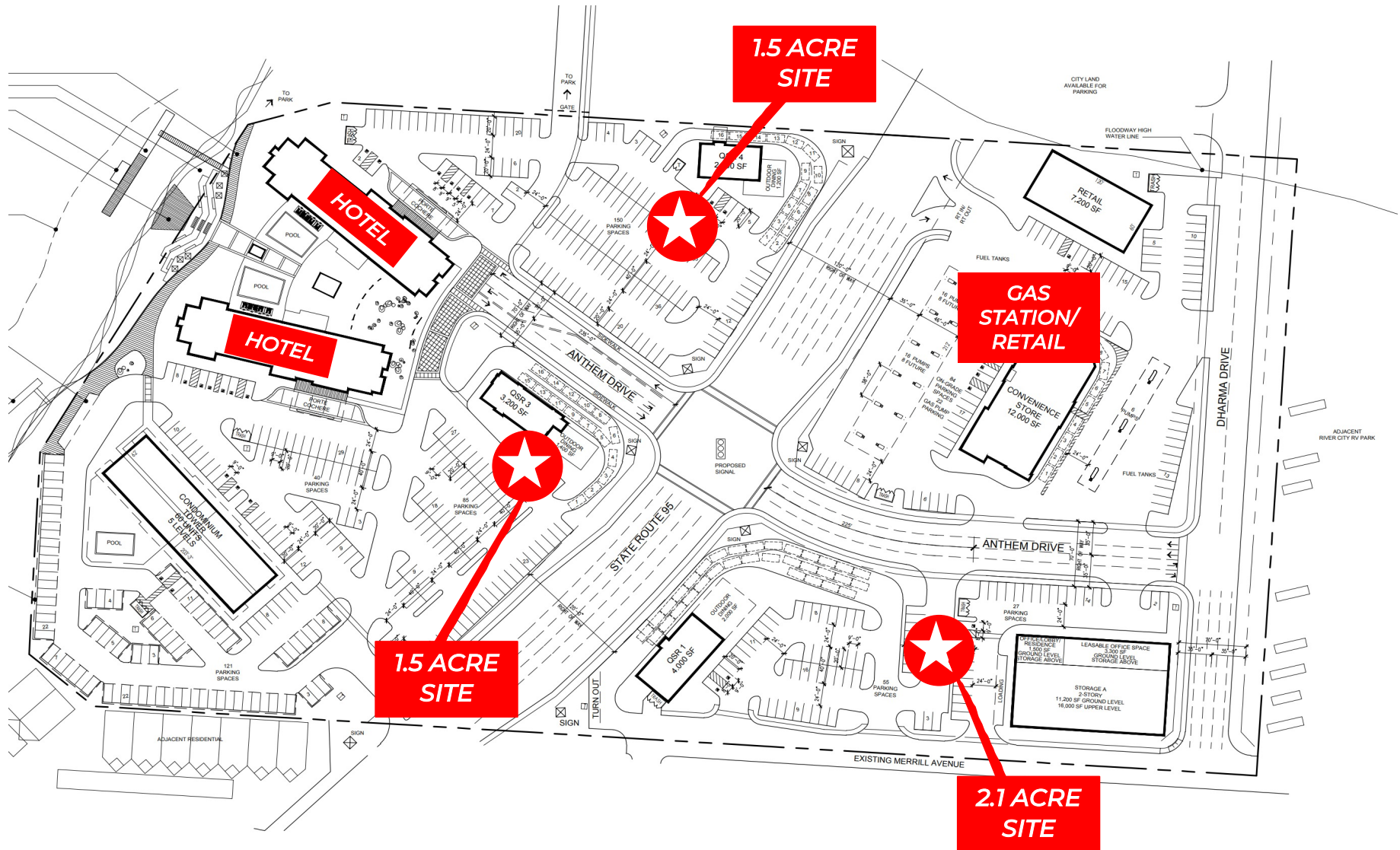


MIXED USE PROJECT FOR LEASE/GL/BTS

AZ-95 & MERRILL AVE.
BULLHEAD CITY, AZ



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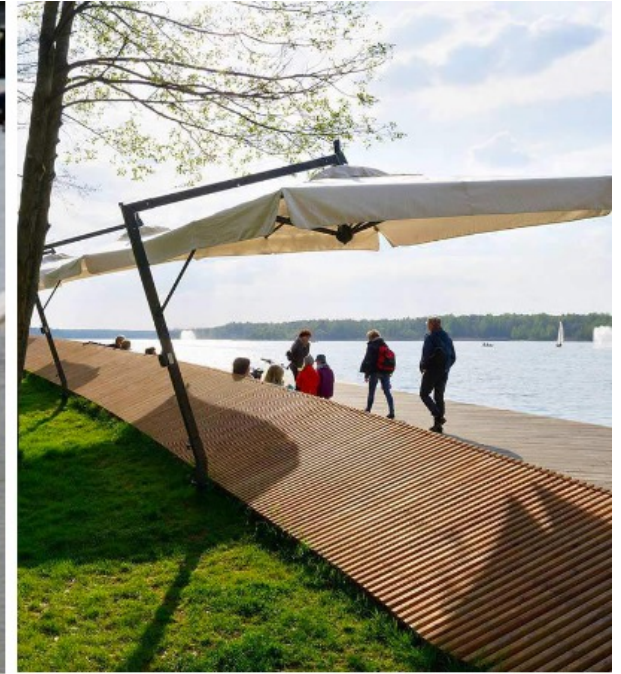
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MIXED-USE OPPORTUNITY



DEMOGRAPHIC REPORT

	1 mile	3 miles	5 miles
Population Summary			
2010 Total Population	1,895	20,780	43,145
2020 Total Population	2,217	21,717	46,228
2020 Group Quarters	61	170	213
2022 Total Population	2,291	21,923	46,726
2022 Group Quarters	61	170	213
2027 Total Population	2,306	22,208	47,575
2022-2027 Annual Rate	0.13%	0.26%	0.36%
2022 Total Daytime Population	16,950	39,899	60,085
Workers	15,754	26,002	29,886
Residents	1,196	13,897	30,199
Household Summary			
2010 Households	956	9,446	18,909
2010 Average Household Size	1.96	2.18	2.27
2020 Total Households	1,202	10,416	21,465
2020 Average Household Size	1.79	2.07	2.14
2022 Households	1,218	10,580	21,859
2022 Average Household Size	1.83	2.06	2.13
2027 Households	1,229	10,812	22,474
2027 Average Household Size	1.83	2.04	2.11
2022-2027 Annual Rate	0.18%	0.43%	0.56%
2010 Families	454	5,494	11,482
2010 Average Family Size	2.66	2.70	2.77
2022 Families	555	5,990	12,964
2022 Average Family Size	2.55	2.59	2.64
2027 Families	562	6,121	13,320
2027 Average Family Size	2.54	2.57	2.61
2022-2027 Annual Rate	0.25%	0.43%	0.54%
Housing Unit Summary			
2000 Housing Units	1,693	11,827	21,394
Owner Occupied Housing Units	37.3%	39.5%	41.6%
Renter Occupied Housing Units	33.0%	36.7%	33.8%
Vacant Housing Units	29.8%	23.8%	24.6%
2010 Housing Units	1,306	13,167	26,519
Owner Occupied Housing Units	38.4%	37.0%	40.6%
Renter Occupied Housing Units	34.8%	34.8%	30.7%
Vacant Housing Units	26.8%	28.3%	28.7%
2020 Housing Units	1,506	13,472	28,040
Vacant Housing Units	20.2%	22.7%	23.4%
2022 Housing Units	1,512	13,558	28,311
Owner Occupied Housing Units	32.5%	40.0%	44.4%
Renter Occupied Housing Units	48.1%	38.0%	32.8%
Vacant Housing Units	19.4%	22.0%	22.8%
2027 Housing Units	1,529	13,777	28,905
Owner Occupied Housing Units	33.9%	41.7%	46.3%
Renter Occupied Housing Units	46.5%	36.8%	31.5%
Vacant Housing Units	19.6%	21.5%	22.2%
Median Household Income			
2022	\$41,534	\$44,372	\$46,245
2027	\$51,395	\$54,098	\$54,682
Median Home Value			
2022	\$190,857	\$183,828	\$204,902
2027	\$275,781	\$286,839	\$289,222
Per Capita Income			
2022	\$37,628	\$28,785	\$29,295
2027	\$44,409	\$35,027	\$36,185
Median Age			
2010	54.6	50.4	49.9
2022	60.5	55.5	55.1
2027	61.9	56.2	55.9

DISCLAIMER:

This brochure has been prepared to provide summary, unverified financial and physical information to prospective buyers and/or lessees, and to establish only a preliminary level of interest in the subject property. The information contained herein is not a substitute for a thorough due diligence investigation.