



REALTY SERVICES

Stafford Promenade - Phase 2

SWQ of Main St/Hwy 90 Alt & Murphy Rd/FM 1092

3607 South Main Street | Stafford, Texas 77477

2021 Population
(3 mi Radius)
94,752

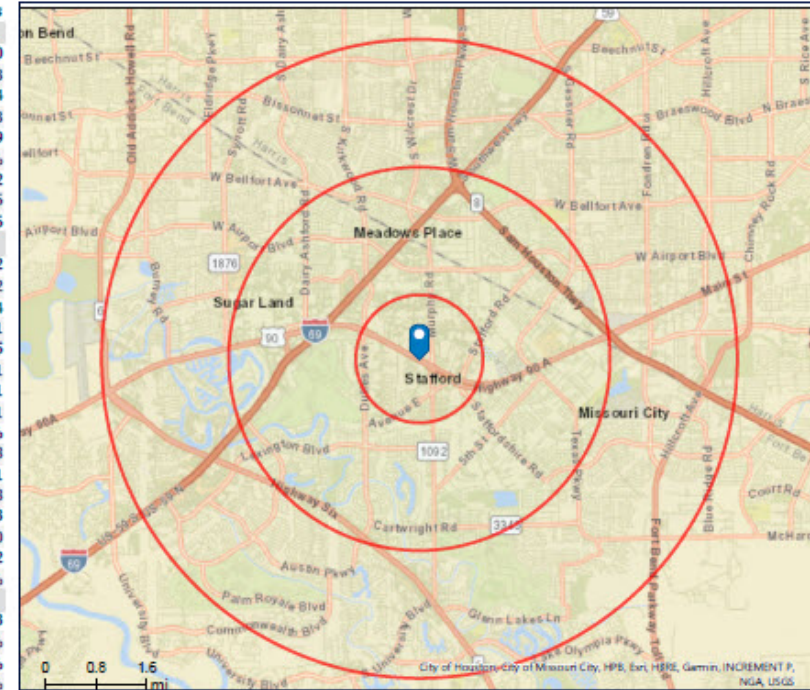
Households
(3 mi Radius)
33,506

Daytime Population
(3 mi Radius)
109,692

Average HH Income
(3 mi Radius)
\$93,684

Median Home Value
(3 mi Radius)
\$227,923

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	4,090	78,145	305,010
2010 Total Population	8,520	88,857	328,373
2021 Total Population	9,468	94,752	353,034
2021 Group Quarters	5	390	1,033
2026 Total Population	10,699	104,603	382,069
2021-2026 Annual Rate	2.47%	2.00%	1.59%
2021 Total Daytime Population	12,070	109,692	339,162
Workers	7,464	61,605	154,166
Residents	4,606	48,087	184,996
Household Summary			
2000 Households	1,381	26,395	103,972
2000 Average Household :	2.96	2.95	2.92
2010 Households	2,821	31,205	112,624
2010 Average Household :	3.02	2.83	2.91
2021 Households	3,142	33,506	120,995
2021 Average Household :	3.01	2.82	2.91
2026 Households	3,550	37,125	130,991
2026 Average Household :	3.01	2.81	2.91
2021-2026 Annual Rate	2.47%	2.07%	1.60%
2010 Families	2,100	23,044	82,588
2010 Average Family Size	3.54	3.32	3.41
2021 Families	2,288	24,317	87,908
2021 Average Family Size	3.57	3.32	3.43
2026 Families	2,573	26,838	95,260
2026 Average Family Size	3.58	3.32	3.42
2021-2026 Annual Rate	2.38%	1.99%	1.62%
Housing Unit Summary			
2000 Housing Units	1,448	27,508	109,503
Owner Occupied Housing I	47.0%	66.0%	53.4%
Renter Occupied Housing Units	48.4%	29.9%	41.5%
Vacant Housing Units	4.6%	4.0%	5.1%
2010 Housing Units	2,919	32,862	124,008
Owner Occupied Housing I	34.4%	60.6%	51.1%
Renter Occupied Housing Units	62.2%	34.4%	39.7%
Vacant Housing Units	3.4%	5.0%	9.2%
2021 Housing Units	3,211	34,973	132,317
Owner Occupied Housing I	36.2%	60.1%	50.8%
Renter Occupied Housing Units	61.7%	35.7%	40.7%
Vacant Housing Units	2.1%	4.2%	8.6%
2026 Housing Units	3,652	38,823	143,229
Owner Occupied Housing I	37.1%	59.9%	52.0%
Renter Occupied Housing Units	60.1%	35.7%	39.5%
Vacant Housing Units	2.8%	4.4%	8.5%
Median Household Income			
2021	\$56,613	\$66,719	\$57,832
2026	\$63,500	\$73,360	\$63,749
Median Home Value			
2021	\$243,213	\$227,923	\$225,848
2026	\$265,583	\$259,616	\$268,603
Per Capita Income			
2021	\$24,426	\$33,115	\$29,619
2026	\$27,400	\$36,200	\$32,682
Median Age			
2010	29.7	35.6	33.8
2021	31.8	37.5	35.6
2026	32.1	38.4	36.6



	1 mile	3 miles	5 miles
2021 Households by Income			
Household Income Base	3,142	33,506	120,995
<\$15,000	8.7%	7.2%	9.3%
\$15,000 - \$24,999	7.7%	6.2%	9.5%
\$25,000 - \$34,999	10.5%	9.0%	10.9%
\$35,000 - \$49,999	16.3%	13.4%	13.2%
\$50,000 - \$74,999	19.4%	19.0%	17.6%
\$75,000 - \$99,999	13.2%	12.9%	11.5%
\$100,000 - \$149,999	16.5%	16.3%	13.5%
\$150,000 - \$199,999	6.0%	7.6%	6.7%
\$200,000+	1.7%	8.3%	7.8%
Average Household Income	\$70,627	\$93,684	\$86,338
2021 Population 25+ by Educational Attainment			
Total	5,925	66,011	233,856
Less than 9th Grade	9.3%	6.5%	9.5%
9th - 12th Grade, No Diploma	6.7%	4.7%	6.3%
High School Graduate	11.8%	18.7%	20.4%
GED/Alternative Credential	3.9%	2.7%	3.0%
Some College, No Degree	15.9%	18.6%	18.7%
Associate Degree	11.5%	7.2%	6.9%
Bachelor's Degree	30.9%	27.6%	22.4%
Graduate/Professional Degree	9.9%	14.0%	12.8%