

Demographic Detail Report

217 Second St, Agua Dulce, TX 78330

Building Type: **General Retail** Total Available: **0 SF**
 Secondary: **Restaurant** % Leased: **100%**
 GLA: **2,200 SF** Rent/SF/Yr: **-**
 Year Built: **2008**



Radius	1 Mile	2 Mile	5 Mile
Population			
2029 Projection	223	235	955
2024 Estimate	234	246	1,004
2020 Census	288	303	1,254
Growth 2024 - 2029	-4.70%	-4.47%	-4.88%
Growth 2020 - 2024	-18.75%	-18.81%	-19.94%
2024 Population by Age			
	234	246	1,004
Age 0 - 4	13 5.56%	13 5.28%	51 5.08%
Age 5 - 9	15 6.41%	15 6.10%	63 6.27%
Age 10 - 14	19 8.12%	19 7.72%	83 8.27%
Age 15 - 19	18 7.69%	19 7.72%	79 7.87%
Age 20 - 24	17 7.26%	18 7.32%	68 6.77%
Age 25 - 29	16 6.84%	17 6.91%	62 6.18%
Age 30 - 34	14 5.98%	15 6.10%	58 5.78%
Age 35 - 39	12 5.13%	14 5.69%	54 5.38%
Age 40 - 44	15 6.41%	16 6.50%	63 6.27%
Age 45 - 49	17 7.26%	18 7.32%	70 6.97%
Age 50 - 54	14 5.98%	15 6.10%	62 6.18%
Age 55 - 59	12 5.13%	12 4.88%	56 5.58%
Age 60 - 64	13 5.56%	14 5.69%	61 6.08%
Age 65 - 69	13 5.56%	13 5.28%	58 5.78%
Age 70 - 74	10 4.27%	10 4.07%	45 4.48%
Age 75 - 79	8 3.42%	8 3.25%	33 3.29%
Age 80 - 84	4 1.71%	5 2.03%	20 1.99%
Age 85+	5 2.14%	5 2.03%	19 1.89%
Age 65+	40 17.09%	41 16.67%	175 17.43%
Median Age	37.30	37.50	38.60
Average Age	38.30	38.40	38.90

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Radius	1 Mile	2 Mile	5 Mile
2024 Population By Race	234	246	1,004
White	96 41.03%	104 42.28%	468 46.61%
Black	4 1.71%	4 1.63%	12 1.20%
Am. Indian & Alaskan	0 0.00%	0 0.00%	3 0.30%
Asian	0 0.00%	0 0.00%	1 0.10%
Hawaiian & Pacific Island	0 0.00%	0 0.00%	0 0.00%
Other	133 56.84%	138 56.10%	519 51.69%
Population by Hispanic Origin	234	246	1,004
Non-Hispanic Origin	38 16.24%	43 17.48%	165 16.43%
Hispanic Origin	196 83.76%	203 82.52%	839 83.57%
2024 Median Age, Male	33.90	35.00	36.10
2024 Average Age, Male	35.90	36.30	37.20
2024 Median Age, Female	42.10	40.40	41.50
2024 Average Age, Female	41.20	40.40	40.70
2024 Population by Occupation Classification	184	194	792
Civilian Employed	102 55.43%	107 55.15%	429 54.17%
Civilian Unemployed	7 3.80%	7 3.61%	26 3.28%
Civilian Non-Labor Force	75 40.76%	80 41.24%	337 42.55%
Armed Forces	0 0.00%	0 0.00%	0 0.00%
Households by Marital Status			
Married	35	36	159
Married No Children	21	22	97
Married w/Children	14	14	62
2024 Population by Education	159	169	712
Some High School, No Diploma	37 23.27%	39 23.08%	149 20.93%
High School Grad (Incl Equivalency)	61 38.36%	65 38.46%	298 41.85%
Some College, No Degree	33 20.75%	36 21.30%	137 19.24%
Associate Degree	7 4.40%	7 4.14%	52 7.30%
Bachelor Degree	12 7.55%	13 7.69%	51 7.16%
Advanced Degree	9 5.66%	9 5.33%	25 3.51%

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Radius	1 Mile		2 Mile		5 Mile	
2024 Population by Occupation	183		193		763	
Real Estate & Finance	0	0.00%	0	0.00%	2	0.26%
Professional & Management	34	18.58%	37	19.17%	168	22.02%
Public Administration	19	10.38%	19	9.84%	49	6.42%
Education & Health	23	12.57%	25	12.95%	102	13.37%
Services	23	12.57%	25	12.95%	98	12.84%
Information	0	0.00%	0	0.00%	1	0.13%
Sales	14	7.65%	14	7.25%	52	6.82%
Transportation	0	0.00%	0	0.00%	0	0.00%
Retail	9	4.92%	10	5.18%	31	4.06%
Wholesale	2	1.09%	2	1.04%	7	0.92%
Manufacturing	2	1.09%	2	1.04%	12	1.57%
Production	22	12.02%	23	11.92%	83	10.88%
Construction	11	6.01%	11	5.70%	42	5.50%
Utilities	15	8.20%	16	8.29%	41	5.37%
Agriculture & Mining	6	3.28%	6	3.11%	57	7.47%
Farming, Fishing, Forestry	0	0.00%	0	0.00%	0	0.00%
Other Services	3	1.64%	3	1.55%	18	2.36%
2024 Worker Travel Time to Job	99		104		375	
<30 Minutes	54	54.55%	56	53.85%	210	56.00%
30-60 Minutes	33	33.33%	36	34.62%	128	34.13%
60+ Minutes	12	12.12%	12	11.54%	37	9.87%
2020 Households by HH Size	99		102		426	
1-Person Households	18	18.18%	18	17.65%	77	18.08%
2-Person Households	22	22.22%	23	22.55%	110	25.82%
3-Person Households	16	16.16%	17	16.67%	71	16.67%
4-Person Households	16	16.16%	16	15.69%	64	15.02%
5-Person Households	8	8.08%	8	7.84%	40	9.39%
6-Person Households	11	11.11%	11	10.78%	36	8.45%
7 or more Person Households	8	8.08%	9	8.82%	28	6.57%
2024 Average Household Size	2.90		2.90		2.90	
Households						
2029 Projection	76		78		320	
2024 Estimate	80		81		338	
2020 Census	99		102		426	
Growth 2024 - 2029	-5.00%		-3.70%		-5.33%	
Growth 2020 - 2024	-19.19%		-20.59%		-20.66%	

Demographic Detail Report

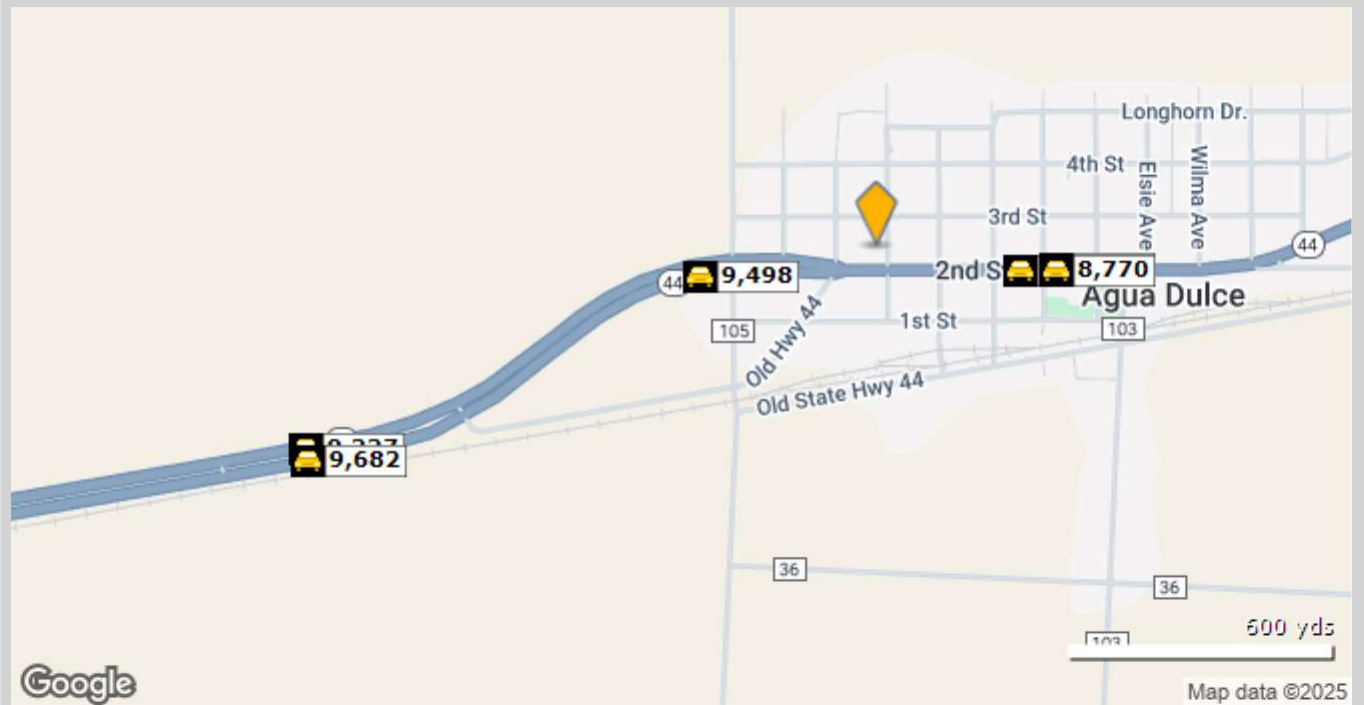
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Radius	1 Mile	2 Mile	5 Mile
2024 Households by HH Income	80	81	337
<\$25,000	16 20.00%	17 20.99%	77 22.85%
\$25,000 - \$50,000	23 28.75%	23 28.40%	87 25.82%
\$50,000 - \$75,000	10 12.50%	10 12.35%	38 11.28%
\$75,000 - \$100,000	22 27.50%	22 27.16%	66 19.58%
\$100,000 - \$125,000	3 3.75%	3 3.70%	32 9.50%
\$125,000 - \$150,000	2 2.50%	2 2.47%	23 6.82%
\$150,000 - \$200,000	0 0.00%	0 0.00%	1 0.30%
\$200,000+	4 5.00%	4 4.94%	13 3.86%
2024 Avg Household Income	\$68,750	\$67,975	\$69,246
2024 Med Household Income	\$52,500	\$51,250	\$52,143
2024 Occupied Housing	80	81	337
Owner Occupied	66 82.50%	67 82.72%	279 82.79%
Renter Occupied	14 17.50%	14 17.28%	58 17.21%
2020 Housing Units	82	85	357
1 Unit	82 100.00%	85 100.00%	354 99.16%
2 - 4 Units	0 0.00%	0 0.00%	3 0.84%
5 - 19 Units	0 0.00%	0 0.00%	0 0.00%
20+ Units	0 0.00%	0 0.00%	0 0.00%
2024 Housing Value	66	67	280
<\$100,000	34 51.52%	35 52.24%	143 51.07%
\$100,000 - \$200,000	25 37.88%	25 37.31%	69 24.64%
\$200,000 - \$300,000	2 3.03%	2 2.99%	42 15.00%
\$300,000 - \$400,000	5 7.58%	5 7.46%	16 5.71%
\$400,000 - \$500,000	0 0.00%	0 0.00%	0 0.00%
\$500,000 - \$1,000,000	0 0.00%	0 0.00%	10 3.57%
\$1,000,000+	0 0.00%	0 0.00%	0 0.00%
2024 Median Home Value	\$97,058	\$95,713	\$97,901
2024 Housing Units by Yr Built	91	96	431
Built 2010+	0 0.00%	1 1.04%	29 6.73%
Built 2000 - 2010	3 3.30%	4 4.17%	48 11.14%
Built 1990 - 1999	7 7.69%	8 8.33%	73 16.94%
Built 1980 - 1989	7 7.69%	8 8.33%	60 13.92%
Built 1970 - 1979	19 20.88%	19 19.79%	61 14.15%
Built 1960 - 1969	26 28.57%	26 27.08%	77 17.87%
Built 1950 - 1959	19 20.88%	19 19.79%	51 11.83%
Built <1949	10 10.99%	11 11.46%	32 7.42%
2024 Median Year Built	1965	1966	1978

Traffic Count Report

217 Second St, Agua Dulce, TX 78330

Building Type: **General Retail**
 Secondary: **Restaurant**
 GLA: **2,200 SF**
 Year Built: **2008**
 Total Available: **0 SF**
 % Leased: **100%**
 Rent/SF/Yr: -



Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 2nd Street	Simmons Ave	0.03 E	2023	9,575	MPSI	.19
2 Second Street	Simmons Ave	0.03 E	2025	9,608	MPSI	.19
3 2nd Street	Simmons Ave	0.03 E	2024	9,638	MPSI	.19
4 State Hwy 44	Co Rd 105	0.04 E	2018	9,498	MPSI	.23
5 2nd St	Simmons Ave	0.02 W	2025	9,297	MPSI	.24
6 2nd St	Simmons Ave	0.02 W	2024	8,770	MPSI	.24
7 TX 360	State Hwy 44	0.21 E	2025	9,309	MPSI	.79
8 Old Hwy 44	State Hwy 44	0.21 E	2023	9,227	MPSI	.79
9 State Hwy 44	E FM 2044	0.23 E	2023	9,479	MPSI	.79
10 TX 44	State Hwy 44	0.21 E	2024	9,682	MPSI	.79