

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	29,185	82,412	171,051	394,137
Average Household Income	\$55,489	\$55,169	\$56,365	\$71,686

Population				
2024 Population	30,175	85,757	178,102	412,153
2019 Population	29,185	82,412	171,051	394,137
2010 Population	28,095	77,189	160,671	367,924
2000 Population	28,163	76,467	153,214	333,174
Absolute Growth 2010 to 2019	3.88%	6.77%	6.46%	7.12%
Projected Growth 2019 to 2024	3.39%	4.06%	4.12%	4.57%

Race & Ethnicity				
% White	12.77%	14.53%	15.51%	24.17%
% Black	22.31%	20.79%	18.62%	14.90%
% Asian	23.20%	23.22%	26.03%	24.93%
% Other	8.76%	8.89%	8.54%	7.58%
% Hispanic	32.97%	32.57%	31.30%	28.42%

Income & Education				
Median Household Income	\$42,699	\$42,850	\$43,204	\$54,216
Average Household Income	\$55,489	\$55,169	\$56,365	\$71,686
% College Graduates	18.80%	19.22%	20.34%	30.95%

Age				
Median Age	31.6	32.1	32.6	34.8
% Age < 18	27.82%	27.28%	26.85%	25.31%
% Age 65 +	11.18%	11.95%	12.05%	13.42%

Households & Housing				
Households	8,493	24,598	50,576	126,756
Average Household Size	3.41	3.31	3.35	3.09
Median Housing Value	\$346,057	\$345,246	\$361,241	\$458,275
% Owner Occupied Housing	45.53%	45.97%	48.17%	54.74%
% Renter Occupied Housing	47.01%	46.76%	45.00%	38.96%
% Vacant Housing	7.46%	7.27%	6.83%	6.30%

Workplace & Workers				
Number of Businesses	133	1,039	2,063	5,977
Total Number of Employees (FTE)	3,155	20,162	38,596	100,213
% White Collar	51.39%	49.56%	49.12%	57.75%
% Blue Collar	48.61%	50.44%	50.88%	42.25%