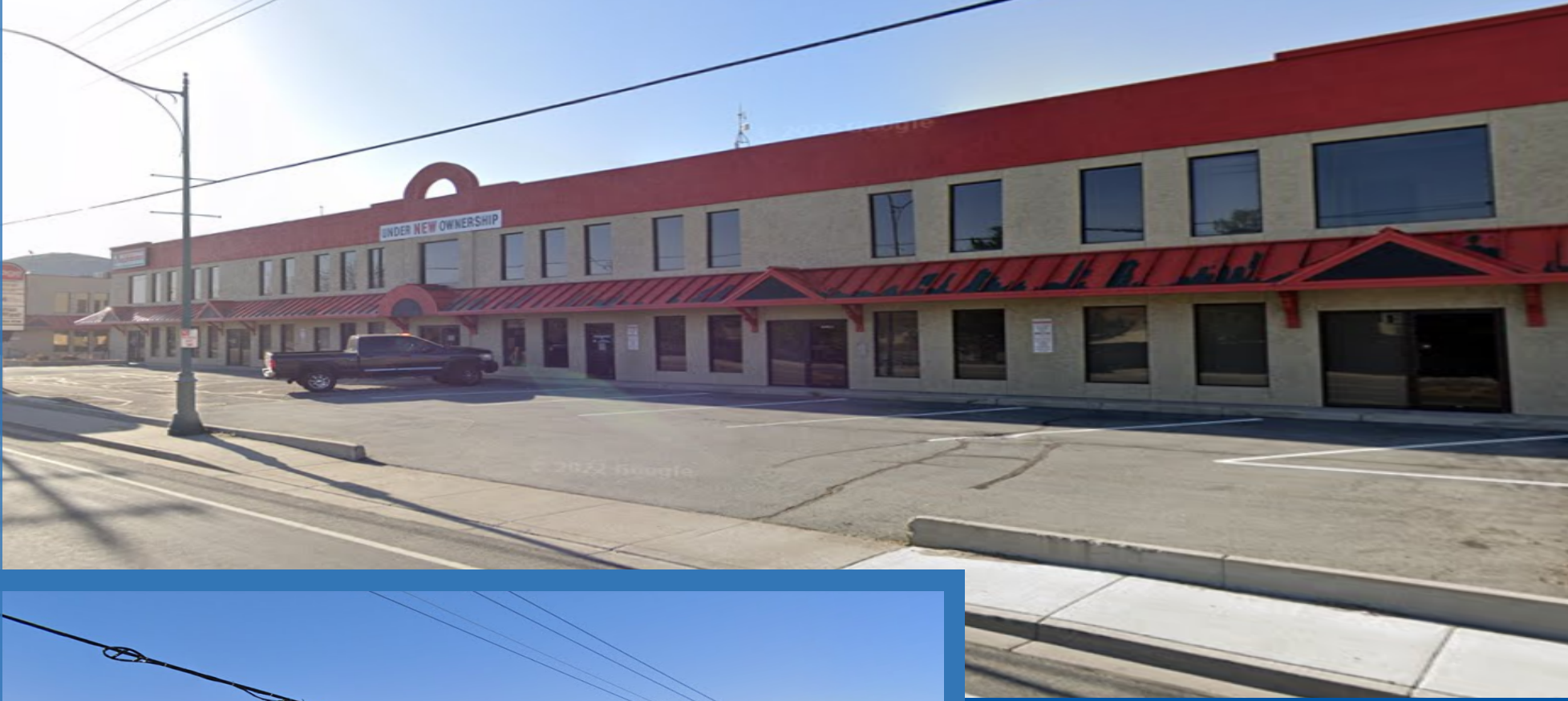


1175 & 1179 Fairview Dr



1175 & 1179 Fairview Dr
Carson City, NV 89701

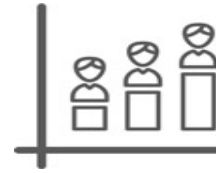
RE/MAX
COMMERCIAL®

THE SPACE

Location	1175 & 1179 Fairview Dr, Carson City, NV, 89701
COUNTY	Carson County
Cross Street	Haynie Cir
Traffic Count	21752

HIGHLIGHTS

- Easy access off the freeway
- Excellent visibility
- Monument signage available
- Full Service Lease
- Multiple office spaces available



POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
12,315	50,844	64,548



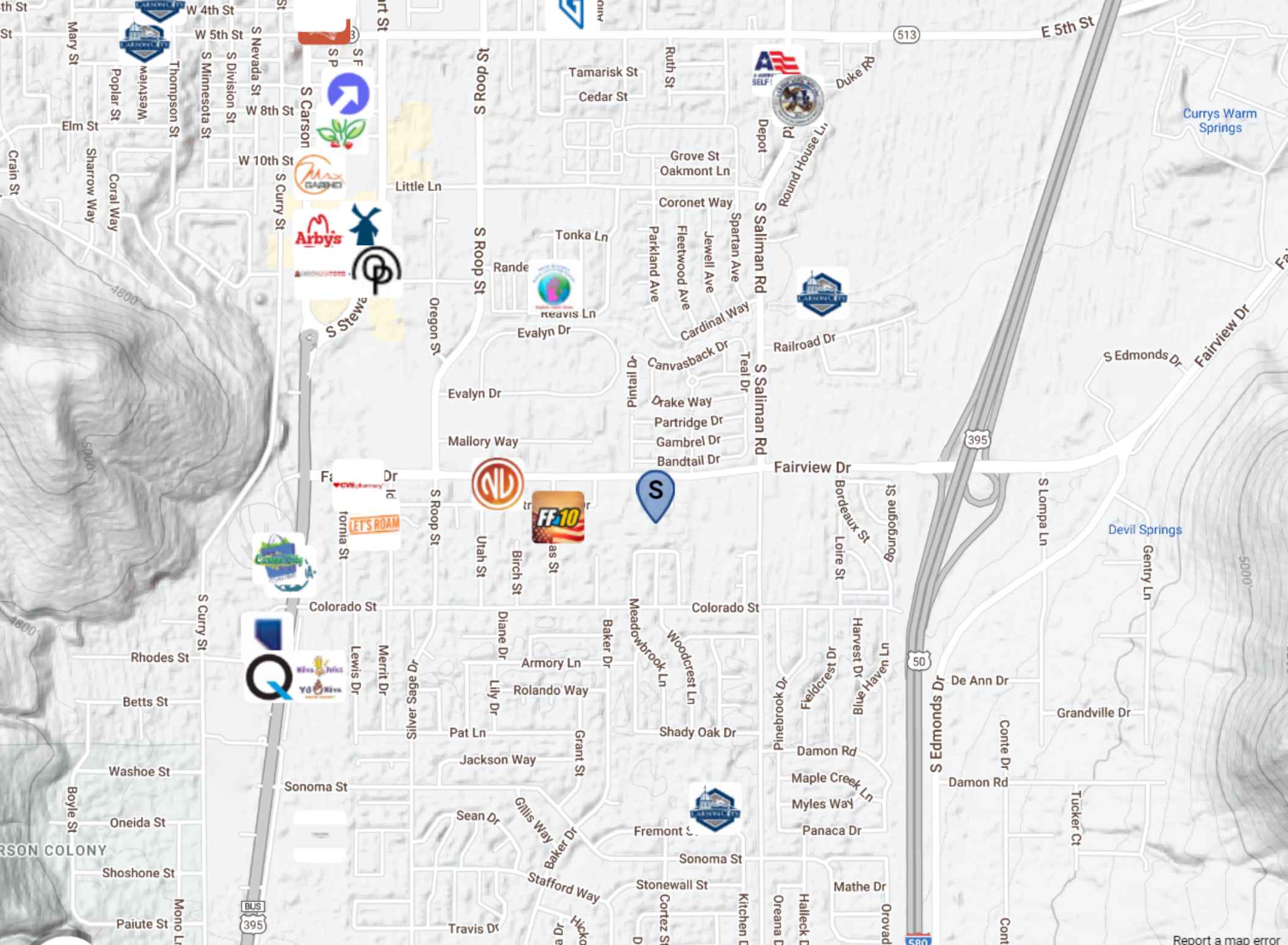
AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$77,968	\$78,998	\$83,329



NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
4,790	20,272	25,894



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POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	10,371	44,949	56,202
2010 Population	11,953	47,315	60,217
2022 Population	12,315	50,844	64,548
2027 Population	12,638	51,607	65,244
2022 African American	375	1,088	1,226
2022 American Indian	209	1,293	1,581
2022 Asian	368	1,227	1,621
2022 Hispanic	2,911	13,708	16,364
2022 Other Race	1,395	6,647	7,770
2022 White	8,360	33,511	43,651
2022 Multiracial	1,578	6,961	8,542
2022-2027: Population: Growth Rate	2.60 %	1.50 %	1.05 %
2022 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	414	2,113	2,582
\$15,000-\$24,999	452	1,609	1,910
\$25,000-\$34,999	338	1,428	1,762
\$35,000-\$49,999	610	2,759	3,425
\$50,000-\$74,999	1,024	4,105	5,144
\$75,000-\$99,999	733	2,799	3,917
\$100,000-\$149,999	937	4,019	4,956
\$150,000-\$199,999	149	833	1,141
\$200,000 or greater	133	607	1,057
Median HH Income	\$61,611	\$61,044	\$63,508
Average HH Income	\$77,968	\$78,998	\$83,329

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	4,506	18,134	22,763
2010 Total Households	4,493	18,180	23,375
2022 Total Households	4,790	20,272	25,894
2027 Total Households	4,982	20,724	26,359
2022 Average Household Size	2.31	2.34	2.36
2000 Owner Occupied Housing	2,767	10,560	13,854
2000 Renter Occupied Housing	1,515	6,620	7,734
2022 Owner Occupied Housing	2,888	11,028	15,037
2022 Renter Occupied Housing	1,902	9,245	10,857
2022 Vacant Housing	177	954	1,171
2022 Total Housing	4,967	21,226	27,065
2027 Owner Occupied Housing	2,925	11,291	15,349
2027 Renter Occupied Housing	2,056	9,433	11,010
2027 Vacant Housing	162	940	1,147
2027 Total Housing	5,144	21,664	27,506
2022-2027: Households: Growth Rate	3.95 %	2.20 %	1.80 %

Source: esri

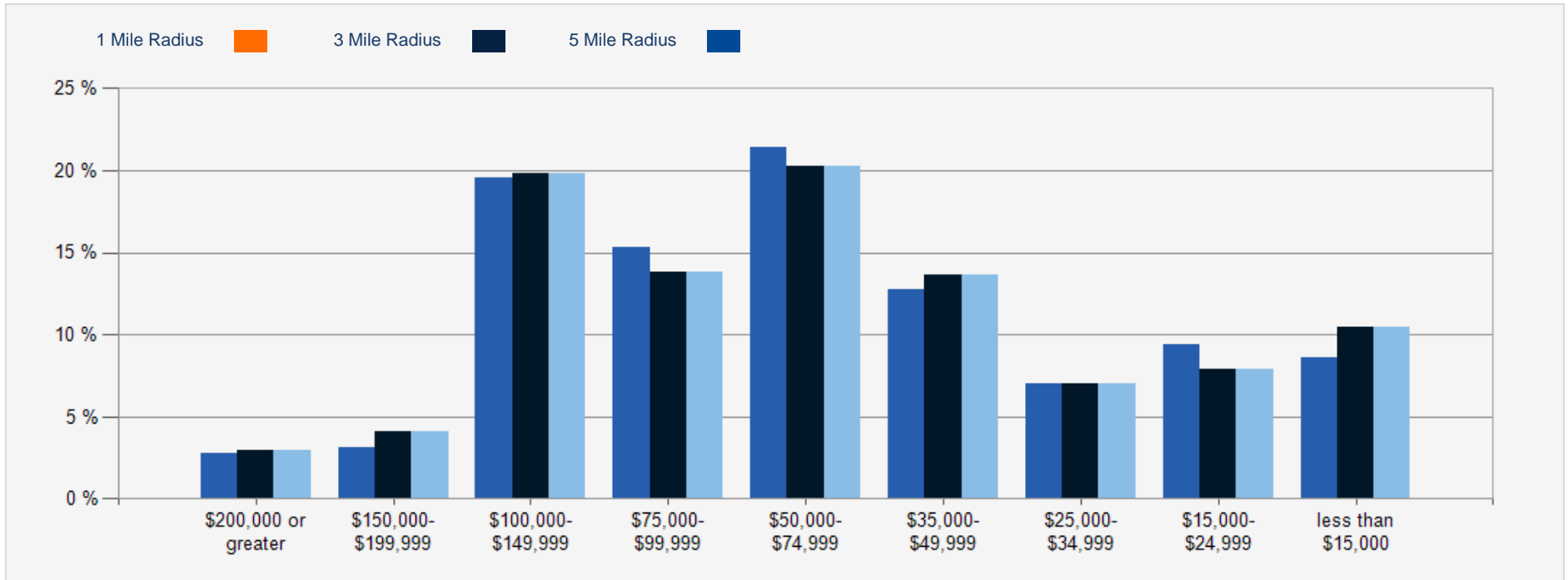
2022 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2022 Population Age 30-34	840	3,286	3,998
2022 Population Age 35-39	854	3,166	3,930
2022 Population Age 40-44	785	3,014	3,766
2022 Population Age 45-49	689	2,863	3,564
2022 Population Age 50-54	755	3,104	3,975
2022 Population Age 55-59	830	3,398	4,386
2022 Population Age 60-64	818	3,419	4,622
2022 Population Age 65-69	722	3,199	4,304
2022 Population Age 70-74	662	2,776	3,661
2022 Population Age 75-79	485	1,979	2,573
2022 Population Age 80-84	317	1,300	1,682
2022 Population Age 85+	329	1,426	1,786
2022 Population Age 18+	10,112	41,005	51,991
2022 Median Age	42	42	43

2022 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$65,394	\$61,634	\$62,348
Average Household Income 25-34	\$79,859	\$76,311	\$77,846
Median Household Income 35-44	\$82,348	\$76,301	\$78,621
Average Household Income 35-44	\$98,112	\$92,586	\$97,717
Median Household Income 45-54	\$76,807	\$76,869	\$78,679
Average Household Income 45-54	\$92,839	\$93,933	\$98,987
Median Household Income 55-64	\$70,307	\$70,493	\$74,639
Average Household Income 55-64	\$84,693	\$87,015	\$93,481
Median Household Income 65-74	\$53,527	\$55,781	\$58,898
Average Household Income 65-74	\$68,628	\$73,404	\$77,838
Average Household Income 75+	\$52,720	\$58,269	\$60,963

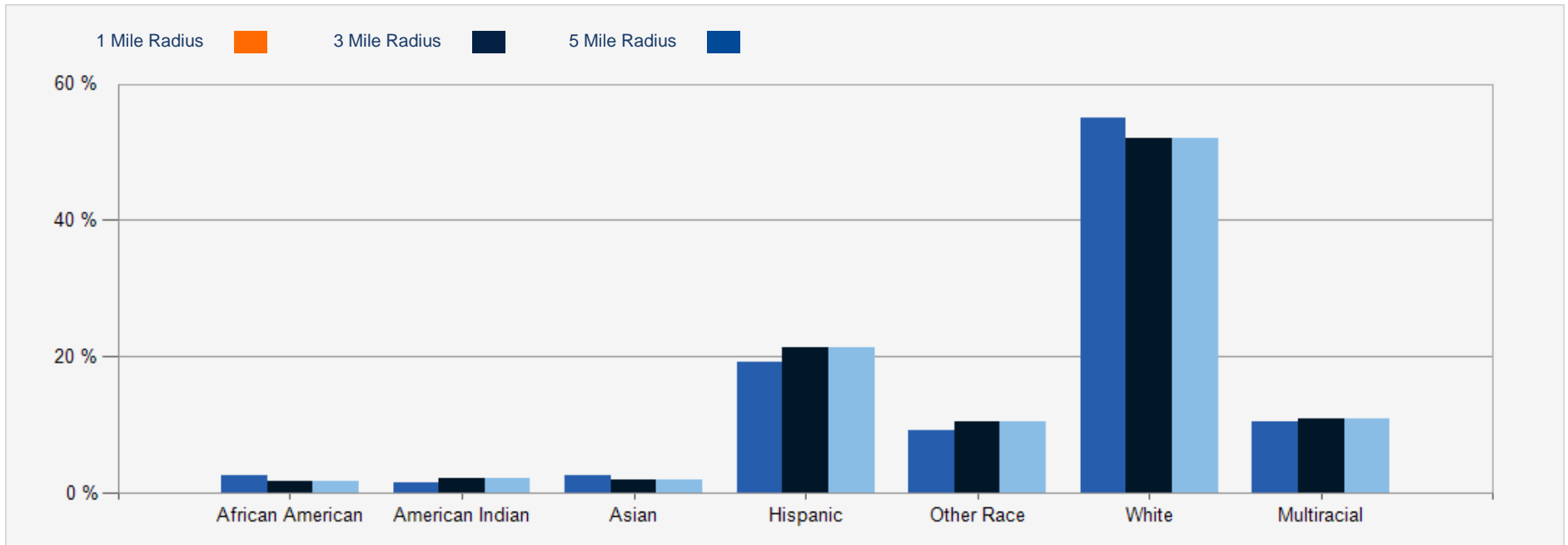
2027 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2027 Population Age 30-34	882	3,428	4,142
2027 Population Age 35-39	842	3,291	4,072
2027 Population Age 40-44	856	3,216	4,056
2027 Population Age 45-49	767	2,980	3,750
2027 Population Age 50-54	651	2,790	3,511
2027 Population Age 55-59	744	3,023	3,905
2027 Population Age 60-64	802	3,316	4,340
2027 Population Age 65-69	772	3,290	4,413
2027 Population Age 70-74	698	2,940	3,868
2027 Population Age 75-79	598	2,453	3,196
2027 Population Age 80-84	413	1,613	2,064
2027 Population Age 85+	353	1,501	1,887
2027 Population Age 18+	10,414	41,739	52,638
2027 Median Age	42	42	43

2027 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$76,465	\$73,885	\$75,229
Average Household Income 25-34	\$91,517	\$89,417	\$91,572
Median Household Income 35-44	\$98,311	\$89,060	\$91,359
Average Household Income 35-44	\$111,930	\$107,402	\$114,181
Median Household Income 45-54	\$87,161	\$89,692	\$91,545
Average Household Income 45-54	\$105,637	\$109,390	\$116,078
Median Household Income 55-64	\$82,022	\$83,272	\$86,094
Average Household Income 55-64	\$96,195	\$102,323	\$110,534
Median Household Income 65-74	\$63,971	\$68,430	\$72,015
Average Household Income 65-74	\$83,301	\$89,403	\$94,306
Average Household Income 75+	\$65,880	\$73,181	\$75,706

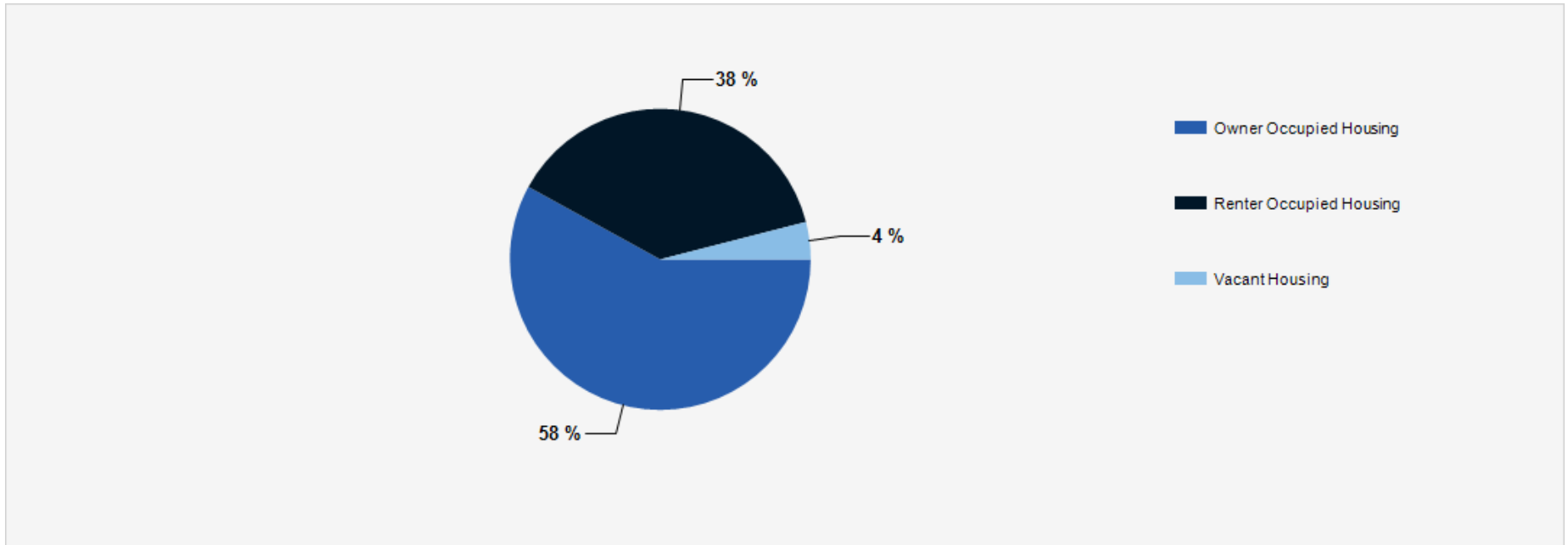
2022 Household Income



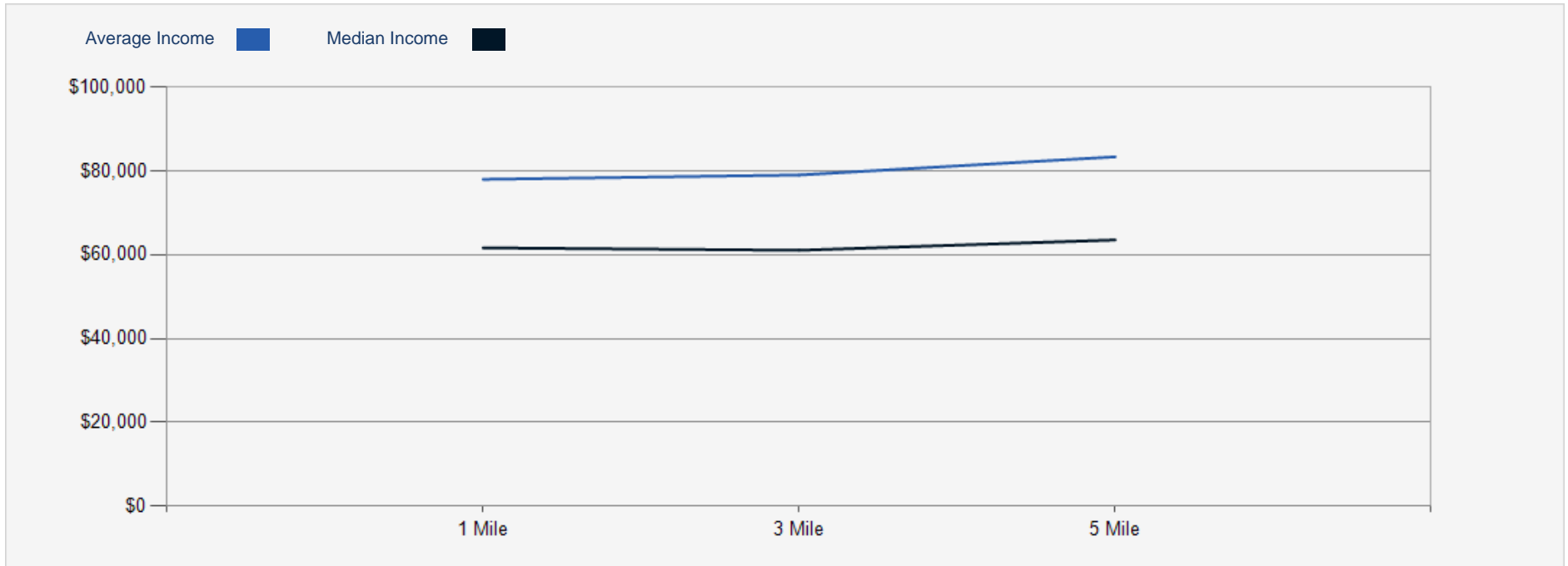
2022 Population by Race



2022 Household Occupancy - 1 Mile Radius



2022 Household Income Average and Median



1175 & 1179 Fairview Dr



Exclusively Marketed by:

Kevin Sigstad

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