

Summary Report

Valley Shopping Center
Mack Rd at Franklin Blvd - Sacramento, CA

WEINGARTEN REALTY
Real Estate for Everyday Retail

Longitude: -121.44918

Latitude: 38.475258

Key Variables	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	29,356	82,412	171,009	393,111
Average Household Income	\$53,806	\$51,530	\$52,922	\$67,221

Population				
2023 Population	30,180	85,160	176,627	407,351
2018 Population	29,356	82,412	171,009	393,111
2010 Population	28,095	77,189	160,671	367,924
2000 Population	28,163	76,467	153,214	333,174
Absolute Growth 2010 to 2018	4.49%	6.77%	6.43%	6.85%
Projected Growth 2018 to 2023	2.81%	3.33%	3.28%	3.62%

Race & Ethnicity				
% White	12.77%	14.75%	15.69%	24.40%
% Black	22.82%	21.17%	18.99%	15.20%
% Asian	22.93%	23.03%	25.64%	24.70%
% Other	8.47%	8.56%	8.24%	7.42%
% Hispanic	33.01%	32.50%	31.44%	28.28%

Income & Education				
Median Household Income	\$41,907	\$40,106	\$40,312	\$51,097
Average Household Income	\$53,806	\$51,530	\$52,922	\$67,221
% College Graduates	19.09%	18.78%	19.90%	30.21%

Age				
Median Age	31.2	31.8	32.3	34.6
% Age < 18	28.19%	27.54%	27.13%	25.57%
% Age 65 +	10.84%	11.66%	11.73%	13.01%

Households & Housing				
Households	8,544	24,616	50,587	126,473
Average Household Size	3.41	3.31	3.35	3.09
Median Housing Value	\$332,249	\$329,826	\$346,068	\$439,231
% Owner Occupied Housing	45.42%	45.96%	48.09%	54.64%
% Renter Occupied Housing	46.96%	46.79%	44.95%	38.91%
% Vacant Housing	7.62%	7.25%	6.96%	6.45%

Workplace & Workers				
Number of Businesses	130	1,022	2,059	5,959
Total Number of Employees (FTE)	2,494	18,028	35,020	93,419
% White Collar	51.72%	49.71%	49.64%	58.38%
% Blue Collar	48.28%	50.29%	50.36%	41.62%