

Demographic Detail Report

Ballard Ave @ Alanis St., Wylie, TX 75098

Building Type: **Land**
 Class: -
 RBA: -
 Typical Floor: -

Total Available: **0 SF**
 % Leased: **0%**
 Rent/SF/Yr: -



Radius	1 Mile		3 Mile		5 Mile	
Population						
2026 Projection	11,496		68,194		162,405	
2021 Estimate	10,244		61,273		147,658	
2010 Census	7,941		42,092		109,320	
Growth 2021 - 2026	12.22%		11.30%		9.99%	
Growth 2010 - 2021	29.00%		45.57%		35.07%	
2021 Population by Age	10,244		61,273		147,658	
Age 0 - 4	683	6.67%	4,007	6.54%	9,339	6.32%
Age 5 - 9	808	7.89%	4,606	7.52%	10,967	7.43%
Age 10 - 14	857	8.37%	5,145	8.40%	12,586	8.52%
Age 15 - 19	763	7.45%	4,851	7.92%	11,983	8.12%
Age 20 - 24	591	5.77%	3,984	6.50%	9,783	6.63%
Age 25 - 29	633	6.18%	3,924	6.40%	9,231	6.25%
Age 30 - 34	751	7.33%	3,948	6.44%	8,703	5.89%
Age 35 - 39	886	8.65%	4,666	7.62%	10,410	7.05%
Age 40 - 44	863	8.42%	4,891	7.98%	11,494	7.78%
Age 45 - 49	805	7.86%	4,916	8.02%	12,105	8.20%
Age 50 - 54	643	6.28%	4,183	6.83%	10,554	7.15%
Age 55 - 59	567	5.53%	3,757	6.13%	9,503	6.44%
Age 60 - 64	436	4.26%	2,905	4.74%	7,326	4.96%
Age 65 - 69	339	3.31%	2,117	3.46%	5,294	3.59%
Age 70 - 74	277	2.70%	1,564	2.55%	3,876	2.62%
Age 75 - 79	179	1.75%	946	1.54%	2,334	1.58%
Age 80 - 84	98	0.96%	506	0.83%	1,245	0.84%
Age 85+	64	0.62%	357	0.58%	926	0.63%
Age 65+	957	9.34%	5,490	8.96%	13,675	9.26%
Median Age	35.20		35.20		35.60	
Average Age	34.60		34.70		35.10	

Demographic Detail Report

Ballard Ave @ Alanis St., Wylie, TX 75098									
Radius	1 Mile		3 Mile		5 Mile				
2021 Population By Race	10,244		61,273		147,658				
White	8,088	78.95%	46,172	75.35%	101,148	68.50%			
Black	1,055	10.30%	7,248	11.83%	18,701	12.67%			
Am. Indian & Alaskan	104	1.02%	650	1.06%	1,262	0.85%			
Asian	719	7.02%	5,321	8.68%	22,284	15.09%			
Hawaiian & Pacific Island	4	0.04%	87	0.14%	157	0.11%			
Other	273	2.66%	1,795	2.93%	4,106	2.78%			
Population by Hispanic Origin	10,244		61,273		147,658				
Non-Hispanic Origin	8,191	79.96%	50,091	81.75%	123,408	83.58%			
Hispanic Origin	2,053	20.04%	11,182	18.25%	24,250	16.42%			
2021 Median Age, Male	34.90		34.40		34.80				
2021 Average Age, Male	34.20		34.20		34.50				
2021 Median Age, Female	35.50		35.80		36.30				
2021 Average Age, Female	35.00		35.30		35.60				
2021 Population by Occupation Classification	7,743		46,542		112,365				
Civilian Employed	5,597	72.28%	32,784	70.44%	76,750	68.30%			
Civilian Unemployed	373	4.82%	2,073	4.45%	5,020	4.47%			
Civilian Non-Labor Force	1,773	22.90%	11,685	25.11%	30,588	27.22%			
Armed Forces	0	0.00%	0	0.00%	7	0.01%			
Households by Marital Status									
Married	2,256		13,762		33,780				
Married No Children	1,012		5,886		13,991				
Married w/Children	1,244		7,876		19,789				
2021 Population by Education	7,003		41,224		98,549				
Some High School, No Diploma	506	7.23%	3,629	8.80%	7,543	7.65%			
High School Grad (Incl Equivalency)	1,603	22.89%	8,893	21.57%	19,823	20.11%			
Some College, No Degree	2,223	31.74%	12,783	31.01%	29,388	29.82%			
Associate Degree	461	6.58%	2,545	6.17%	5,549	5.63%			
Bachelor Degree	1,632	23.30%	9,240	22.41%	24,290	24.65%			
Advanced Degree	578	8.25%	4,134	10.03%	11,956	12.13%			

Demographic Detail Report

Ballard Ave @ Alanis St., Wylie, TX 75098						
Radius	1 Mile		3 Mile		5 Mile	
2021 Population by Occupation	10,448		61,452		144,814	
Real Estate & Finance	438	4.19%	2,918	4.75%	6,637	4.58%
Professional & Management	3,474	33.25%	19,924	32.42%	48,606	33.56%
Public Administration	61	0.58%	622	1.01%	1,724	1.19%
Education & Health	1,199	11.48%	6,800	11.07%	16,350	11.29%
Services	750	7.18%	4,170	6.79%	9,225	6.37%
Information	217	2.08%	2,083	3.39%	4,127	2.85%
Sales	1,327	12.70%	8,269	13.46%	19,126	13.21%
Transportation	53	0.51%	275	0.45%	860	0.59%
Retail	589	5.64%	3,376	5.49%	8,061	5.57%
Wholesale	122	1.17%	534	0.87%	1,886	1.30%
Manufacturing	508	4.86%	3,226	5.25%	8,241	5.69%
Production	527	5.04%	2,854	4.64%	6,055	4.18%
Construction	481	4.60%	2,962	4.82%	5,410	3.74%
Utilities	291	2.79%	1,355	2.20%	2,959	2.04%
Agriculture & Mining	73	0.70%	294	0.48%	808	0.56%
Farming, Fishing, Forestry	0	0.00%	0	0.00%	18	0.01%
Other Services	338	3.24%	1,790	2.91%	4,721	3.26%
2021 Worker Travel Time to Job	5,328		30,446		70,810	
<30 Minutes	1,987	37.29%	11,672	38.34%	28,843	40.73%
30-60 Minutes	2,544	47.75%	14,451	47.46%	32,903	46.47%
60+ Minutes	797	14.96%	4,323	14.20%	9,064	12.80%
2010 Households by HH Size	2,747		13,931		34,622	
1-Person Households	469	17.07%	2,014	14.46%	4,154	12.00%
2-Person Households	845	30.76%	3,996	28.68%	9,582	27.68%
3-Person Households	523	19.04%	2,927	21.01%	7,199	20.79%
4-Person Households	531	19.33%	2,896	20.79%	7,754	22.40%
5-Person Households	244	8.88%	1,346	9.66%	3,731	10.78%
6-Person Households	98	3.57%	488	3.50%	1,418	4.10%
7 or more Person Households	37	1.35%	264	1.90%	784	2.26%
2021 Average Household Size	2.90		2.90		3.00	
Households						
2026 Projection	4,015		23,473		53,674	
2021 Estimate	3,583		21,068		48,717	
2010 Census	2,749		13,930		34,623	
Growth 2021 - 2026	12.06%		11.42%		10.18%	
Growth 2010 - 2021	30.34%		51.24%		40.71%	

Demographic Detail Report

Ballard Ave @ Alanis St., Wylie, TX 75098									
Radius	1 Mile		3 Mile		5 Mile				
2021 Households by HH Income	3,581		21,068		48,716				
<\$25,000	212	5.92%	1,309	6.21%	2,502	5.14%			
\$25,000 - \$50,000	577	16.11%	2,387	11.33%	5,218	10.71%			
\$50,000 - \$75,000	630	17.59%	3,389	16.09%	7,091	14.56%			
\$75,000 - \$100,000	586	16.36%	3,003	14.25%	6,793	13.94%			
\$100,000 - \$125,000	662	18.49%	3,867	18.35%	8,379	17.20%			
\$125,000 - \$150,000	315	8.80%	2,502	11.88%	5,642	11.58%			
\$150,000 - \$200,000	435	12.15%	2,740	13.01%	6,973	14.31%			
\$200,000+	164	4.58%	1,871	8.88%	6,118	12.56%			
2021 Avg Household Income	\$100,396		\$115,333		\$125,621				
2021 Med Household Income	\$90,848		\$102,883		\$108,217				
2021 Occupied Housing	3,583		21,069		48,717				
Owner Occupied	2,935	81.91%	17,849	84.72%	42,853	87.96%			
Renter Occupied	648	18.09%	3,220	15.28%	5,864	12.04%			
2010 Housing Units	3,429		20,676		48,439				
1 Unit	3,022	88.13%	19,223	92.97%	46,233	95.45%			
2 - 4 Units	142	4.14%	320	1.55%	325	0.67%			
5 - 19 Units	85	2.48%	591	2.86%	850	1.75%			
20+ Units	180	5.25%	542	2.62%	1,031	2.13%			
2021 Housing Value	2,935		17,849		42,852				
<\$100,000	230	7.84%	612	3.43%	994	2.32%			
\$100,000 - \$200,000	379	12.91%	2,727	15.28%	5,509	12.86%			
\$200,000 - \$300,000	901	30.70%	6,338	35.51%	14,989	34.98%			
\$300,000 - \$400,000	994	33.87%	4,616	25.86%	12,689	29.61%			
\$400,000 - \$500,000	268	9.13%	2,510	14.06%	5,997	13.99%			
\$500,000 - \$1,000,000	163	5.55%	1,046	5.86%	2,527	5.90%			
\$1,000,000+	0	0.00%	0	0.00%	147	0.34%			
2021 Median Home Value	\$295,282		\$288,126		\$299,559				
2021 Housing Units by Yr Built	3,718		22,074		50,837				
Built 2010+	806	21.68%	7,985	36.17%	16,033	31.54%			
Built 2000 - 2010	1,308	35.18%	7,405	33.55%	19,296	37.96%			
Built 1990 - 1999	557	14.98%	2,595	11.76%	7,308	14.38%			
Built 1980 - 1989	466	12.53%	2,366	10.72%	4,907	9.65%			
Built 1970 - 1979	262	7.05%	921	4.17%	2,005	3.94%			
Built 1960 - 1969	171	4.60%	366	1.66%	646	1.27%			
Built 1950 - 1959	81	2.18%	243	1.10%	364	0.72%			
Built <1949	67	1.80%	193	0.87%	278	0.55%			
2021 Median Year Built	2001		2005		2005				

Demographic Market Comparison Report

1 mile radius

Ballard Ave @ Alanis St., Wylie, TX 75098

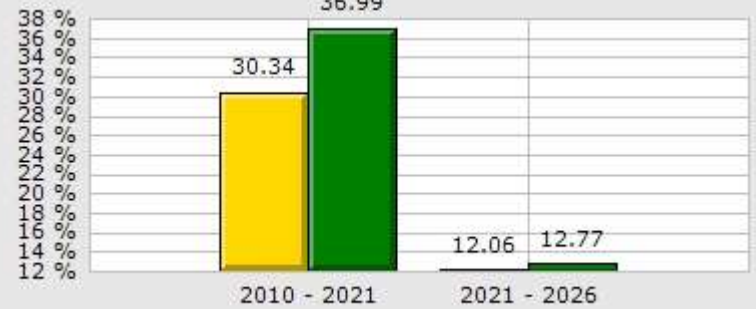
Type: **Land**
County: **Collin**

1 Mile
County

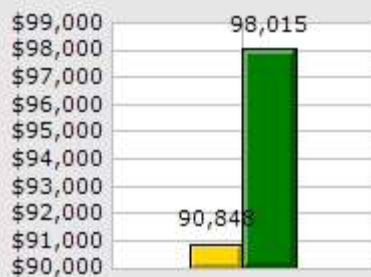
Population Growth



Household Growth



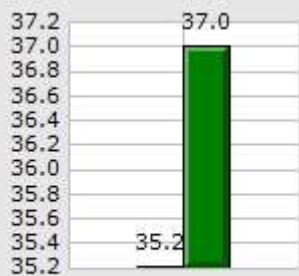
2021 Med Household Inc



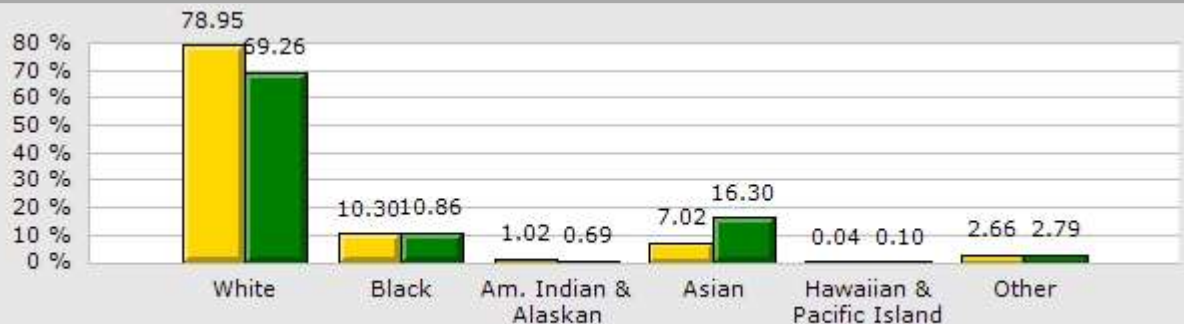
2021 Households by Household Income



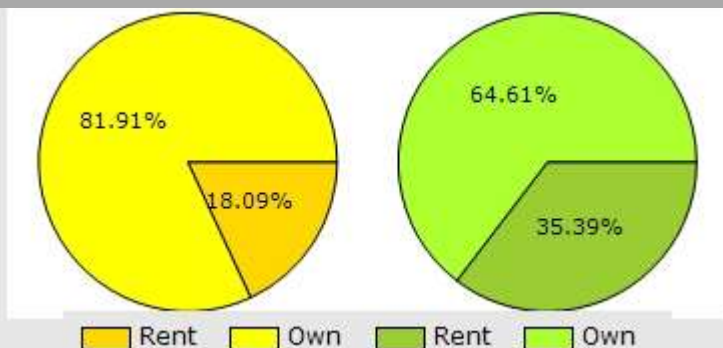
2021 Median Age



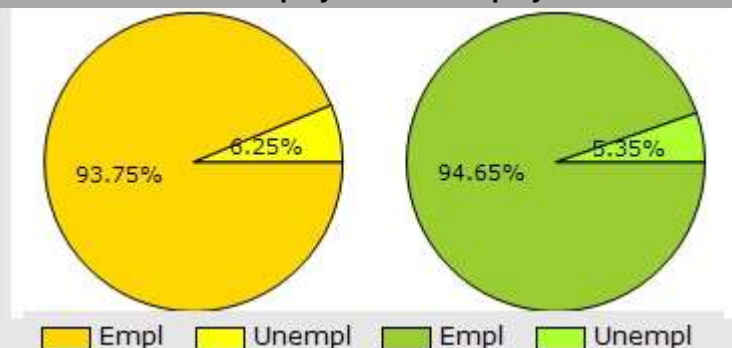
2021 Population by Race



2021 Renter vs. Owner



2021 Employed vs. Unemployed



12/20/2021

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Demographic Market Comparison Report

1 mile radius

Ballard Ave @ Alanis St., Wylie, TX 75098

Type: **Land**
County: **Collin**

	1 Mile		County	
Population Growth				
Growth 2010 - 2021	29.00%		37.79%	
Growth 2021 - 2026	12.22%		12.95%	
Empl	5,597	93.75%	562,561	94.65%
Unempl	373	6.25%	31,790	5.35%
2021 Population by Race				
	10,244		1,070,685	
White	8,088	78.95%	741,575	69.26%
Black	1,055	10.30%	116,297	10.86%
Am. Indian & Alaskan	105	1.02%	7,354	0.69%
Asian	719	7.02%	174,471	16.30%
Hawaiian & Pacific Island	4	0.04%	1,065	0.10%
Other	273	2.66%	29,923	2.79%
Household Growth				
Growth 2010 - 2021	30.34%		36.99%	
Growth 2021 - 2026	12.06%		12.77%	
Renter Occupied	648	18.09%	135,935	35.39%
Owner Occupied	2,935	81.91%	248,184	64.61%
2021 Households by Household Income				
	3,581		384,119	
Income <\$25K	212	5.92%	33,429	8.70%
Income \$25K - \$50K	577	16.11%	58,175	15.15%
Income \$50K - \$75K	630	17.59%	53,446	13.91%
Income \$75K - \$100K	586	16.36%	51,061	13.29%
Income \$100K - \$125K	662	18.49%	44,921	11.69%
Income \$125K - \$150K	315	8.80%	36,073	9.39%
Income \$150K - \$200K	435	12.15%	48,966	12.75%
Income \$200K+	164	4.58%	58,048	15.11%
2021 Med Household Inc	\$90,848		\$98,015	
2021 Median Age	35.20		37.00	

Demographic Summary Report

Ballard Ave @ Alanis St., Wylie, TX 75098

Building Type: **Land**
 Class: -
 RBA: -
 Typical Floor: -
 Total Available: **0 SF**
 % Leased: **0%**
 Rent/SF/Yr: -



Radius	1 Mile	3 Mile	5 Mile
Population			
2026 Projection	11,496	68,194	162,405
2021 Estimate	10,244	61,273	147,658
2010 Census	7,941	42,092	109,320
Growth 2021 - 2026	12.22%	11.30%	9.99%
Growth 2010 - 2021	29.00%	45.57%	35.07%
2021 Population by Hispanic Origin	2,052	11,183	24,250
2021 Population	10,244	61,273	147,658
White	8,088 78.95%	46,172 75.35%	101,148 68.50%
Black	1,055 10.30%	7,248 11.83%	18,701 12.67%
Am. Indian & Alaskan	104 1.02%	650 1.06%	1,262 0.85%
Asian	719 7.02%	5,321 8.68%	22,284 15.09%
Hawaiian & Pacific Island	4 0.04%	87 0.14%	157 0.11%
Other	273 2.66%	1,795 2.93%	4,106 2.78%
U.S. Armed Forces	0	0	8
Households			
2026 Projection	4,015	23,473	53,674
2021 Estimate	3,583	21,068	48,717
2010 Census	2,749	13,930	34,623
Growth 2021 - 2026	12.06%	11.42%	10.18%
Growth 2010 - 2021	30.34%	51.24%	40.71%
Owner Occupied	2,935 81.91%	17,849 84.72%	42,853 87.96%
Renter Occupied	648 18.09%	3,220 15.28%	5,864 12.04%
2021 Households by HH Income	3,581	21,068	48,716
Income: <\$25,000	212 5.92%	1,309 6.21%	2,502 5.14%
Income: \$25,000 - \$50,000	577 16.11%	2,387 11.33%	5,218 10.71%
Income: \$50,000 - \$75,000	630 17.59%	3,389 16.09%	7,091 14.56%
Income: \$75,000 - \$100,000	586 16.36%	3,003 14.25%	6,793 13.94%
Income: \$100,000 - \$125,000	662 18.49%	3,867 18.35%	8,379 17.20%
Income: \$125,000 - \$150,000	315 8.80%	2,502 11.88%	5,642 11.58%
Income: \$150,000 - \$200,000	435 12.15%	2,740 13.01%	6,973 14.31%
Income: \$200,000+	164 4.58%	1,871 8.88%	6,118 12.56%
2021 Avg Household Income	\$100,396	\$115,333	\$125,621
2021 Med Household Income	\$90,848	\$102,883	\$108,217

Demographic Trend Report

1 Mile Radius

Ballard Ave @ Alanis St., Wylie, TX 75098

Building Type: **Land**

Total Available: **0 SF**

Class: -

% Leased: **0%**

RBA: -

Rent/SF/Yr: -

Typical Floor: -



Description	2010		2021		2026	
Population	7,941		10,244		11,496	
Age 0 - 4	755	9.51%	683	6.67%	712	6.19%
Age 5 - 9	681	8.58%	808	7.89%	776	6.75%
Age 10 - 14	644	8.11%	857	8.37%	860	7.48%
Age 15 - 19	515	6.49%	763	7.45%	879	7.65%
Age 20 - 24	397	5.00%	591	5.77%	791	6.88%
Age 25 - 29	631	7.95%	633	6.18%	712	6.19%
Age 30 - 34	735	9.26%	751	7.33%	727	6.32%
Age 35 - 39	742	9.34%	886	8.65%	826	7.19%
Age 40 - 44	643	8.10%	863	8.42%	902	7.85%
Age 45 - 49	534	6.72%	805	7.86%	904	7.86%
Age 50 - 54	467	5.88%	643	6.28%	820	7.13%
Age 55 - 59	352	4.43%	567	5.53%	702	6.11%
Age 60 - 64	295	3.71%	436	4.26%	576	5.01%
Age 65 - 69	216	2.72%	339	3.31%	453	3.94%
Age 70 - 74	137	1.73%	277	2.70%	346	3.01%
Age 75 - 79	107	1.35%	179	1.75%	246	2.14%
Age 80 - 84	54	0.68%	98	0.96%	152	1.32%
Age 85+	35	0.44%	64	0.62%	111	0.97%
Age 15+	5,860	73.79%	7,895	77.07%	9,147	79.57%
Age 20+	5,345	67.31%	7,132	69.62%	8,268	71.92%
Age 65+	549	6.91%	957	9.34%	1,308	11.38%
Median Age	32		35		37	
Average Age	32.10		34.60		36.40	
Population By Race	7,941		10,244		11,496	
White	6,723	84.66%	8,088	78.95%	8,770	76.29%
Black	636	8.01%	1,055	10.30%	1,326	11.53%
Am. Indian & Alaskan	86	1.08%	104	1.02%	120	1.04%
Asian	325	4.09%	719	7.02%	938	8.16%
Hawaiian & Pacific Islander	2	0.03%	4	0.04%	6	0.05%
Other	161	2.03%	273	2.66%	334	2.91%

Demographic Trend Report

1 Mile Radius

Ballard Ave @ Alanis St., Wylie, TX 75098

Description	2010	2021	2026
Population by Race (Hispanic)	1,570	2,053	2,360
White	1,419 90.38%	1,841 89.67%	2,100 88.98%
Black	66 4.20%	91 4.43%	112 4.75%
Am. Indian & Alaskan	43 2.74%	53 2.58%	66 2.80%
Asian	7 0.45%	11 0.54%	11 0.47%
Hawaiian & Pacific Islander	2 0.13%	4 0.19%	6 0.25%
Other	33 2.10%	52 2.53%	64 2.71%
Household by Household Income	2,751	3,581	4,015
<\$25,000	307 11.16%	212 5.92%	229 5.70%
\$25,000 - \$50,000	745 27.08%	577 16.11%	598 14.89%
\$50,000 - \$75,000	548 19.92%	630 17.59%	693 17.26%
\$75,000 - \$100,000	472 17.16%	586 16.36%	649 16.16%
\$100,000 - \$125,000	264 9.60%	662 18.49%	778 19.38%
\$125,000 - \$150,000	294 10.69%	315 8.80%	345 8.59%
\$150,000 - \$200,000	75 2.73%	435 12.15%	526 13.10%
\$200,000+	46 1.67%	164 4.58%	197 4.91%
Average Household Income	\$75,047	\$100,396	\$102,904
Median Household Income	\$65,267	\$90,848	\$93,778

Traffic Count Report

Ballard Ave @ Alanis St., Wylie, TX 75098

Building Type: **Land**

Class: -

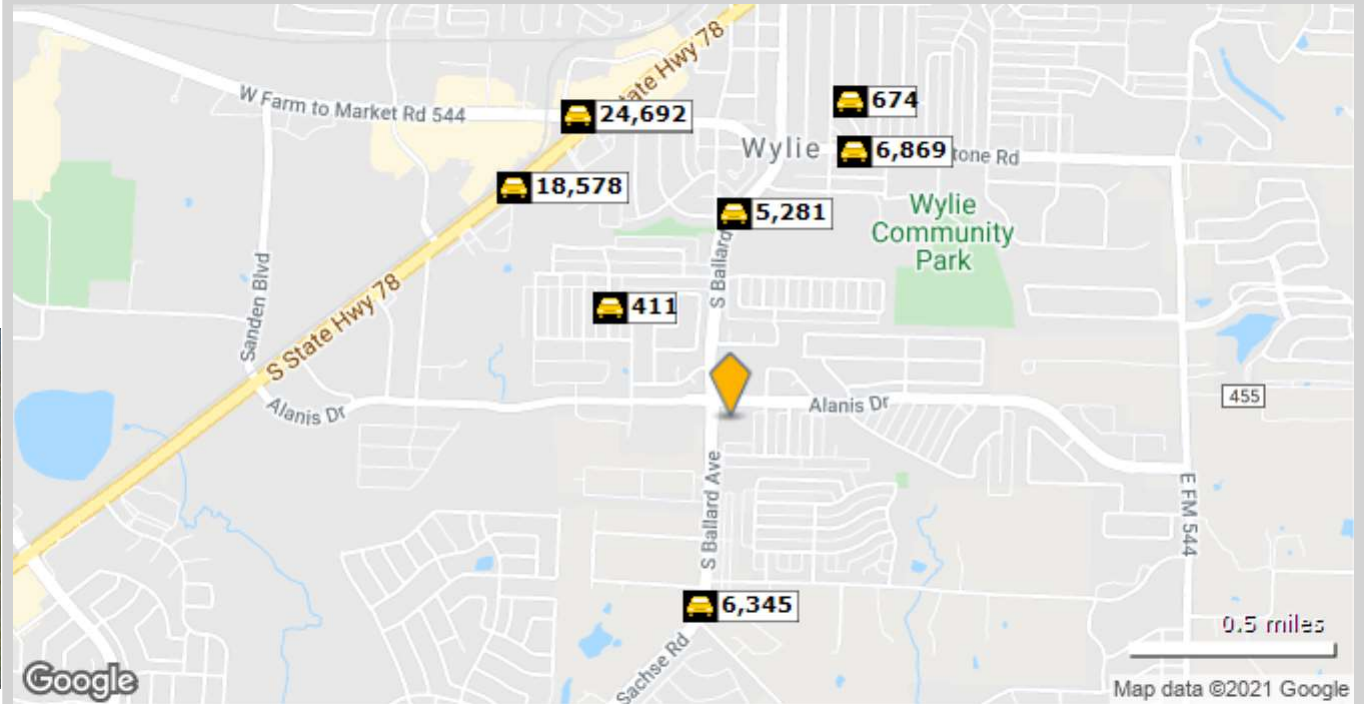
RBA: -

Typical Floor: -

Total Available: **0 SF**

% Leased: **0%**

Rent/SF/Yr: -



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Westwind Ln	Stoneybrook Dr	0.08 N	2018	411	MPSI	.41
2	S Ballard Ave	Meadowlark Ln	0.05 N	2020	6,345	MPSI	.46
3	S Ballard Ave	S Birmingham St	0.05 SW	2020	5,281	MPSI	.52
4	Stone Rd	Hilltop Ln	0.08 E	2018	6,869	MPSI	.74
5	State Hwy 78	Wylie Butone Mobile Home Park	0.15 SW	2020	20,535	MPSI	.79
6	State Hwy 78	Wylie Butone Mobile Home Park	0.15 SW	2018	18,578	MPSI	.79
7	FM 544	Cooper Dr	0.04 W	2020	28,164	MPSI	.85
8	FM 544	Cooper Dr	0.04 W	2018	29,247	MPSI	.85
9	West Kirby Street	Cooper Dr	0.04 W	2020	24,692	MPSI	.85
10	Park St	S 3rd St	0.02 E	2018	674	MPSI	.85