

Summary Report

Cambrian Park Plaza
Camden Ave at Union Ave - San Jose, CA

WEINGARTEN REALTY
Real Estate for Everyday Retail

Longitude: -121.930242

Latitude: 37.260786

Key Variables	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	24,279	87,409	182,218	453,087
Average Household Income	\$135,536	\$143,580	\$146,736	\$140,303

Population				
2023 Population	23,886	86,513	181,094	453,943
2018 Population	24,279	87,409	182,218	453,087
2010 Population	23,626	83,950	174,263	429,047
2000 Population	22,759	81,956	171,105	409,611
Absolute Growth 2010 to 2018	2.77%	4.12%	4.56%	5.60%
Projected Growth 2018 to 2023	-1.62%	-1.02%	-0.62%	0.19%

Race & Ethnicity				
% White	60.36%	62.00%	59.71%	50.34%
% Black	1.71%	2.01%	2.20%	2.86%
% Asian	14.46%	13.91%	14.41%	18.75%
% Other	4.67%	4.67%	4.66%	4.40%
% Hispanic	18.79%	17.42%	19.02%	23.64%

Income & Education				
Median Household Income	\$110,475	\$115,044	\$112,385	\$104,490
Average Household Income	\$135,536	\$143,580	\$146,736	\$140,303
% College Graduates	53.38%	59.44%	59.32%	57.43%

Age				
Median Age	41.8	41.8	41.6	40.5
% Age < 18	23.76%	23.34%	23.31%	23.83%
% Age 65 +	14.57%	15.29%	15.73%	15.09%

Households & Housing				
Households	8,973	33,342	69,478	170,805
Average Household Size	2.68	2.60	2.60	2.63
Median Housing Value	\$1,577,644	\$1,600,586	\$1,583,873	\$1,531,467
% Owner Occupied Housing	67.15%	62.02%	60.71%	56.00%
% Renter Occupied Housing	29.91%	34.59%	35.87%	40.07%
% Vacant Housing	2.94%	3.39%	3.41%	3.92%

Workplace & Workers				
Number of Businesses	776	3,119	5,419	13,444
Total Number of Employees (FTE)	9,130	38,349	69,463	181,099
% White Collar	78.78%	78.45%	76.71%	74.83%
% Blue Collar	21.22%	21.55%	23.29%	25.17%