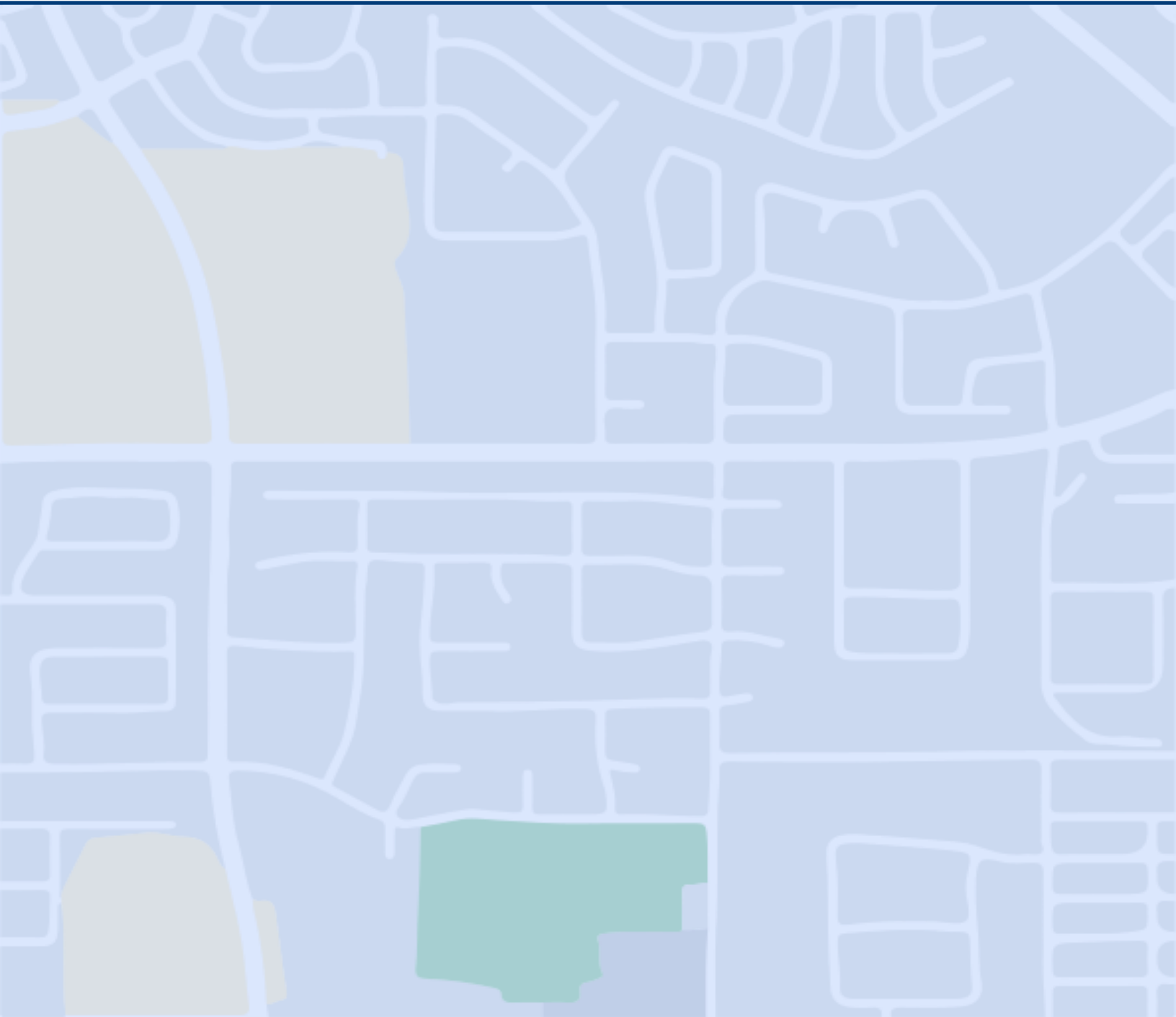


Pearl Pointe

1 E Pearl St · 1 E Pearl St, Burlington, NJ 08016, USA



Pearl Pointe

1 E Pearl St · 1 E Pearl St, Burlington, NJ 08016, USA

1 Mile

3 Miles

5 Miles

Trade Area Size

Square Miles	3.1	28.3	78.5
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Demographic & Consumer Spend Overview

	Current Year 5 Yr Forecast		Current Year 5 Yr Forecast		Current Year 5 Yr Forecast	
Total Population	6,736	6,993	69,329	70,921	183,091	185,606
Workday Population	7,547	--	60,951	--	153,198	--
Total Households	2,862	3,032	26,279	26,994	69,293	70,551
Avg. Household Income	\$91.3k	\$100k	\$104.1k	\$112.9k	\$109.7k	\$118.6k
Total Consumer Spend	\$185.1m	\$198.8m	\$1.7b	\$1.9b	\$4.1b	\$4.5b

1 Mile

3 Miles

5 Miles

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Consumer Spending	Current Year 5 Yr Forecast		Current Year 5 Yr Forecast		Current Year 5 Yr Forecast ^	
Total Retail	\$136m	\$145m	\$1b	\$1b	\$3b	\$3b
Food	\$24m	\$25m	\$218m	\$232m	\$513m	\$547m
Alcohol	\$2m	\$2m	\$15m	\$16m	\$36m	\$38m
Housing	\$63m	\$68m	\$565m	\$611m	\$1b	\$1b
Apparel	\$6m	\$6m	\$55m	\$60m	\$129m	\$140m
Transportation	\$32m	\$34m	\$300m	\$323m	\$717m	\$771m
Health	\$15m	\$16m	\$137m	\$147m	\$337m	\$360m
Entertainment	\$8m	\$9m	\$79m	\$85m	\$192m	\$205m
Personal Care	\$3m	\$3m	\$23m	\$25m	\$55m	\$59m

Overview	1 miles		3 miles		5 miles ^	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Population	6,736	6,993	69,329	70,921	183,091	185,606
Workday Population	7,547	--	60,951	--	153,198	--
Population Growth: Curre...	--	3.815%	--	2.296%	--	1.374%

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Households

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Total Households	2,862	3,032	26,279	26,994	69,293	70,551
Nonfamily Households	--	--	--	--	--	--

Housing Units

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Total Housing Units	3,259	3,435	27,878	28,622	73,177	74,558
Vacant Housing Units	397	404	1,599	1,628	3,884	4,007
Renter Occupied Housing ...	1,460	1,575	9,184	9,461	21,318	21,811
Owner Occupied Housing ...	1,402	1,457	17,095	17,533	47,974	48,740

Gender

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Male	3,248	3,374	33,700	34,459	88,699	89,906
Female	3,488	3,619	35,629	36,462	94,392	95,701

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Ethnicity	1 miles		3 miles		5 miles		^
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast	
White	2,768	2,493	35,262	33,289	94,102	88,872	
Black	2,784	3,147	19,416	21,231	50,366	53,612	
American Indian	22	24	218	243	589	651	
Asian	145	154	3,957	4,351	11,954	13,098	
Native Hawaiian / Pacific I...	1	2	32	34	84	89	
Other	364	441	4,018	4,587	9,979	11,539	
2+ Races	653	732	6,425	7,186	16,017	17,746	
% Hispanic	13.465%	16.231%	13.374%	15.268%	12.12%	14.001%	

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Age	1 miles		3 miles		5 miles		^
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast	
Age 0 - 4	385	385	3,612	3,613	9,438	9,368	
Age 5 - 9	416	425	3,752	3,732	9,747	9,603	
Age 10 - 14	395	396	4,110	3,805	10,540	9,888	
Age 15 - 17	239	236	2,675	2,536	6,769	6,408	
Age 18 - 20	240	244	2,662	2,631	6,760	6,649	
Age 21 - 24	321	341	3,471	3,671	8,844	9,314	
Age 25 - 34	917	842	8,648	8,595	22,978	22,366	
Age 35 - 44	952	1,049	9,052	9,354	24,115	24,708	
Age 45 - 54	738	830	8,583	8,765	22,637	22,885	
Age 55 - 64	874	762	10,135	9,250	26,674	24,097	
Age 65 - 74	764	868	7,545	8,808	21,027	23,946	
Age 75 - 84	388	489	3,668	4,620	10,066	12,611	
Age 85+	108	126	1,417	1,542	3,495	3,763	
Median Age	40	41	42	43	42	43	
Median Age, Male	38	39	40	41	40	41	
Median Age, Female	42	43	43	44	44	45	
Average Age	41	42	41	42	42	43	
Average Age, Male	39	43	40	44	40	44	
Average Age, Female	42	--	42	--	43	--	

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Marital Status	1 miles		3 miles		5 miles		^
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast	
Never Married	2,248	2,368	21,217	21,951	56,136	57,502	
Married, Spouse Present	1,782	1,835	24,002	24,783	65,336	66,618	
Married, Spouse Absent	378	399	2,722	2,816	6,744	6,914	
Divorced	694	729	5,820	5,996	15,312	15,657	
Widowed	439	456	4,093	4,226	9,837	10,055	

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Value of Owner Occupied Housing Units

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
< \$20,000	14	12	218	181	760	662
\$20,000 - \$39,999	8	3	171	175	608	576
\$40,000 - \$59,999	8	10	90	73	374	330
\$60,000 - \$79,999	6	5	108	68	307	268
\$80,000 - \$99,999	21	9	168	133	552	397
\$100,000 - \$149,999	208	140	1,121	768	2,779	1,982
\$150,000 - \$199,999	343	349	2,364	1,520	5,748	3,555
\$200,000 - \$299,999	388	399	5,803	5,376	15,703	14,290
\$300,000 - \$399,999	246	261	3,772	4,256	10,682	11,505
\$400,000 - \$499,999	127	166	2,316	2,687	6,191	7,574
\$500,000 - \$749,999	28	88	648	1,799	3,007	5,482
\$750,000 - \$999,999	3	11	163	301	811	1,400
\$1,000,000 - \$1,499,999	--	1	55	94	191	435
\$1,500,000 - \$1,999,999	--	1	20	29	94	96
\$2,000,000+	1	1	79	74	169	188
Median Value	\$229k	\$254.1k	\$278.4k	\$315.5k	\$290.6k	\$328.3k
Average Value	\$243.4k	\$276.2k	\$304k	\$346.5k	\$320.1k	\$364.5k

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Types of Housing Units	1 miles		3 miles		5 miles		^
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast	
Single Unit Detached	1,221	1,272	16,414	16,829	45,270	46,012	
Single Unit Attached	1,203	1,255	4,973	5,116	11,147	11,403	
2 Units	189	205	865	889	1,810	1,849	
3 to 4 Units	169	182	1,327	1,354	2,490	2,535	
5 to 19 Units	252	268	2,146	2,199	6,512	6,675	
20 to 49 Units	45	49	1,112	1,133	2,623	2,669	
50+ Units	181	205	1,031	1,091	2,657	2,741	
Mobile Home	--	--	6	7	665	668	
Other	--	--	3	4	4	5	

Pearl Pointe

1 E Pearl St · 1 E Pearl St, Burlington, NJ 08016, USA

Household Income	1 miles		3 miles		5 miles		^
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast	
<\$15,000	420	404	2,501	2,382	5,048	4,817	
\$15,000-\$24,999	230	246	1,584	1,542	3,927	3,732	
\$25,000-\$34,999	168	182	1,604	1,546	3,993	3,788	
\$35,000-\$49,999	235	270	2,410	2,218	6,295	5,749	
\$50,000-\$74,999	422	378	4,527	4,339	11,236	10,829	
\$75,000-\$99,999	371	361	3,511	3,582	9,650	9,489	
\$100,000-\$124,999	322	325	2,757	2,839	8,122	8,087	
\$125,000-\$149,999	218	265	2,133	2,285	6,460	6,697	
\$150,000-\$199,999	228	279	2,628	2,863	7,351	8,165	
\$200,000-\$249,999	128	147	1,235	1,545	3,181	4,096	
\$250,000-\$499,999	93	131	1,032	1,346	2,906	3,598	
\$500,000+	27	43	358	508	1,123	1,504	
Median Household income	\$68k	\$72.5k	\$82.4k	\$88.6k	\$88.5k	\$94.8k	
Average Household Income	\$91.3k	\$100k	\$104.1k	\$112.9k	\$109.7k	\$118.6k	

Pearl Pointe

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Education

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
< 9th Grade	204	217	1,441	1,480	3,161	3,234
No High School Degree	362	383	3,096	3,189	7,631	7,822
High School Graduate	1,530	1,607	16,572	17,193	43,761	44,944
Some College, No Degree	1,115	1,169	10,637	11,073	28,231	29,035
Associate's Degree	329	345	4,098	4,255	10,852	11,119
Bachelor's Degree	789	817	9,119	9,484	25,167	25,750
Master's Degree	292	303	3,107	3,225	9,526	9,724
Professional Degree	62	69	539	574	1,333	1,372
Doctorate Degree	56	57	438	462	1,332	1,376

Labor Force

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Civilian Labor Force, Empl...	3,213	3,347	35,930	37,153	94,984	97,121
Civilian Labor Force, Une...	417	440	2,885	2,990	7,334	7,530
Armed Forces	31	30	224	230	690	711
Not in Labor Force	1,800	1,893	17,923	18,553	48,098	49,246
% Civilian Labor Force Une...	12%	12%	8%	8%	7%	7%

Pearl Pointe

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Transportation to Work

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Worked at Home	178	186	3,412	3,535	10,366	10,575
Walked	141	146	557	571	1,044	1,073
Bicycle	43	46	144	149	265	275
Carpooled	329	343	3,050	3,160	7,974	8,190
Drove Alone	2,488	2,589	27,194	28,167	71,942	73,684
Public Transport	60	62	824	856	2,274	2,326
Other	18	18	545	565	1,206	1,240

Travel Time to Work

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Travel Time: < 15 Minutes	754	786	7,653	7,886	19,594	20,030
Travel Time: 15 - 29 Minutes	1,184	1,234	12,032	12,454	31,979	32,795
Travel Time: 30 - 44 Minutes	785	816	7,997	8,312	20,826	21,360
Travel Time: 45 - 59 Minutes	90	95	2,408	2,498	6,965	7,121
Travel Time: 60+ Minutes	331	341	3,502	3,641	9,095	9,309
Average Travel Time	29	29	31	31	31	31

Pearl Pointe

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Population by Industry

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Accommdtn/Food Svcs	202	211	1,997	2,053	4,363	4,443
Admin/Spprt/Waste Mgmt	93	99	1,234	1,264	3,535	3,605
Agriculture/Forest/Fish/H...	--	2	20	27	187	193
Entertainment/Rec	79	83	975	1,012	2,263	2,318
Construction	134	141	1,679	1,731	5,922	6,044
Educational Svcs	226	235	2,849	2,944	8,137	8,333
Fin/Insur/RE/Rent/Lse	151	157	2,247	2,337	6,577	6,737
Health Care/Soc Asst	589	613	6,750	6,987	15,956	16,346
Information	69	71	670	709	1,762	1,824
Mgmt of Companies	1	1	66	68	163	156
Total Manufacturing	215	221	3,105	3,215	8,530	8,720
Oth Svcs, Not Pub Admin	56	59	1,110	1,145	3,218	3,303
Prof/Sci/Tech/Admin	231	239	2,337	2,428	6,124	6,258
Public Administration	244	249	2,010	2,092	5,529	5,682
Retail Trade	510	530	5,361	5,562	13,782	14,135
Transport/Warehse/Utils	425	445	2,963	3,063	7,191	7,391
Wholesale Trade	100	102	1,062	1,092	3,712	3,785

Pearl Pointe

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Population by Occupation

1 miles

3 miles

5 miles



	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Architect/Engineer	20	19	423	439	1,554	1,584
Arts/Entertain/Sports	24	25	378	390	1,022	1,039
Building Grounds Maint	155	171	1,208	1,256	2,779	2,843
Business/Financial Ops	203	204	2,362	2,453	6,446	6,585
Community/Soc Svcs	103	107	834	862	1,997	2,034
Computer/Mathematical	40	40	1,040	1,078	3,025	3,084
Construction/Extraction	97	104	1,331	1,381	4,258	4,350
Edu/Training/Library	169	172	1,995	2,060	5,281	5,405
Farm/Fish/Forestry	--	--	4	8	37	44
Food Prep/Serving	179	185	1,495	1,534	3,392	3,450
Health Practitioner/Tec	174	179	2,485	2,582	6,344	6,513
Healthcare Support	168	175	2,276	2,351	4,719	4,844
Maintenance Repair	112	116	1,167	1,202	3,783	3,884
Legal	21	23	480	499	1,274	1,310
Life/Phys/Soc Science	37	39	351	371	1,054	1,101
Management	209	219	2,462	2,560	7,144	7,313
Office/Admin Support	615	638	5,013	5,181	13,385	13,692
Production	154	163	2,091	2,167	5,172	5,307
Protective Svcs	80	84	710	728	2,212	2,262
Sales/Related	313	319	3,245	3,339	9,150	9,341
Personal Care/Svc	57	60	965	1,005	2,440	2,521
Transportation/Moving	396	416	4,122	4,282	10,483	10,768
White Collar	1,926	1,983	21,067	21,813	57,676	59,002
Blue Collar	758	799	8,711	9,033	23,697	24,308
Service & Farm	639	676	6,657	6,882	15,578	15,963