

# Summary Report

Independence Plaza  
McPherson Rd & Bob Bullock Loop - Laredo, TX

**WEINGARTEN REALTY**  
Real Estate for Everyday Retail

Longitude: -99.474439

Latitude: 27.608103

Key Variables	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	11,549	31,295	52,365	94,366
Average Household Income	\$85,830	\$89,722	\$87,715	\$79,203

Population				
2023 Population	13,370	35,969	60,014	106,530
2018 Population	11,549	31,295	52,365	94,366
2010 Population	9,278	25,778	43,321	81,085
2000 Population	3,285	12,982	23,267	51,889
Absolute Growth 2010 to 2018	24.47%	21.40%	20.88%	16.38%
Projected Growth 2018 to 2023	15.76%	14.93%	14.61%	12.89%

Race & Ethnicity				
% White	6.45%	6.69%	6.90%	6.18%
% Black	0.80%	0.53%	0.44%	0.37%
% Asian	1.95%	1.62%	1.56%	1.23%
% Other	0.35%	0.40%	0.42%	0.36%
% Hispanic	90.46%	90.76%	90.67%	91.86%

Income & Education				
Median Household Income	\$74,337	\$75,700	\$70,169	\$61,539
Average Household Income	\$85,830	\$89,722	\$87,715	\$79,203
% College Graduates	54.85%	49.84%	46.23%	40.11%

Age				
Median Age	30.4	31.7	31.8	31.5
% Age < 18	32.18%	29.56%	28.89%	28.53%
% Age 65 +	5.76%	7.50%	8.13%	8.77%

Households & Housing				
Households	3,389	9,111	15,296	27,375
Average Household Size	3.41	3.43	3.41	3.41
Median Housing Value	\$202,574	\$203,765	\$203,249	\$189,240
% Owner Occupied Housing	74.10%	74.67%	70.61%	66.51%
% Renter Occupied Housing	21.75%	20.37%	24.10%	28.13%
% Vacant Housing	4.15%	4.97%	5.28%	5.36%

Workplace & Workers				
Number of Businesses	248	582	1,302	3,002
Total Number of Employees (FTE)	3,509	8,173	18,659	46,657
% White Collar	76.45%	77.71%	74.95%	70.73%
% Blue Collar	23.55%	22.29%	25.05%	29.27%