Rd	Scenic Green Cir	0.03 N	2014	15,657	MPSI	.45
10 N Tarrant Pkwy	Denton Hwy	0.09 W	2014	20,813	MPSI	.46

Demographic Summary Report

NWQ US 377 & N Tarrant Pk, Fort Worth, TX 76137

Building Type: **General Retail** Total Available: **6,000 SF**
 Secondary: **Freestanding** % Leased: **0%**
 GLA: **6,000 SF** Rent/SF/Yr: **Negotiable**
 Year Built: -



Radius	1 Mile		3 Mile		5 Mile	
Population						
2020 Projection	17,202		141,971		297,613	
2015 Estimate	15,914		131,965		275,120	
2010 Census	14,640		124,213		252,066	
Growth 2015 - 2020	8.09%		7.58%		8.18%	
Growth 2010 - 2015	8.70%		6.24%		9.15%	
2015 Population by Hispanic Origin	2,590		23,147		48,786	
2015 Population By Race	15,914		131,965		275,120	
White	12,766	80.22%	108,802	82.45%	229,268	83.33%
Black	1,349	8.48%	9,058	6.86%	19,069	6.93%
Am. Indian & Alaskan	121	0.76%	962	0.73%	2,074	0.75%
Asian	1,176	7.39%	9,508	7.20%	17,503	6.36%
Hawaiian & Pacific Island	38	0.24%	287	0.22%	543	0.20%
Other	465	2.92%	3,349	2.54%	6,664	2.42%
Households						
2020 Projection	5,549		47,585		104,668	
2015 Estimate	5,133		44,202		96,718	
2010 Census	4,732		41,568		88,656	
Growth 2015 - 2020	8.10%		7.65%		8.22%	
Growth 2010 - 2015	8.47%		6.34%		9.09%	
Owner Occupied	4,077	79.43%	35,293	79.84%	70,633	73.03%
Renter Occupied	1,056	20.57%	8,909	20.16%	26,085	26.97%
2015 Households by HH Income	5,133		44,202		96,719	
Income: <\$25,000	408	7.95%	3,846	8.70%	9,357	9.67%
Income: \$25,000 - \$50,000	478	9.31%	6,474	14.65%	16,374	16.93%
Income: \$50,000 - \$75,000	961	18.72%	9,366	21.19%	19,883	20.56%
Income: \$75,000 - \$100,000	944	18.39%	7,354	16.64%	15,449	15.97%
Income: \$100,000 - \$125,000	851	16.58%	6,635	15.01%	12,728	13.16%
Income: \$125,000 - \$150,000	469	9.14%	3,878	8.77%	8,507	8.80%
Income: \$150,000 - \$200,000	631	12.29%	4,101	9.28%	8,215	8.49%
Income: \$200,000+	391	7.62%	2,548	5.76%	6,206	6.42%
2015 Avg Household Income	\$108,679		\$97,755		\$96,305	
2015 Med Household Income	\$94,054		\$83,209		\$79,443	