

Demographic and Income Profile

90 S Stephanie St, Henderson, Nevada, 89012
Ring: 1 mile radius

James S. Han, CCIM - 702.825.2125
Latitude: 36.02546
Longitude: -115.04663

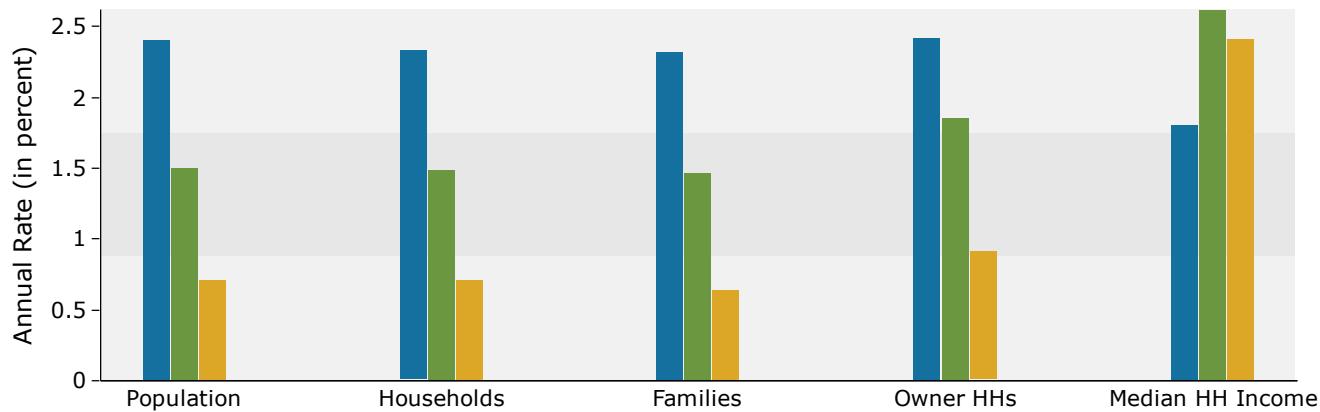
Summary	Census 2010	2021	2026
Population	12,086	19,776	22,268
Households	4,596	7,785	8,734
Families	3,091	5,149	5,774
Average Household Size	2.63	2.54	2.55
Owner Occupied Housing Units	2,875	3,626	4,087
Renter Occupied Housing Units	1,721	4,160	4,647
Median Age	37.0	39.1	38.5
Trends: 2021-2026 Annual Rate	Area	State	National
Population	2.40%	1.50%	0.71%
Households	2.33%	1.49%	0.71%
Families	2.32%	1.46%	0.64%
Owner HHs	2.42%	1.85%	0.91%
Median Household Income	1.81%	2.62%	2.41%
Households by Income	2021	2026	
	Number	Percent	Number
<\$15,000	549	7.1%	512
\$15,000 - \$24,999	329	4.2%	272
\$25,000 - \$34,999	412	5.3%	315
\$35,000 - \$49,999	822	10.6%	799
\$50,000 - \$74,999	1,389	17.8%	1,564
\$75,000 - \$99,999	1,246	16.0%	1,436
\$100,000 - \$149,999	1,648	21.2%	1,991
\$150,000 - \$199,999	668	8.6%	907
\$200,000+	725	9.3%	937
Median Household Income	\$81,291		\$88,923
Average Household Income	\$101,942		\$114,749
Per Capita Income	\$40,181		\$45,037
Population by Age	Census 2010	2021	2026
	Number	Percent	Number
0 - 4	773	6.4%	1,129
5 - 9	897	7.4%	1,156
10 - 14	853	7.1%	1,163
15 - 19	701	5.8%	1,181
20 - 24	631	5.2%	1,201
25 - 34	1,753	14.5%	2,918
35 - 44	2,138	17.7%	2,721
45 - 54	1,700	14.1%	2,765
55 - 64	1,281	10.6%	2,385
65 - 74	897	7.4%	1,808
75 - 84	374	3.1%	1,024
85+	88	0.7%	324
Race and Ethnicity	Census 2010	2021	2026
	Number	Percent	Number
White Alone	9,096	75.3%	13,334
Black Alone	642	5.3%	1,663
American Indian Alone	57	0.5%	108
Asian Alone	1,110	9.2%	2,067
Pacific Islander Alone	89	0.7%	164
Some Other Race Alone	458	3.8%	1,040
Two or More Races	634	5.2%	1,400
Hispanic Origin (Any Race)	1,595	13.2%	3,465

Data Note: Income is expressed in current dollars.

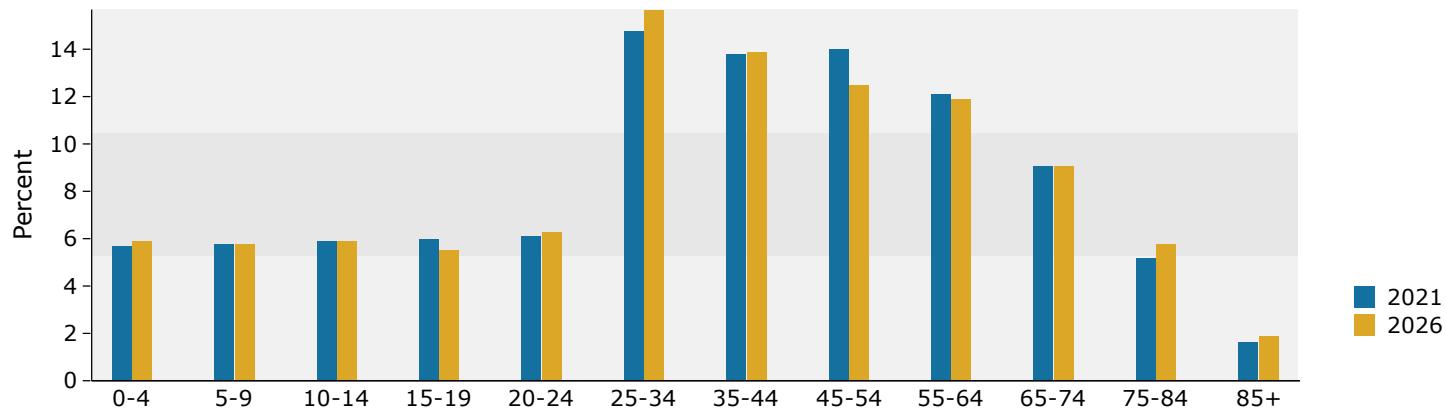
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

June 13, 2022

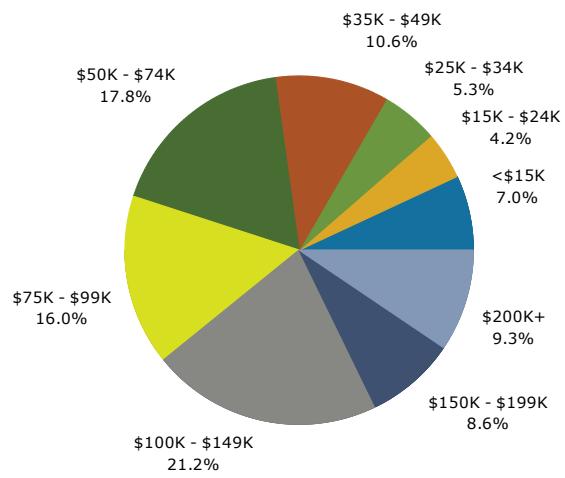
Trends 2021-2026



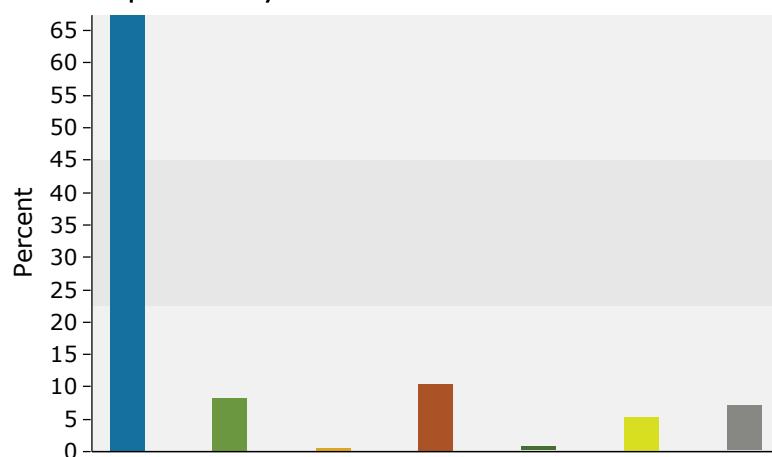
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 17.5%

Demographic and Income Profile

90 S Stephanie St, Henderson, Nevada, 89012
Ring: 3 mile radius

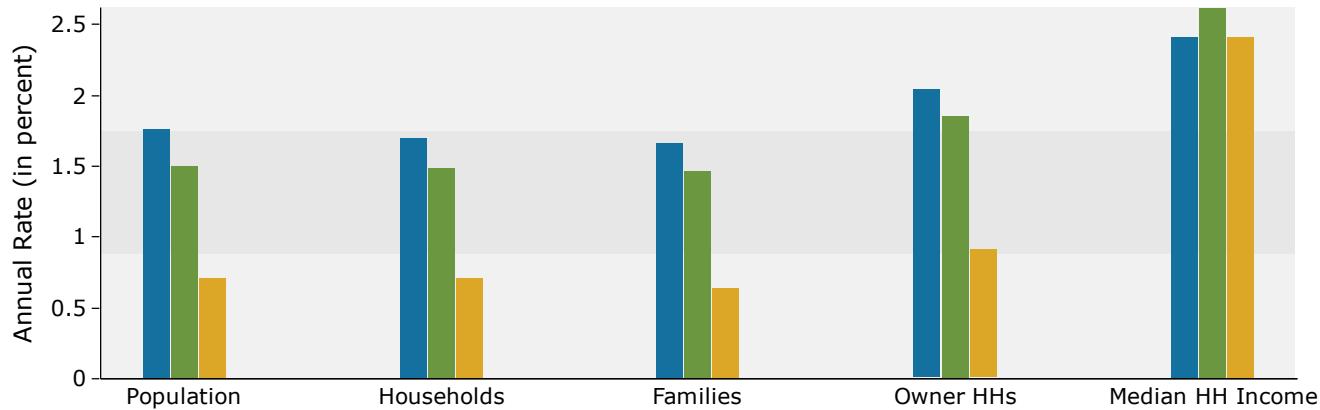
James S. Han, CCIM - 702.825.2125
Latitude: 36.02546
Longitude: -115.04663

Summary	Census 2010	2021	2026
Population	86,002	103,621	113,075
Households	34,651	41,735	45,402
Families	22,477	26,803	29,106
Average Household Size	2.47	2.48	2.49
Owner Occupied Housing Units	21,985	24,858	27,503
Renter Occupied Housing Units	12,666	16,877	17,899
Median Age	39.7	41.9	41.7
Trends: 2021-2026 Annual Rate	Area	State	National
Population	1.76%	1.50%	0.71%
Households	1.70%	1.49%	0.71%
Families	1.66%	1.46%	0.64%
Owner HHs	2.04%	1.85%	0.91%
Median Household Income	2.41%	2.62%	2.41%
Households by Income	2021	2026	
<\$15,000	2,595	6.2%	2,403
\$15,000 - \$24,999	1,995	4.8%	1,613
\$25,000 - \$34,999	2,718	6.5%	2,178
\$35,000 - \$49,999	4,404	10.6%	4,319
\$50,000 - \$74,999	7,936	19.0%	8,268
\$75,000 - \$99,999	5,681	13.6%	6,162
\$100,000 - \$149,999	8,137	19.5%	9,799
\$150,000 - \$199,999	3,828	9.2%	5,193
\$200,000+	4,443	10.6%	5,467
Median Household Income	\$79,240		\$89,259
Average Household Income	\$105,918		\$119,481
Per Capita Income	\$42,690		\$48,018
Population by Age	Census 2010	2021	2026
0 - 4	4,645	5.4%	5,126
5 - 9	5,283	6.1%	5,462
10 - 14	5,733	6.7%	5,638
15 - 19	5,446	6.3%	5,577
20 - 24	4,790	5.6%	5,758
25 - 34	11,291	13.1%	14,800
35 - 44	12,711	14.8%	13,522
45 - 54	12,698	14.8%	13,356
55 - 64	10,929	12.7%	13,883
65 - 74	7,479	8.7%	12,282
75 - 84	3,883	4.5%	6,281
85+	1,113	1.3%	1,936
Race and Ethnicity	Census 2010	2021	2026
White Alone	66,719	77.6%	72,791
Black Alone	4,313	5.0%	7,595
American Indian Alone	443	0.5%	594
Asian Alone	6,373	7.4%	9,402
Pacific Islander Alone	507	0.6%	750
Some Other Race Alone	3,580	4.2%	5,851
Two or More Races	4,066	4.7%	6,639
Hispanic Origin (Any Race)	11,913	13.9%	18,886

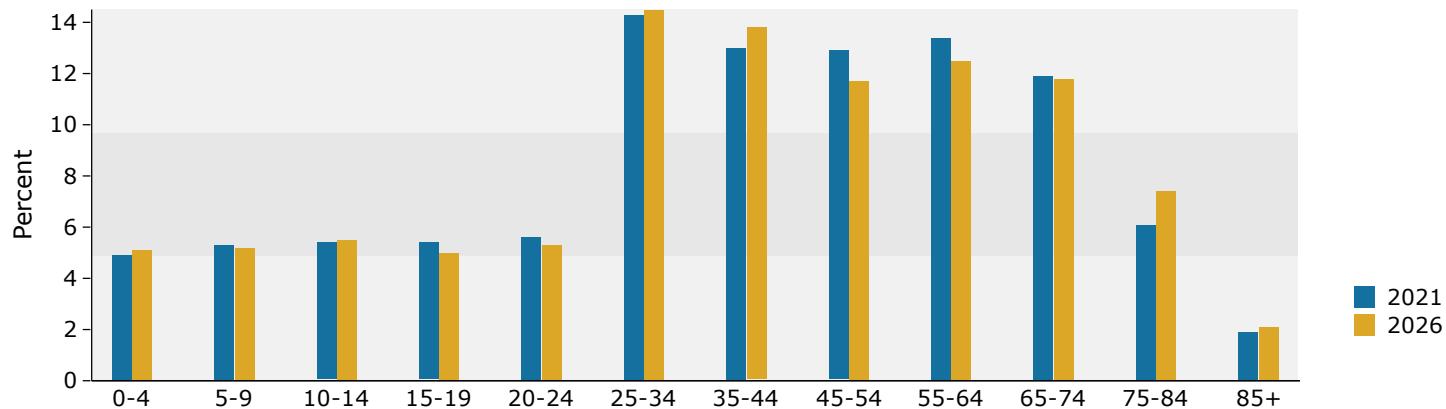
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

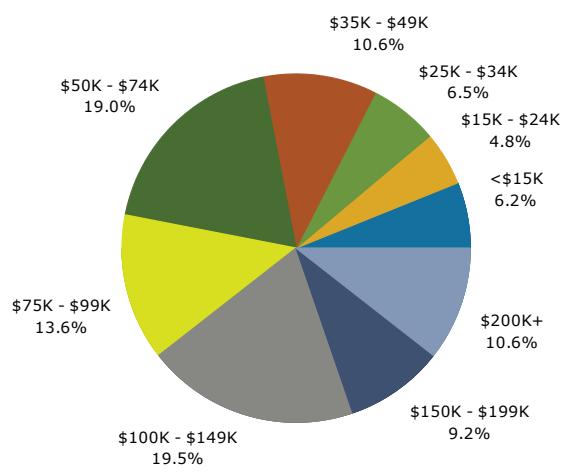
Trends 2021-2026



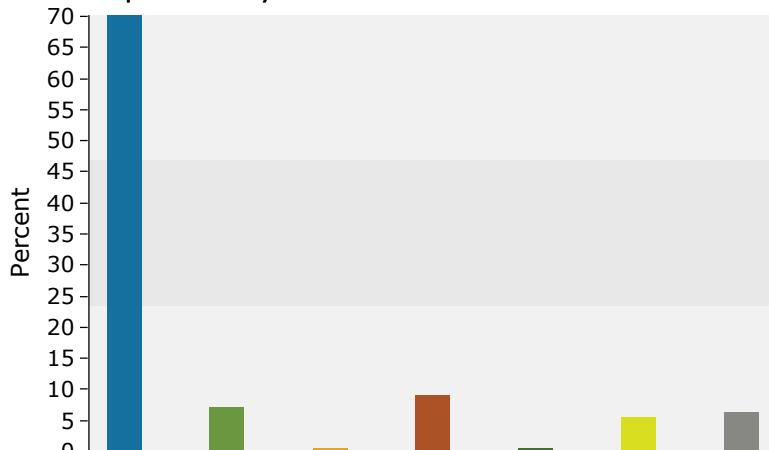
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 18.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

Demographic and Income Profile

90 S Stephanie St, Henderson, Nevada, 89012
Ring: 5 mile radius

James S. Han, CCIM - 702.825.2125
Latitude: 36.02546
Longitude: -115.04663

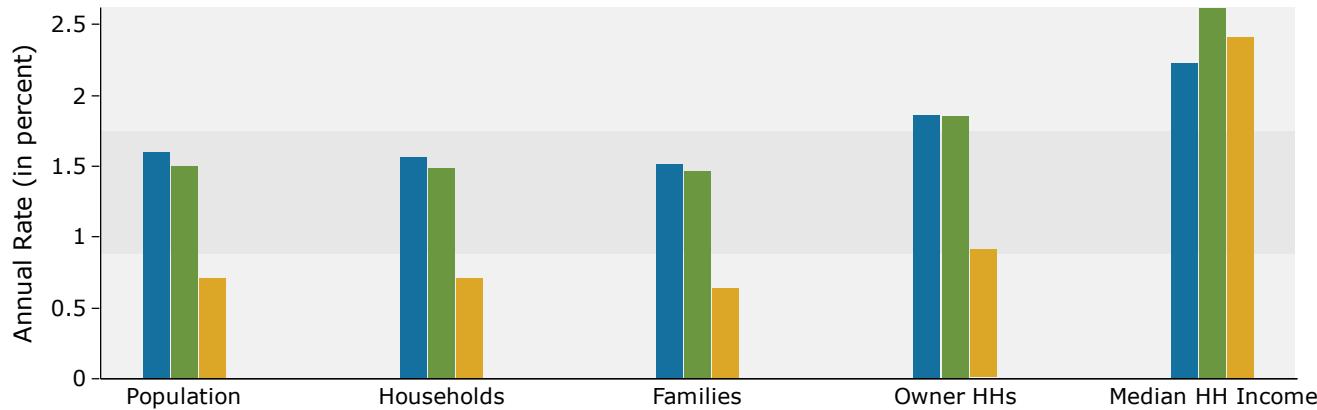
Summary	Census 2010	2021	2026	
Population	247,509	289,192	313,033	
Households	96,273	112,666	121,707	
Families	62,517	72,361	78,032	
Average Household Size	2.56	2.56	2.56	
Owner Occupied Housing Units	57,106	65,306	71,621	
Renter Occupied Housing Units	39,167	47,360	50,086	
Median Age	37.1	38.8	39.0	
Trends: 2021-2026 Annual Rate	Area	State	National	
Population	1.60%	1.50%	0.71%	
Households	1.56%	1.49%	0.71%	
Families	1.52%	1.46%	0.64%	
Owner HHs	1.86%	1.85%	0.91%	
Median Household Income	2.23%	2.62%	2.41%	
Households by Income	Number	Percent	Number	Percent
<\$15,000	9,028	8.0%	8,512	7.0%
\$15,000 - \$24,999	6,784	6.0%	5,711	4.7%
\$25,000 - \$34,999	8,011	7.1%	6,770	5.6%
\$35,000 - \$49,999	13,018	11.6%	12,753	10.5%
\$50,000 - \$74,999	21,471	19.1%	22,495	18.5%
\$75,000 - \$99,999	15,977	14.2%	17,650	14.5%
\$100,000 - \$149,999	19,689	17.5%	23,818	19.6%
\$150,000 - \$199,999	8,621	7.7%	11,601	9.5%
\$200,000+	10,066	8.9%	12,397	10.2%
Median Household Income	\$71,803		\$80,189	
Average Household Income	\$96,699		\$109,127	
Per Capita Income	\$37,549		\$42,286	
Population by Age	Census 2010	2021	2026	
0 - 4	15,258	6.2%	16,379	5.7%
5 - 9	16,248	6.6%	16,973	5.9%
10 - 14	16,828	6.8%	16,978	5.9%
15 - 19	16,341	6.6%	16,221	5.6%
20 - 24	15,842	6.4%	17,643	6.1%
25 - 34	35,632	14.4%	44,320	15.3%
35 - 44	37,055	15.0%	40,125	13.9%
45 - 54	35,782	14.5%	36,550	12.6%
55 - 64	29,313	11.8%	36,032	12.5%
65 - 74	17,842	7.2%	29,613	10.2%
75 - 84	8,718	3.5%	14,096	4.9%
85+	2,650	1.1%	4,262	1.5%
Race and Ethnicity	Census 2010	2021	2026	
White Alone	180,877	73.1%	189,219	65.4%
Black Alone	15,377	6.2%	24,869	8.6%
American Indian Alone	1,618	0.7%	2,076	0.7%
Asian Alone	18,791	7.6%	26,434	9.1%
Pacific Islander Alone	1,693	0.7%	2,331	0.8%
Some Other Race Alone	16,238	6.6%	24,421	8.4%
Two or More Races	12,915	5.2%	19,843	6.9%
Hispanic Origin (Any Race)	44,884	18.1%	65,937	22.8%

Data Note: Income is expressed in current dollars.

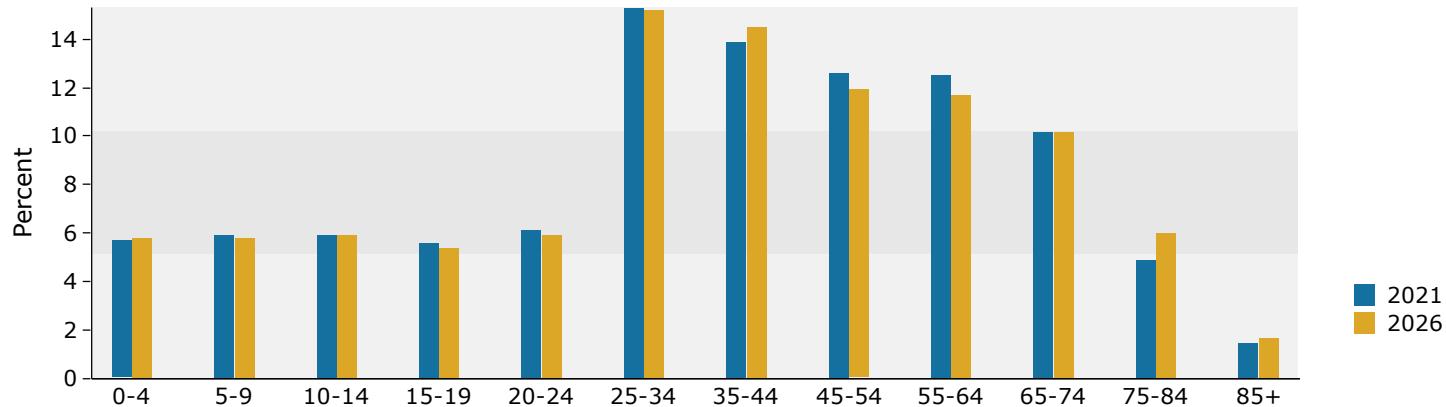
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

June 13, 2022

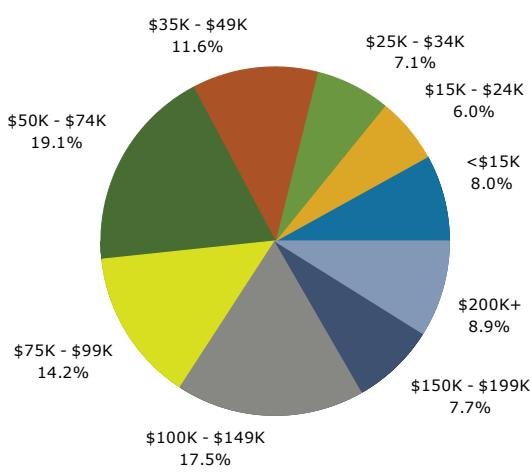
Trends 2021-2026



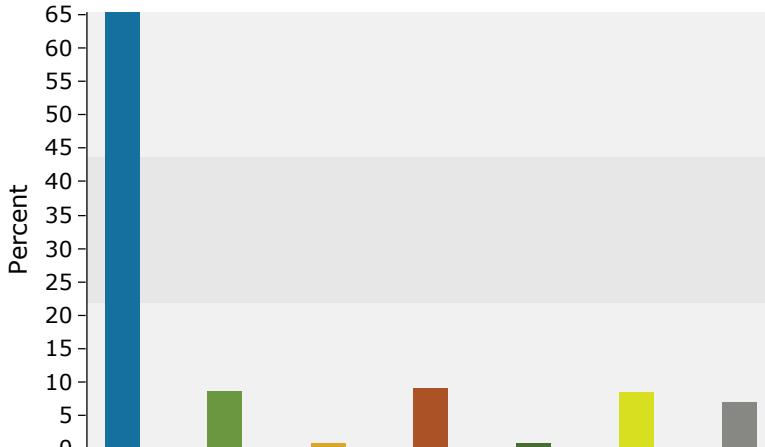
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 22.8%