

Summary Report

Avent Ferry Shopping Center
Avent Ferry Rd at Gorman St - Raleigh, NC

WEINGARTEN REALTY

Real Estate for Everyday Retail

Longitude: -78.695548

Latitude: 35.767138

Key Variables	1.00 Mile Radius	2.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	14,046	48,897	85,951	196,168
Average Household Income	\$62,665	\$66,524	\$77,160	\$92,048

Population				
2024 Population	14,682	51,155	90,751	207,587
2019 Population	14,046	48,897	85,951	196,168
2010 Population	12,610	44,400	76,000	172,333
2000 Population	15,226	34,829	61,526	150,487
Absolute Growth 2010 to 2019	11.39%	10.13%	13.09%	13.83%
Projected Growth 2019 to 2024	4.53%	4.62%	5.58%	5.82%

Race & Ethnicity				
% White	56.21%	62.26%	62.32%	59.83%
% Black	15.59%	17.49%	18.53%	22.87%
% Asian	15.78%	9.70%	7.64%	5.34%
% Other	2.95%	2.89%	2.83%	2.37%
% Hispanic	9.47%	7.65%	8.69%	9.59%

Income & Education				
Median Household Income	\$47,050	\$49,440	\$54,474	\$62,474
Average Household Income	\$62,665	\$66,524	\$77,160	\$92,048
% College Graduates	63.94%	59.81%	60.60%	58.27%

Age				
Median Age	25.1	22.0	28.0	33.2
% Age < 18	18.21%	16.28%	19.29%	21.24%
% Age 65 +	4.35%	4.63%	6.47%	11.30%

Households & Housing				
Households	6,151	17,262	34,097	78,894
Average Household Size	2.25	2.28	2.17	2.26
Median Housing Value	\$262,477	\$250,976	\$299,302	\$347,418
% Owner Occupied Housing	22.28%	30.68%	32.71%	44.50%
% Renter Occupied Housing	70.84%	62.18%	59.08%	47.10%
% Vacant Housing	6.88%	7.14%	8.21%	8.40%

Workplace & Workers				
Number of Businesses	122	900	2,671	7,806
Total Number of Employees (FTE)	2,218	20,974	60,513	169,752
% White Collar	70.51%	70.75%	72.64%	72.92%
% Blue Collar	29.49%	29.25%	27.36%	27.08%