

Valley Water Mill Center

Demographics



3550 N Glenstone Ave
Springfield, MO 65803
Property Type: Retail
Specific Use: Convenience/Strip Center
Building Size: 18,000 SF
Year Built: 2001

Population	2015 Projection			2016 Projection		
	< 1 Mile	< 3 Miles	< 5 Miles	< 1 Mile	< 3 Miles	< 5 Miles
Total Estimated Population	3,000	32,682	80,690	3,123	35,237	86,810
Total Census 2010 Population	2,918	31,477	77,893	2,918	31,477	77,893
Population Change %	4%	3.7%	2.2%	9.1%	11.7%	9.2%
Population Density (People/SQ Mile)	1,940	3,209	3,911	1,997	3,455	4,232
Median Age	45	39	39	45	41	41
Total Males	1,427	15,910	39,780	1,490	17,251	43,011
Total Females	1,573	16,772	40,910	1,633	17,986	43,799

Population By Age Group	2015 Projection			2016 Projection		
	< 1 Mile	< 3 Miles	< 5 Miles	< 1 Mile	< 3 Miles	< 5 Miles
4 Years Old and Younger	165	2,006	5,146	168	2,123	5,421
5 - 9 Years Old	178	2,184	5,445	190	2,362	5,996
10 - 14 Years Old	170	2,046	4,827	183	2,280	5,604
15 - 19 Years Old	173	2,111	4,963	178	2,212	5,237
20 - 24 Years Old	224	2,762	6,993	205	2,535	6,104
25 - 29 Years Old	251	3,072	8,332	230	2,855	7,242
30 - 34 Years Old	206	2,609	7,193	220	2,763	7,343
35 - 39 Years Old	176	2,240	5,972	206	2,626	7,073
40 - 44 Years Old	183	2,244	5,634	207	2,606	6,813
45 - 49 Years Old	191	2,172	5,208	192	2,380	5,943
50 - 54 Years Old	204	2,036	4,760	198	2,229	5,342
55 - 59 Years Old	207	1,809	4,155	205	2,037	4,757
60 - 64 Years Old	177	1,409	3,203	188	1,687	3,846

65 - 69 Years Old	143	1,087	2,422	161	1,326	2,970
70 - 74 Years Old	119	867	1,948	128	1,022	2,298
75 - 79 Years Old	93	715	1,608	100	768	1,712
80 - 84 Years Old	69	567	1,257	78	599	1,309
85 Years Old and Older	71	746	1,624	86	827	1,800

Population By Ethnicity	2015 Projection			2016 Projection		
	< 1 Mile	< 3 Miles	< 5 Miles	< 1 Mile	< 3 Miles	< 5 Miles
White	2,827	29,702	73,217	2,915	31,629	77,748
Black	96	1,781	4,074	117	2,191	5,115
Native American	20	214	597	25	215	616
Asian	9	246	884	9	293	1,045
Pacific Islander	N/A	13	37	N/A	10	33
2 or More Races	48	726	1,881	57	899	2,253
Hispanic	73	1,125	2,769	84	1,313	3,210
White Non-Hispanic	2,742	28,634	70,571	2,814	30,323	74,592

Housing	2015 Projection			2016 Projection		
	< 1 Mile	< 3 Miles	< 5 Miles	< 1 Mile	< 3 Miles	< 5 Miles
Total Estimated Households	1,341	12,390	32,325	1,389	13,231	34,467
Total Census 2010 Households	1,320	12,005	31,108	1,320	12,005	31,108
Average Household Size	2.4	2.4	2.2	N/A	2	.9
Total Housing Units	1,495	14,090	36,774	1,546	14,882	38,511
Owner	904	7,558	16,965	946	8,064	17,894
Renter	524	5,458	16,574	530	5,690	17,246
Vacant Housing Units	68	1,072	3,232	70	1,128	3,370

Income	2015 Projection			2016 Projection		
	< 1 Mile	< 3 Miles	< 5 Miles	< 1 Mile	< 3 Miles	< 5 Miles
Under \$10,000	151	1,730	5,405	154	1,844	5,822
\$10,000 - \$14,999	139	1,402	3,863	143	1,492	4,124
\$15,000 - \$19,999	145	1,237	3,639	147	1,321	3,883
\$20,000 - \$24,999	81	1,395	3,225	85	1,488	3,426
\$25,000 - \$29,999	113	1,072	2,725	118	1,152	2,902
\$30,000 - \$34,999	86	1,010	2,480	91	1,083	2,635
\$35,000 - \$39,999	71	786	1,832	75	840	1,945
\$40,000 - \$44,999	94	634	1,691	97	679	1,786
\$45,000 - \$49,999	112	598	1,295	115	641	1,388
\$50,000 - \$59,999	89	743	1,701	93	796	1,808

\$60,000 - \$74,999	138	744	1,670	145	797	1,781
\$75,000 - \$99,999	51	521	1,426	54	561	1,531
\$100,000 - \$124,999	38	182	482	40	198	514
\$125,000 - \$149,999	9	69	142	9	75	158
\$150,000 - \$199,999	N/A	31	98	N/A	34	106
Over \$200,000	8	83	253	9	91	274
Median Household Income	\$33,789	\$28,713	\$26,360	\$33,994	\$28,661	\$26,349
Aggregate Household Income	\$57, 472,554	\$432, 579,610	\$1, 095,166,809	\$60, 209,893	\$463, 599,808	\$1, 166,751,220
Average Household Income	\$47,751	\$35,996	\$33,201	\$47,708	\$35,941	\$33,144
Per Capita Household Income	\$19,735	\$13,358	\$13,640	\$19,714	\$13,254	\$13,545

Household Expenditures	2015 Projection			2016 Projection		
	< 1 Mile	< 3 Miles	< 5 Miles	< 1 Mile	< 3 Miles	< 5 Miles
Total Annual Household	\$46, 541,988	\$399, 794,533	\$1, 017,744,654	\$48, 751,127	\$431, 144,277	\$1, 093,052,677
Average Annual Household	\$36,299	\$32,214	\$30,703	\$36,537	\$32,516	\$30,959
Food	\$4,875	\$4,473	\$4,315	\$4,831	\$4,435	\$4,268
Cereals & Bakery Products	\$388	\$367	\$356	\$382	\$363	\$352
Cereals & Cereal Products	\$136	\$130	\$128	\$135	\$130	\$127
Bakery Products	\$272	\$255	\$247	\$266	\$250	\$241
Meats, Poultry, Fish & Eggs	\$800	\$740	\$714	\$809	\$746	\$718
Dairy Products&FMisc	\$318	\$297	\$288	\$321	\$299	\$290
Housing	\$12,185	\$11,071	\$10,623	\$12,292	\$11,211	\$10,751
Owned Dwellings	\$4,266	\$3,592	\$3,374	\$4,298	\$3,628	\$3,405
Mortgage Interest & Charges	\$2,131	\$1,748	\$1,625	\$2,046	\$1,688	\$1,569
Property Taxes	\$1,247	\$1,073	\$1,016	\$1,233	\$1,074	\$1,018
Rented Dwellings	\$2,579	\$2,685	\$2,667	\$2,509	\$2,617	\$2,596
Utilities, Fuels & Public Services	\$2,892	\$2,652	\$2,542	\$2,941	\$2,713	\$2,598
Natural Gas	\$433	\$402	\$386	\$418	\$389	\$373
Electricity	\$1,069	\$993	\$957	\$1,090	\$1,018	\$980
Fuel Oil or Other Fuels	\$114	\$105	\$101	\$115	\$106	\$102
Telephone Services	\$952	\$872	\$835	\$981	\$898	\$858
Water & Other Public Services	\$311	\$278	\$263	\$320	\$285	\$270
Household Operations	\$568	\$504	\$481	\$562	\$496	\$472
Personal Services	\$215	\$191	\$182	\$219	\$195	\$186
Other Household Expenses	\$386	\$336	\$318	\$385	\$335	\$317
Housekeeping Supplies	\$526	\$482	\$465	\$512	\$473	\$457

Household Furnishings & Equipment	\$1,195	\$1,033	\$980	\$1,169	\$1,020	\$966
Furniture	\$304	\$253	\$237	\$300	\$252	\$236
Floor Coverings	\$31	\$27	\$25	\$31	\$27	\$25
Major Appliances	\$184	\$160	\$151	\$182	\$158	\$148
Sm. Appliances & Misc Housewares	\$84	\$78	\$75	\$84	\$78	\$75
Apparel & Services	\$1,326	\$1,200	\$1,155	\$1,348	\$1,224	\$1,178
Transportation	\$6,572	\$5,655	\$5,326	\$6,735	\$5,791	\$5,445
Maintenance & Repairs	\$528	\$470	\$449	\$531	\$478	\$459
Vehicle Insurance	\$964	\$855	\$810	\$1,000	\$895	\$847
Public Transportation	\$297	\$255	\$242	\$297	\$255	\$242
Health Care	\$2,681	\$2,446	\$2,332	\$2,632	\$2,430	\$2,319
Entertainment	\$1,829	\$1,605	\$1,517	\$1,853	\$1,622	\$1,533
Tobacco & Smoking Related	\$270	\$259	\$252	\$281	\$269	\$261
Cash Contributions	\$1,126	\$958	\$901	\$1,121	\$959	\$903
Personal Insurance & Pensions	\$3,272	\$2,596	\$2,393	\$3,266	\$2,607	\$2,403
Life & Other Personal Insurance	\$284	\$244	\$231	\$288	\$247	\$233
Pensions & Social Security	\$3,003	\$2,369	\$2,183	\$2,985	\$2,365	\$2,175