

Demographic Summary Report

Building D 1100 Broadband Dr, Melbourne, FL 32901

Building Type: **Class B Office** Total Available: **0 SF**
 Class: **B** % Leased: **100%**
 RBA: **6,000 SF** Rent/SF/Yr: **-**
 Typical Floor: **6,000 SF**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2026 Projection	2,184		60,467		150,321	
2021 Estimate	2,087		57,248		141,743	
2010 Census	2,005		51,737		124,623	
Growth 2021 - 2026	4.65%		5.62%		6.05%	
Growth 2010 - 2021	4.09%		10.65%		13.74%	
2021 Population by Hispanic Origin	161		6,159		17,086	
2021 Population	2,087		57,248		141,743	
White	1,950	93.44%	47,753	83.41%	117,001	82.54%
Black	52	2.49%	4,961	8.67%	14,232	10.04%
Am. Indian & Alaskan	9	0.43%	250	0.44%	582	0.41%
Asian	39	1.87%	2,376	4.15%	5,251	3.70%
Hawaiian & Pacific Island	1	0.05%	37	0.06%	119	0.08%
Other	36	1.72%	1,871	3.27%	4,557	3.21%
U.S. Armed Forces	0		75		246	
Households						
2026 Projection	1,154		26,180		66,073	
2021 Estimate	1,106		24,850		62,557	
2010 Census	1,061		22,429		55,503	
Growth 2021 - 2026	4.34%		5.35%		5.62%	
Growth 2010 - 2021	4.24%		10.79%		12.71%	
Owner Occupied	830	75.05%	16,075	64.69%	40,575	64.86%
Renter Occupied	276	24.95%	8,775	35.31%	21,982	35.14%
2021 Households by HH Income	1,107		24,850		62,557	
Income: <\$25,000	331	29.90%	5,478	22.04%	12,505	19.99%
Income: \$25,000 - \$50,000	319	28.82%	6,428	25.87%	16,884	26.99%
Income: \$50,000 - \$75,000	186	16.80%	4,537	18.26%	11,529	18.43%
Income: \$75,000 - \$100,000	68	6.14%	2,581	10.39%	7,011	11.21%
Income: \$100,000 - \$125,000	139	12.56%	2,548	10.25%	5,304	8.48%
Income: \$125,000 - \$150,000	9	0.81%	1,116	4.49%	2,950	4.72%
Income: \$150,000 - \$200,000	37	3.34%	1,338	5.38%	3,404	5.44%
Income: \$200,000+	18	1.63%	824	3.32%	2,970	4.75%
2021 Avg Household Income	\$56,765		\$71,211		\$74,810	
2021 Med Household Income	\$43,015		\$52,850		\$53,796	

Daytime Employment Report

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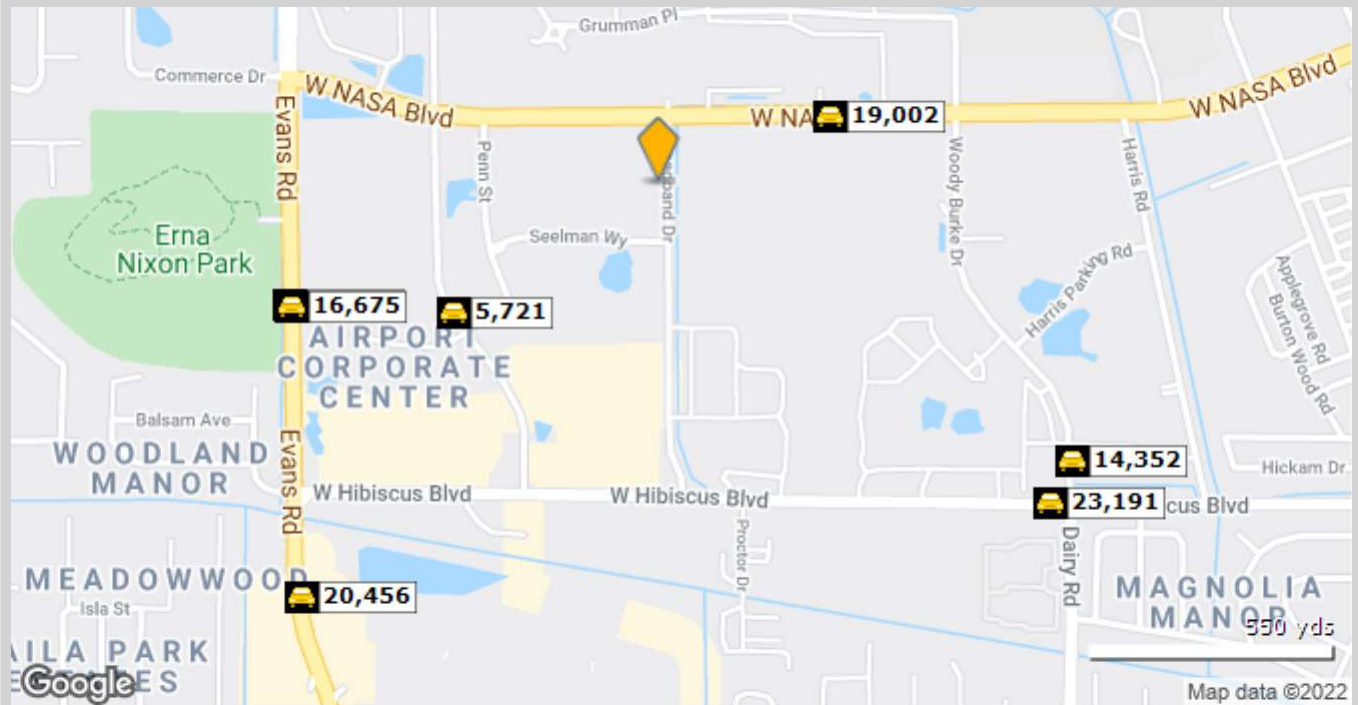
Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	678	7,568	11
Retail & Wholesale Trade	113	2,343	21
Hospitality & Food Service	32	881	28
Real Estate, Renting, Leasing	21	125	6
Finance & Insurance	23	388	17
Information	21	226	11
Scientific & Technology Services	77	901	12
Management of Companies	1	3	3
Health Care & Social Assistance	293	1,468	5
Educational Services	6	101	17
Public Administration & Sales	7	41	6
Arts, Entertainment, Recreation	4	41	10
Utilities & Waste Management	9	33	4
Construction	17	123	7
Manufacturing	11	725	66
Agriculture, Mining, Fishing	0	0	0
Other Services	43	169	4

Traffic Count Report

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Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 West Nasa Boulevard	Woody Burke Dr	0.17 E	2020	19,002	MPSI	.24
2 Gateway Drive	Penn St	0.03 SE	2020	5,721	MPSI	.31
3 Evans Rd	Crane Rd	0.24 S	2016	16,140	MPSI	.50
4 Evans Rd	Crane Rd	0.24 S	2020	16,675	MPSI	.50
5 Woody Burke Drive	W Hibiscus Blvd	0.06 S	2020	14,352	MPSI	.65
6 W Hibiscus Blvd	Woody Burke Dr	0.03 E	2016	16,620	MPSI	.66
7 W Hibiscus Blvd	Woody Burke Dr	0.03 E	2018	16,270	MPSI	.66
8 West Hibiscus Boulevard	Woody Burke Dr	0.03 E	2020	23,191	MPSI	.66
9 Evans Rd	Crane Rd	0.14 N	2016	19,800	MPSI	.71
10 Evans Rd	Crane Rd	0.14 N	2020	20,456	MPSI	.71