

Demographic Detail Report

401 Studewood St, Houston, TX 77007

Building Type: **Class C Office** Total Available: **10,000 SF**
 Class: **C** % Leased: **58.49%**
 RBA: **24,088 SF** Rent/SF/Yr: **Negotiable**
 Typical Floor: **12,044 SF**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2022 Projection	19,287		186,155		448,238	
2017 Estimate	17,722		171,675		413,232	
2010 Census	16,168		156,274		379,061	
Growth 2017 - 2022	8.83%		8.43%		8.47%	
Growth 2010 - 2017	9.61%		9.86%		9.01%	
2017 Population by Age						
	17,722		171,675		413,232	
Age 0 - 4	1,360	7.67%	12,160	7.08%	30,170	7.30%
Age 5 - 9	1,124	6.34%	10,077	5.87%	26,460	6.40%
Age 10 - 14	797	4.50%	7,576	4.41%	21,699	5.25%
Age 15 - 19	562	3.17%	6,320	3.68%	19,272	4.66%
Age 20 - 24	687	3.88%	8,339	4.86%	23,771	5.75%
Age 25 - 29	1,380	7.79%	14,570	8.49%	34,899	8.45%
Age 30 - 34	1,950	11.00%	18,729	10.91%	40,291	9.75%
Age 35 - 39	1,900	10.72%	17,654	10.28%	36,553	8.85%
Age 40 - 44	1,634	9.22%	15,142	8.82%	31,573	7.64%
Age 45 - 49	1,338	7.55%	12,659	7.37%	27,366	6.62%
Age 50 - 54	1,178	6.65%	11,482	6.69%	25,934	6.28%
Age 55 - 59	1,112	6.27%	10,867	6.33%	25,425	6.15%
Age 60 - 64	951	5.37%	9,134	5.32%	22,150	5.36%
Age 65 - 69	705	3.98%	6,722	3.92%	17,075	4.13%
Age 70 - 74	452	2.55%	4,285	2.50%	11,554	2.80%
Age 75 - 79	267	1.51%	2,588	1.51%	7,564	1.83%
Age 80 - 84	163	0.92%	1,647	0.96%	5,277	1.28%
Age 85+	163	0.92%	1,723	1.00%	6,196	1.50%
Age 65+	1,750	9.87%	16,965	9.88%	47,666	11.53%
Median Age	37.60		37.30		36.40	
Average Age	37.20		37.20		37.00	

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Radius	1 Mile		3 Mile		5 Mile	
2017 Population By Race	17,722		171,675		413,232	
White	15,392	86.85%	136,636	79.59%	302,307	73.16%
Black	1,012	5.71%	22,836	13.30%	80,911	19.58%
Am. Indian & Alaskan	158	0.89%	1,497	0.87%	3,784	0.92%
Asian	722	4.07%	7,622	4.44%	19,210	4.65%
Hawaiian & Pacific Island	19	0.11%	130	0.08%	342	0.08%
Other	420	2.37%	2,954	1.72%	6,678	1.62%
Population by Hispanic Origin	17,722		171,675		413,232	
Non-Hispanic Origin	11,986	67.63%	106,475	62.02%	251,916	60.96%
Hispanic Origin	5,736	32.37%	65,200	37.98%	161,317	39.04%
2017 Median Age, Male	38.20		37.80		36.50	
2017 Average Age, Male	37.20		37.40		36.70	
2017 Median Age, Female	37.00		36.60		36.20	
2017 Average Age, Female	37.10		37.00		37.30	
2017 Population by Occupation Classification	14,329		140,594		331,046	
Civilian Employed	10,809	75.43%	95,126	67.66%	213,963	64.63%
Civilian Unemployed	324	2.26%	3,046	2.17%	9,131	2.76%
Civilian Non-Labor Force	3,196	22.30%	42,371	30.14%	107,880	32.59%
Armed Forces	0	0.00%	51	0.04%	72	0.02%
Households by Marital Status						
Married	2,632		22,439		54,797	
Married No Children	1,634		14,545		33,589	
Married w/Children	998		7,894		21,208	
2017 Population by Education	14,094		134,381		308,174	
Some High School, No Diploma	1,254	8.90%	21,665	16.12%	58,014	18.83%
High School Grad (Incl Equivalency)	1,454	10.32%	20,162	15.00%	50,315	16.33%
Some College, No Degree	2,113	14.99%	23,845	17.74%	58,391	18.95%
Associate Degree	900	6.39%	7,177	5.34%	16,313	5.29%
Bachelor Degree	4,623	32.80%	34,711	25.83%	69,484	22.55%
Advanced Degree	3,750	26.61%	26,821	19.96%	55,657	18.06%

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Radius	1 Mile		3 Mile		5 Mile	
2017 Population by Occupation	20,474		180,905		404,648	
Real Estate & Finance	960	4.69%	7,345	4.06%	15,979	3.95%
Professional & Management	9,372	45.78%	71,258	39.39%	142,872	35.31%
Public Administration	291	1.42%	2,465	1.36%	5,398	1.33%
Education & Health	1,747	8.53%	16,432	9.08%	41,017	10.14%
Services	907	4.43%	10,892	6.02%	28,892	7.14%
Information	97	0.47%	1,504	0.83%	3,489	0.86%
Sales	1,869	9.13%	18,565	10.26%	43,239	10.69%
Transportation	357	1.74%	4,022	2.22%	10,325	2.55%
Retail	645	3.15%	7,117	3.93%	17,189	4.25%
Wholesale	322	1.57%	3,938	2.18%	7,791	1.93%
Manufacturing	1,203	5.88%	9,430	5.21%	19,332	4.78%
Production	530	2.59%	7,449	4.12%	19,630	4.85%
Construction	497	2.43%	5,236	2.89%	17,434	4.31%
Utilities	638	3.12%	4,923	2.72%	10,892	2.69%
Agriculture & Mining	614	3.00%	5,846	3.23%	10,304	2.55%
Farming, Fishing, Forestry	0	0.00%	32	0.02%	229	0.06%
Other Services	425	2.08%	4,451	2.46%	10,636	2.63%
2017 Worker Travel Time to Job	10,261		90,713		204,255	
<30 Minutes	7,301	71.15%	64,070	70.63%	140,050	68.57%
30-60 Minutes	2,634	25.67%	23,398	25.79%	54,177	26.52%
60+ Minutes	326	3.18%	3,245	3.58%	10,028	4.91%
2010 Households by HH Size	8,229		68,499		158,680	
1-Person Households	3,684	44.77%	29,779	43.47%	64,272	40.50%
2-Person Households	2,773	33.70%	22,253	32.49%	48,542	30.59%
3-Person Households	949	11.53%	7,610	11.11%	18,810	11.85%
4-Person Households	501	6.09%	4,452	6.50%	13,053	8.23%
5-Person Households	186	2.26%	2,205	3.22%	7,020	4.42%
6-Person Households	79	0.96%	1,161	1.69%	3,645	2.30%
7 or more Person Households	57	0.69%	1,039	1.52%	3,338	2.10%
2017 Average Household Size	1.90		2.00		2.20	
Households						
2022 Projection	9,636		82,086		188,632	
2017 Estimate	8,873		75,355		173,353	
2010 Census	8,228		68,499		158,679	
Growth 2017 - 2022	8.60%		8.93%		8.81%	
Growth 2010 - 2017	7.84%		10.01%		9.25%	

Demographic Detail Report

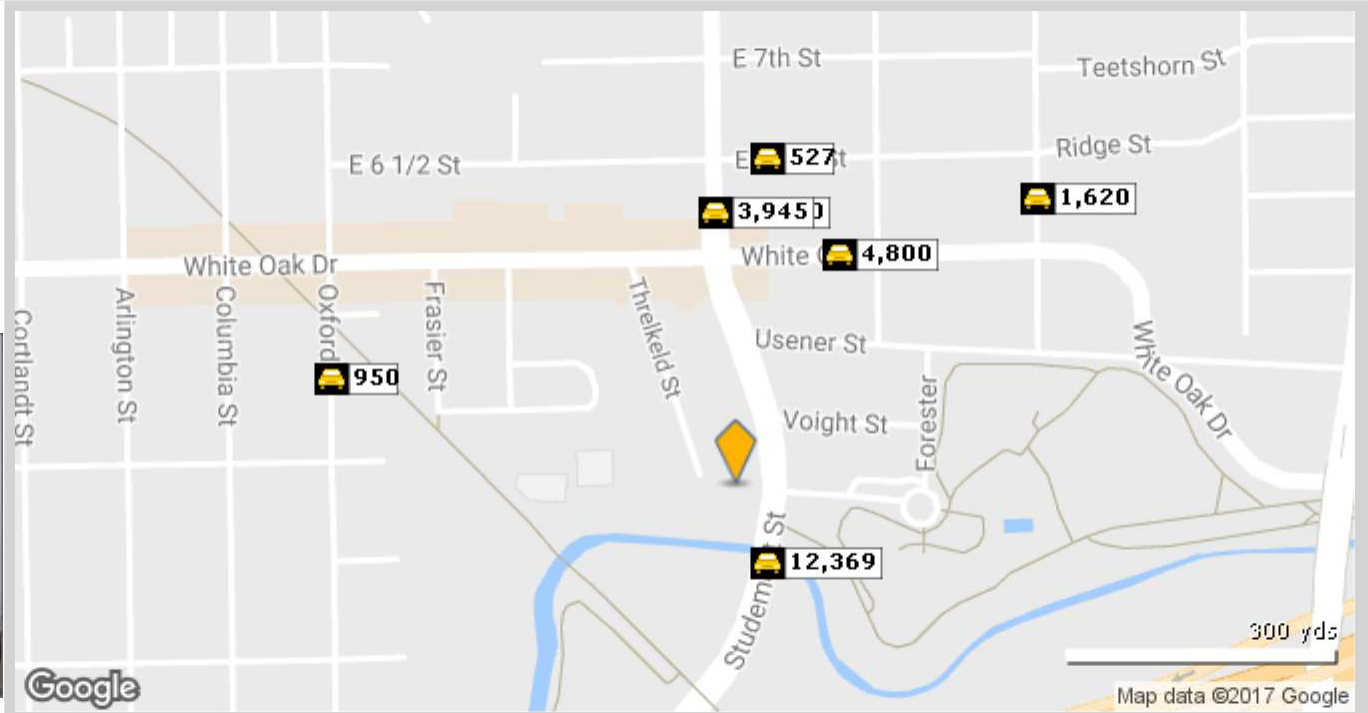
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Radius	1 Mile	3 Mile	5 Mile
2017 Households by HH Income	8,873	75,356	173,354
<\$25,000	1,196 13.48%	12,917 17.14%	38,812 22.39%
\$25,000 - \$50,000	1,000 11.27%	11,545 15.32%	31,043 17.91%
\$50,000 - \$75,000	1,170 13.19%	9,859 13.08%	22,869 13.19%
\$75,000 - \$100,000	1,163 13.11%	8,490 11.27%	17,854 10.30%
\$100,000 - \$125,000	1,055 11.89%	7,727 10.25%	14,662 8.46%
\$125,000 - \$150,000	727 8.19%	4,915 6.52%	9,499 5.48%
\$150,000 - \$200,000	839 9.46%	7,297 9.68%	13,224 7.63%
\$200,000+	1,723 19.42%	12,606 16.73%	25,391 14.65%
2017 Avg Household Income	\$127,421	\$115,191	\$102,546
2017 Med Household Income	\$98,011	\$84,885	\$68,001
2017 Occupied Housing	8,873	75,355	173,352
Owner Occupied	4,086 46.05%	35,439 47.03%	77,511 44.71%
Renter Occupied	4,787 53.95%	39,916 52.97%	95,841 55.29%
2010 Housing Units	9,714	82,302	192,435
1 Unit	6,030 62.08%	47,413 57.61%	104,892 54.51%
2 - 4 Units	631 6.50%	6,609 8.03%	15,789 8.20%
5 - 19 Units	888 9.14%	7,716 9.38%	20,553 10.68%
20+ Units	2,165 22.29%	20,564 24.99%	51,201 26.61%
2017 Housing Value	4,086	35,440	77,512
<\$100,000	57 1.40%	2,421 6.83%	12,279 15.84%
\$100,000 - \$200,000	217 5.31%	4,348 12.27%	11,376 14.68%
\$200,000 - \$300,000	933 22.83%	7,698 21.72%	13,224 17.06%
\$300,000 - \$400,000	755 18.48%	7,885 22.25%	12,113 15.63%
\$400,000 - \$500,000	841 20.58%	4,840 13.66%	8,108 10.46%
\$500,000 - \$1,000,000	1,118 27.36%	6,523 18.41%	13,684 17.65%
\$1,000,000+	165 4.04%	1,725 4.87%	6,728 8.68%
2017 Median Home Value	\$409,631	\$341,255	\$315,496
2017 Housing Units by Yr Built	9,747	82,684	193,901
Built 2010+	604 6.20%	5,358 6.48%	10,398 5.36%
Built 2000 - 2010	1,978 20.29%	16,367 19.79%	29,878 15.41%
Built 1990 - 1999	580 5.95%	7,540 9.12%	16,385 8.45%
Built 1980 - 1989	543 5.57%	3,977 4.81%	11,130 5.74%
Built 1970 - 1979	439 4.50%	5,652 6.84%	19,573 10.09%
Built 1960 - 1969	569 5.84%	8,465 10.24%	26,575 13.71%
Built 1950 - 1959	738 7.57%	9,581 11.59%	28,155 14.52%
Built <1949	4,296 44.08%	25,744 31.14%	51,807 26.72%
2017 Median Year Built	1957	1966	1965

Traffic Count Report

401 Studewood St, Houston, TX 77007

Building Type: **Class C Office**
 Class: **C**
 RBA: **24,088 SF**
 Typical Floor: **12,044 SF**
 Total Available: **10,000 SF**
 % Leased: **58.49%**
 Rent/SF/Yr: **Negotiable**



Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 Studemont St	Studewood St	0.05 N	2015	19,133	MPSI	.05
2 Studemont St	Katy Frwy Service Dr	0.12 SW	2010	12,369	MPSI	.05
3 White Oak Dr	Norhill Blvd	0.00 SE	2010	7,912	MPSI	.17
4 White Oak Dr	Norhill Blvd	0.02 E	2015	4,800	MPSI	.17
5 Studewood St	White Oak Dr	0.03 S	2015	15,730	MPSI	.18
6 Studewood St	White Oak Dr	0.00 E	2010	3,945	MPSI	.18
7 E 6 1/2 St	Studewood St	0.03 W	2015	527	ADT	.21
8 Oxford St	E 5 1/2 St	0.02 N	2015	950	MPSI	.27
9 Michaux St	White Oak Dr	0.00 E	2010	3,991	MPSI	.27
10 Michaux St	E 6 1/2 St	0.03 N	2015	1,620	MPSI	.27