

Summary Report

Las Tiendas Plaza
US 83 at McColl Rd - McAllen, TX

WEINGARTEN REALTY
Real Estate for Everyday Retail

Longitude: -98.213209

Latitude: 26.186771

Key Variables	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	7,891	33,856	82,446	218,075
Average Household Income	\$91,546	\$62,303	\$53,752	\$57,057

Population				
2023 Population	8,552	36,424	88,402	233,846
2018 Population	7,891	33,856	82,446	218,075
2010 Population	7,126	30,880	76,099	202,688
2000 Population	5,387	27,638	70,800	158,991
Absolute Growth 2010 to 2018	10.74%	9.64%	8.34%	7.59%
Projected Growth 2018 to 2023	8.37%	7.59%	7.22%	7.23%

Race & Ethnicity				
% White	17.32%	11.05%	8.32%	8.01%
% Black	0.37%	0.37%	0.29%	0.37%
% Asian	2.85%	1.44%	0.96%	1.35%
% Other	0.54%	0.39%	0.31%	0.31%
% Hispanic	78.91%	86.75%	90.12%	89.96%

Income & Education				
Median Household Income	\$53,095	\$37,305	\$35,990	\$39,274
Average Household Income	\$91,546	\$62,303	\$53,752	\$57,057
% College Graduates	41.76%	27.19%	22.78%	25.35%

Age				
Median Age	36.3	34.2	33.5	31.6
% Age < 18	27.38%	28.60%	28.53%	29.57%
% Age 65 +	17.30%	15.65%	14.65%	12.04%

Households & Housing				
Households	2,869	11,450	26,599	65,846
Average Household Size	2.68	2.89	3.07	3.29
Median Housing Value	\$163,563	\$106,413	\$90,056	\$102,988
% Owner Occupied Housing	45.83%	44.40%	48.65%	55.34%
% Renter Occupied Housing	33.97%	39.56%	37.93%	33.74%
% Vacant Housing	20.20%	16.04%	13.42%	10.92%

Workplace & Workers				
Number of Businesses	385	1,845	2,990	5,694
Total Number of Employees (FTE)	7,506	31,884	50,115	93,176
% White Collar	73.22%	61.89%	59.43%	59.17%
% Blue Collar	26.78%	38.11%	40.57%	40.83%