

# EXCLUSIVE RETAIL FOR LEASE



## MYERS PARK CENTER

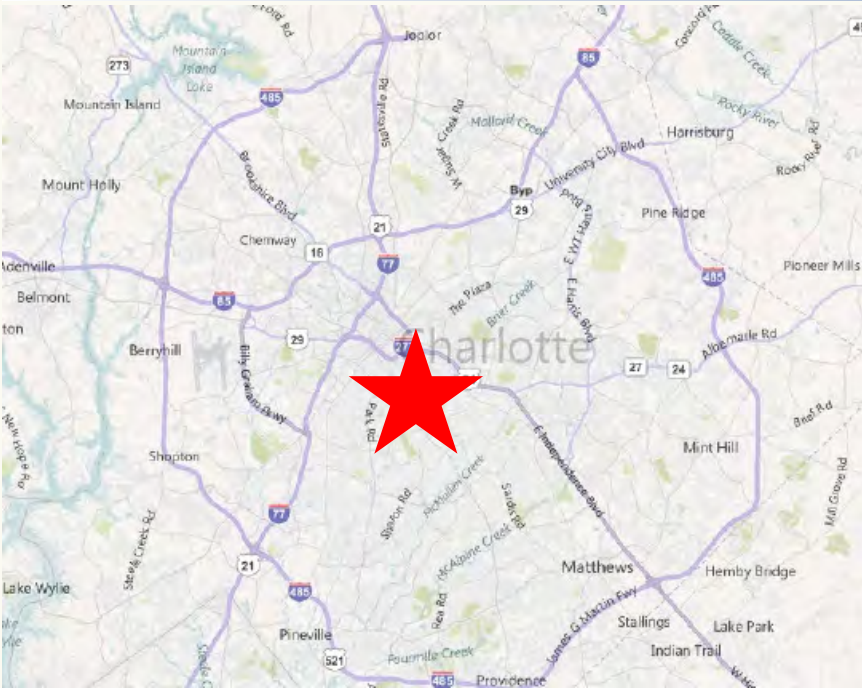
1025 Providence Road  
Charlotte, NC 28207

Anchored by



**Traffic Counts: 33,000 VPD**

### Property Details:



- Located at the Northeast Corner of Providence Road and Queens Road in Myers Park.
- Co-Tenants include:
  - ◊ Paul Simon Co. (since 1975)
  - ◊ Paul Simon For Women (since 1995)
  - ◊ Fancy Pants & Tootsies Too
  - ◊ Charlotte Rug House
  - ◊ Aga Tyme
  - ◊ Myers Park Nails and Spa
  - ◊ Myers Park Cleaners
  - ◊ Myers Park Shoe Repair
  - ◊ Myers Park Alterations, and more!

### Demographic Snapshot (2010)

	1mi	3mi	5mi
Population	11,005	97,551	246,612
Ave. HHI	\$179,967	\$87,400	\$76,122
Employees	12,445	147,782	231,496

Map

**COLLETT & ASSOCIATES**

1111 Metropolitan Avenue, Suite 700 Charlotte, NC 28204

704-206-8300 ph 704-335-8654 fx

Mailing Address: P.O. Box 36799 Charlotte 28236-6799

CONTACT:

Spencer Brown

704-206-8326 direct

sbrown@collett.biz

www.collett.biz

# MYERS PARK CENTER

1025 Providence Road

Charlotte, NC 28207



COLLETT &  
ASSOCIATES

©2010 Collett Management, LLC. Information provided regarding this property/space/asset has been obtained or compiled from sources believed to be reliable resources. While we have no reason to doubt the accuracy of such information, we have not independently verified or audited all information and make no guarantee, warranty or representation about such information and the same is expressly disclaimed. The information provided is subject to the possibility of errors, omissions, change of terms or other conditions, prior sale, lease or financing, or withdrawal without notice. The information provided may change or be updated and persons accessing such information should update their review of the information provided as appropriate. Any projections, opinions, assumptions or estimates provided are by way of example only, and may not represent current or future expected results with respect to the property/space/asset. One should conduct their own independent investigation in consultation with their own tax, legal and other appropriate professional advisors.

# MYERS PARK CENTER

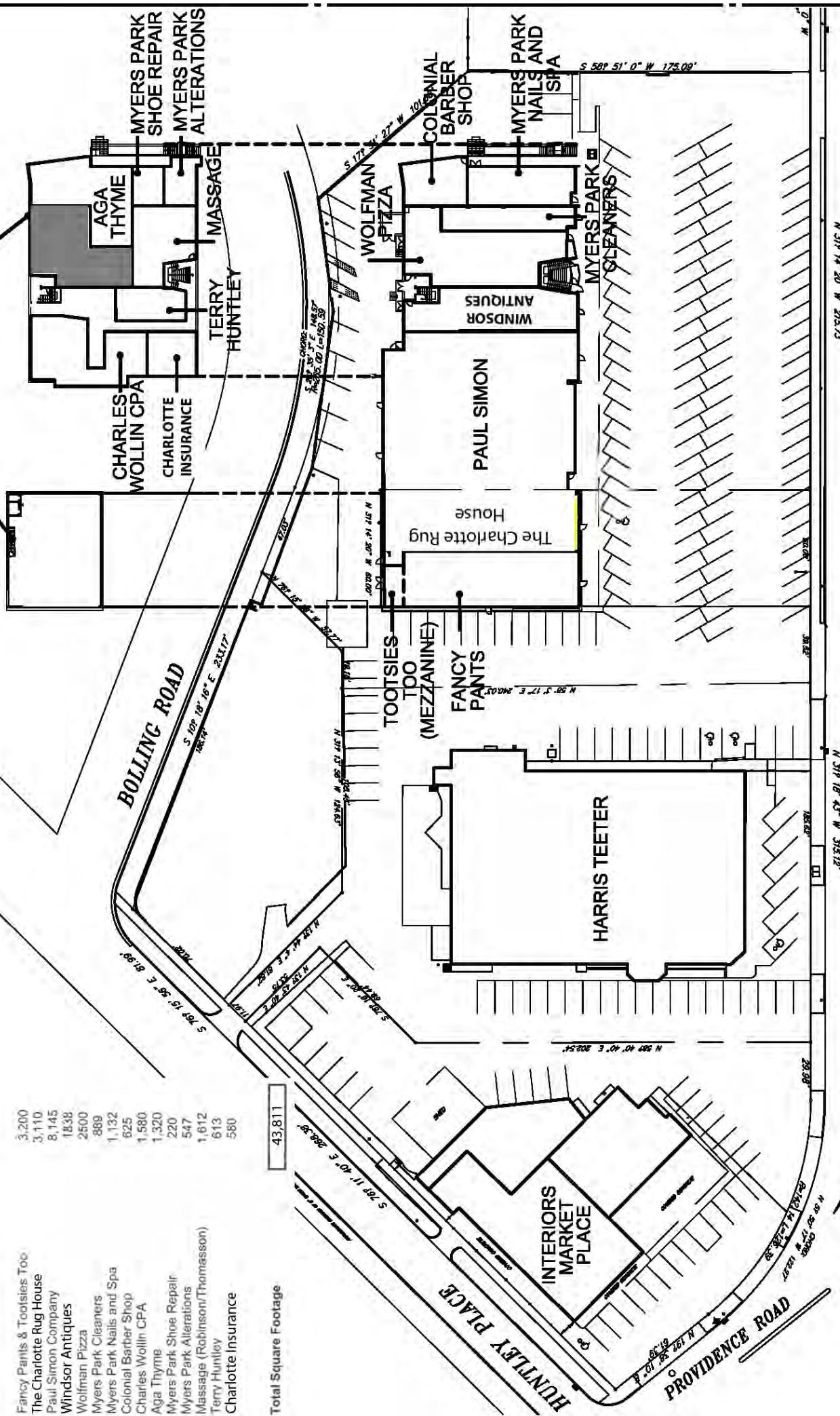
1025 Providence Road  
Charlotte, NC 28207

TENANT	SQ. FT.
Harris Teeter #12	15900
Fancy Pants & Tootsies Too	3,200
The Charlotte Rug House	3,110
Paul Simon Company	8,145
Windsor Antiques	1838
Wolfman Pizza	2500
Myers Park Cleaners	889
Myers Park Nails and Spa	1,132
Colonial Barber Shop	625
Charles Wollin CPA	1,580
Aga Thyme	1,320
Myers Park Shoe Repair	220
Myers Park Alterations	547
Massage (Robinson/Thomasson)	1,612
Terry Huntley	613
Charlotte Insurance	580

Total Square Footage

43,811

BASEMENT PLAN



COLLETT & ASSOCIATES

1 SITE PLAN  
SCALE: 1" = 50'-0"

PROVIDENCE ROAD



# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Population</b>						
Estimated Population (2010)	10,951		97,397		246,559	
Census Population (1990)	10,144		84,252		217,258	
Census Population (2000)	10,169		87,844		225,845	
Projected Population (2015)	12,791		109,913		273,778	
Forecasted Population (2020)	14,244		122,150		300,451	
Historical Annual Growth 1990 to 2000	24	0.0 %	3,592	0.4 %	8,587	0.4 %
Historical Annual Growth 2000 to 2010	782	0.0 %	9,553	0.4 %	20,714	0.4 %
Projected Annual Growth 2010 to 2015	1,840	3.4 %	12,516	2.6 %	27,219	2.2 %
Est. Population Density (2010)	3,504.99 psm		3,459.65 psm		3,156.80 psm	
Trade Area Size	3.12 sq mi		28.15 sq mi		78.10 sq mi	
<b>Households</b>						
Estimated Households (2010)	5,095		48,280		109,974	
Census Households (1990)	4,474		38,524		91,433	
Census Households (2000)	4,494		40,704		94,849	
Projected Households (2015)	6,098		56,475		125,419	
Forecasted Households (2020)	6,983		65,206		142,403	
Households with Children (2010)	1,200	23.5 %	10,804	22.4 %	30,664	27.9 %
Average Household Size	2.15		2.02		2.24	
<b>Average Household Income</b>						
Est. Average Household Income (2010)	\$182,477		\$87,629		\$76,266	
Proj. Average Household Income (2015)	\$180,937		\$92,827		\$80,281	
Average Family Income (2010)	\$275,355		\$123,421		\$98,258	
<b>Median Household Income</b>						
Est. Median Household Income (2010)	\$110,454		\$59,328		\$53,227	
Proj. Median Household Income (2015)	\$112,265		\$63,017		\$55,581	
Median Family Income (2010)	\$185,094		\$90,024		\$71,818	
<b>Per Capita Income</b>						
Est. Per Capita Income (2010)	\$86,621		\$44,513		\$34,989	
Proj. Per Capita Income (2015)	\$87,996		\$48,821		\$37,810	
Per Capita Income Est. 5 year change	\$1,374.70	-1.6 %	\$4,307.89	-8.8 %	\$2,821.66	-7.5 %
<b>Other Income</b>						
Est. Disposable Income (2010)	\$86,190		\$48,622		\$44,187	
Proj. Disposable Income (2015)	\$87,623		\$51,302		\$45,879	
Disposable Income Est. 5 year change	\$1,432.89	1.7 %	\$2,680.14	5.5 %	\$1,692.16	3.8 %
Est. Average Household Net Worth (2010)	\$997,963		\$575,756		\$495,075	
<b>Daytime Demos</b>						
Total Number of Businesses (2010)	1,086		10,311		17,301	
Total Number of Employees (2010)	11,927		148,178		231,471	
Company Headqtrs: Businesses (2010)	2	0.2 %	30	0.3 %	38	0.2 %
Company Headqtrs: Employees (2010)	175	1.5 %	12,148	8.2 %	13,689	5.9 %
Unemployment Rate (2010)	8.53 %		9.18 %		9.39 %	
Employee Population Per Business	11.0 to 1		14.4 to 1		13.4 to 1	
Residential Population per Business	10.1 to 1		9.4 to 1		14.3 to 1	
Est. Adj. Daytime Demographics (Age 16+)	15,411		177,452		305,809	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

Demographic Source: Applied Geographic Solutions, Inc. Geography

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

**Myers Park Shopping Center**  
**1015 Providence Rd, Charlotte,**  
**NC**

1.00 Mile                      3.00 Miles                      5.00 Miles

### Race & Ethnicity

White (2010)	9,278	84.7 %	61,993	63.7 %	132,324	53.7 %
Black or African American (2010)	1,412	12.9 %	30,705	31.5 %	99,627	40.4 %
American Indian & Alaska Native (2010)	29	0.3 %	515	0.5 %	1,454	0.6 %
Asian (2010)	163	1.5 %	2,643	2.7 %	7,983	3.2 %
Hawaiin & Pacific Islander (2010)	5	0.0 %	151	0.2 %	380	0.2 %
Other Race (2010)	30	0.3 %	869	0.9 %	3,313	1.3 %
Multi Race (2010)	33	0.3 %	521	0.5 %	1,477	0.6 %
Not Hispanic or Latino Population (2010)	10,596	96.8 %	87,214	89.5 %	206,035	83.6 %
Hispanic or Latino Population (2010)	354	3.2 %	10,183	10.5 %	40,524	16.4 %
Not of Hispanic Origin Population (1990)	10,088	99.4 %	82,832	98.3 %	213,935	98.5 %
Hispanic Origin Population (1990)	56	0.6 %	1,420	1.7 %	3,324	1.5 %
Not Hispanic or Latino Population (2000)	10,035	98.7 %	82,975	94.5 %	206,689	91.5 %
Hispanic or Latino Population (2000)	133	1.3 %	4,869	5.5 %	19,156	8.5 %
Not Hispanic or Latino Population (2015)	12,097	94.6 %	96,332	87.6 %	220,863	80.7 %
Hispanic or Latino Population (2015)	695	5.4 %	13,581	12.4 %	52,915	19.3 %
Hist. Hispanic Ann Growth (1990 to 2010)	298	35.4 %	8,763	41.1 %	37,200	74.6 %
Proj. Hispanic Ann Growth (2010 to 2015)	340	19.2 %	3,399	6.7 %	12,392	6.1 %

### Age

Age 0 to 4 yrs (2010)	703	6.4 %	6,365	6.5 %	16,534	6.7 %
Age 5 to 9 yrs (2010)	667	6.1 %	6,066	6.2 %	17,002	6.9 %
Age 10 to 14 yrs (2010)	563	5.1 %	5,113	5.2 %	15,271	6.2 %
Age 15 to 19 yrs (2010)	613	5.6 %	4,968	5.1 %	15,517	6.3 %
Age 20 to 24 yrs (2010)	585	5.3 %	6,533	6.7 %	16,785	6.8 %
Age 25 to 29 yrs (2010)	585	5.3 %	7,530	7.7 %	16,511	6.7 %
Age 30 to 34 yrs (2010)	635	5.8 %	7,377	7.6 %	16,234	6.6 %
Age 35 to 39 yrs (2010)	748	6.8 %	7,623	7.8 %	17,920	7.3 %
Age 40 to 44 yrs (2010)	812	7.4 %	7,461	7.7 %	18,415	7.5 %
Age 45 to 49 yrs (2010)	838	7.6 %	7,323	7.5 %	18,098	7.3 %
Age 50 to 54 yrs (2010)	945	8.6 %	6,978	7.2 %	16,980	6.9 %
Age 55 to 59 yrs (2010)	804	7.3 %	5,952	6.1 %	15,390	6.2 %
Age 60 to 64 yrs (2010)	703	6.4 %	5,248	5.4 %	13,830	5.6 %
Population age 65-74 (2010)	904	8.3 %	6,719	6.9 %	17,706	7.2 %
Population age 75-84 (2010)	551	5.0 %	4,190	4.3 %	9,722	3.9 %
Population age 85+ (2010)	296	2.7 %	1,949	2.0 %	4,646	1.9 %
Median Age (2010)	41.2 yrs		37.1 yrs		36.7 yrs	

### Gender Age Distribution

Population Female (2010)	5,909	54.0 %	49,762	51.1 %	126,789	51.4 %
Age 0 to 19 yrs (2010)	1,304	22.1 %	11,017	22.1 %	31,392	24.8 %
Age 20 to 64 yrs (2010)	3,586	60.7 %	30,891	62.1 %	76,068	60.0 %
Age 65 yrs plus (2010)	1,019	17.3 %	7,854	15.8 %	19,329	15.2 %
Median Age Females (2010)	41.2 Yrs		38.8 Yrs		38.6 Yrs	
Population Male (2010)	5,042	46.0 %	47,635	48.9 %	119,770	48.6 %
Age 0 to 19 yrs (2010)	1,243	24.6 %	11,495	24.1 %	32,932	27.5 %
Age 20 to 64 yrs (2010)	3,068	60.8 %	31,135	65.4 %	74,094	61.9 %
Age 65 yrs plus (2010)	732	14.5 %	5,005	10.5 %	12,745	10.6 %
Median Age Males (2010)	41.1 yrs		35.5 yrs		34.7 yrs	

Demographic Source: Applied Geographic Solutions / TIGER Geography

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Household Income Distribution</b>						
HH Income \$200,000 or More (2010)	1,256	24.7 %	3,905	8.1 %	6,542	5.9 %
HH Income \$150,000 to 199,999 (2010)	460	9.0 %	2,850	5.9 %	4,542	4.1 %
HH Income \$100,000 to 149,999 (2010)	788	15.5 %	5,098	10.6 %	10,349	9.4 %
HH Income \$75,000 to 99,999(2010)	497	9.7 %	4,386	9.1 %	9,458	8.6 %
HH Income \$50,000 to 74,999(2010)	506	9.9 %	7,463	15.5 %	18,228	16.6 %
HH Income \$35,000 to 49,999(2010)	509	10.0 %	6,545	13.6 %	16,636	15.1 %
HH Income \$25,000 to 34,999(2010)	389	7.6 %	5,338	11.1 %	13,969	12.7 %
HH Income \$15,000 to 24,999(2010)	294	5.8 %	5,440	11.3 %	14,334	13.0 %
HH Income \$0 to 14,999 (2010)	396	7.8 %	7,254	15.0 %	15,916	14.5 %
HH Income \$35000+ (2010)	4,015	78.8 %	30,247	62.6 %	65,754	59.8 %
HH Income \$75000+ (2010)	3,001	58.9 %	16,239	33.6 %	30,890	28.1 %
<b>Housing</b>						
Total Housing Units (2010)	5,707		54,149		122,327	
Housing Units Occupied (2010)	5,095	89.3 %	48,280	89.2 %	109,974	89.9 %
<i>Housing Units, Owner Occupied (2010)</i>	3,349	58.7 %	22,374	41.3 %	53,418	43.7 %
<i>Housing Units, Renter Occupied (2010)</i>	1,746	30.6 %	25,906	47.8 %	56,556	46.2 %
Housing Units, Vacant (2010)	612	10.7 %	5,870	10.8 %	12,353	10.1 %
Median Years in Residence (2010)	4 yrs		3 yrs		3 yrs	
<b>Marital Status</b>						
Never Married (2010)	2,549	28.3 %	29,405	36.9 %	69,855	35.3 %
Now Married (2010)	4,391	48.8 %	29,740	37.3 %	77,132	39.0 %
Separated (2010)	749	8.3 %	6,152	7.7 %	16,022	8.1 %
Widowed (2010)	584	6.5 %	5,457	6.8 %	13,782	7.0 %
Divorced (2010)	730	8.1 %	8,962	11.2 %	20,864	10.6 %
<b>Household Type</b>						
Population Family (2010)	7,439	67.9 %	61,959	63.6 %	174,640	70.8 %
Population Non-Family (2010)	2,815	25.7 %	31,830	32.7 %	64,657	26.2 %
Population Group Qtrs (2010)	697	6.4 %	3,608	3.7 %	7,262	2.9 %
Family Household (2010)	2,556	50.2 %	21,327	44.2 %	57,622	52.4 %
Married Couple Family With Kids (2010)	899	26.8 %	5,418	24.2 %	14,557	27.3 %
Average Family Household Size (2010)	2.91		2.91		3.03	
Non-Family Household (2010)	2,539	49.8 %	26,953	55.8 %	52,352	47.6 %
<b>Household Size</b>						
1 Person Household (2010)	2,150	42.2 %	22,460	46.5 %	43,406	39.5 %
2 Person Households (2010)	1,701	33.4 %	14,788	30.6 %	34,200	31.1 %
3 Person Households (2010)	529	10.4 %	5,417	11.2 %	15,104	13.7 %
4 Person Households (2010)	450	8.8 %	3,325	6.9 %	9,548	8.7 %
5 Person Households (2010)	208	4.1 %	1,463	3.0 %	4,555	4.1 %
6+ Person Households (2010)	56	1.1 %	827	1.7 %	3,162	2.9 %
<b>Household Vehicles</b>						
Total Vehicles Available (2010)	8,571		69,662		163,612	
Household: 0 Vehicles Available (2010)	272	3.2 %	6,023	8.6 %	13,202	8.1 %
Household: 1 Vehicles Available (2010)	2,101	24.5 %	22,704	32.6 %	49,793	30.4 %
Household: 2+ Vehicles Available (2010)	2,722	31.8 %	19,553	28.1 %	46,978	28.7 %
Average Vehicles Per Household (2010)	2		1		1	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

Demographic Source: Applied Geographic Solutions / TIGER Geography

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Labor Force</b>						
Est. Labor: Population Age 16+ (2010)	8,864		78,674		194,633	
Est. Civilian Employed (2010)	5,373	60.6 %	49,307	62.7 %	120,054	61.7 %
Est. Civilian Unemployed (2010)	756	8.5 %	7,221	9.2 %	18,283	9.4 %
Est. In Armed Forces (2010)	7	0.1 %	94	0.1 %	240	0.1 %
Est. Not in Labor Force (2010)	2,728	30.8 %	22,052	28.0 %	56,055	28.8 %
<b>Occupation (2000)</b>						
Occupation: Population 16+	5,068		46,820		113,510	
Mgmt, Business, & Financial Operations	1,471	29.0 %	9,663	20.6 %	18,736	16.5 %
Professional and Related	1,574	31.1 %	11,554	24.7 %	22,640	19.9 %
Service	331	6.5 %	5,576	11.9 %	16,012	14.1 %
Sales and Office	1,421	28.1 %	12,920	27.6 %	31,867	28.1 %
Farming, Fishing, and Forestry	0	0.0 %	53	0.1 %	128	0.1 %
Construction, Extraction, & Maintenance	129	2.6 %	2,980	6.4 %	9,784	8.6 %
Production, Transport, & Material Moving	140	2.8 %	4,073	8.7 %	14,342	12.6 %
<i>Percent White Collar Workers</i>		88.2 %		72.9 %		64.5 %
<i>Percent Blue Collar Workers</i>		11.8 %		27.1 %		35.5 %
<b>Consumer Expenditure (in Millions)</b>						
Total Household Expenditure (2010)	\$567		\$3,049		\$6,290	
<i>Total Non-Retail Expenditures (2010)</i>	\$328	57.9 %	\$1,753	57.5 %	\$3,612	57.4 %
<i>Total Retail Expenditures (2010)</i>	\$239	42.1 %	\$1,297	42.5 %	\$2,678	42.6 %
Apparel (2010)	\$28	4.9 %	\$147	4.8 %	\$302	4.8 %
Contributions (2010)	\$28	5.0 %	\$128	4.2 %	\$251	4.0 %
Education (2010)	\$18	3.1 %	\$83	2.7 %	\$162	2.6 %
Entertainment (2010)	\$32	5.7 %	\$171	5.6 %	\$351	5.6 %
Food And Beverages (2010)	\$81	14.3 %	\$457	15.0 %	\$954	15.2 %
Furnishings And Equipment (2010)	\$26	4.7 %	\$136	4.5 %	\$277	4.4 %
Gifts (2010)	\$18	3.2 %	\$88	2.9 %	\$175	2.8 %
Health Care (2010)	\$31	5.5 %	\$182	6.0 %	\$383	6.1 %
Household Operations (2010)	\$24	4.2 %	\$115	3.8 %	\$231	3.7 %
Miscellaneous Expenses (2010)	\$9	1.6 %	\$50	1.7 %	\$105	1.7 %
Personal Care (2010)	\$8	1.4 %	\$44	1.4 %	\$91	1.4 %
Personal Insurance (2010)	\$7	1.2 %	\$33	1.1 %	\$67	1.1 %
Reading (2010)	\$2	0.3 %	\$10	0.3 %	\$21	0.3 %
Shelter (2010)	\$112	19.8 %	\$594	19.5 %	\$1,219	19.4 %
Tobacco (2010)	\$3	0.5 %	\$18	0.6 %	\$40	0.6 %
Transportation (2010)	\$105	18.5 %	\$586	19.2 %	\$1,225	19.5 %
Utilities (2010)	\$35	6.2 %	\$207	6.8 %	\$436	6.9 %
<b>Educational Attainment</b>						
Adult Population (25 Years+)(2010)	7,820		68,351		165,451	
Elementary (0 to 8)(2010)	217	2.8 %	3,429	5.0 %	10,904	6.6 %
Some High School (9 to 11)(2010)	179	2.3 %	4,835	7.1 %	14,918	9.0 %
High School Graduate (12)(2010)	599	7.7 %	11,761	17.2 %	35,669	21.6 %
Some College (13 to 16)(2010)	871	11.1 %	11,006	16.1 %	29,885	18.1 %
Associate Degree Only(2010)	366	4.7 %	4,207	6.2 %	10,605	6.4 %
Bachelor Degree Only(2010)	3,206	41.0 %	20,556	30.1 %	40,649	24.6 %
Graduate Degree(2010)	2,381	30.4 %	12,556	18.4 %	22,821	13.8 %

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Units In Structure</b>						
1 Detached Unit (2000)	2,579	52.8 %	19,969	45.3 %	51,957	50.9 %
1 Attached Unit (2000)	312	6.4 %	2,708	6.1 %	5,669	5.6 %
2 to 4 Units (2000)	591	12.1 %	6,835	15.5 %	14,003	13.7 %
5 to 9 Units (2000)	338	6.9 %	4,825	10.9 %	11,432	11.2 %
10 to 19 Units (2000)	264	5.4 %	3,497	7.9 %	8,444	8.3 %
20 to 49 Units (2000)	452	9.3 %	2,426	5.5 %	3,967	3.9 %
50 or more Units (2000)	332	6.8 %	3,675	8.3 %	6,282	6.2 %
Mobile Home or Trailer (2000)	16		112		342	
Other Structure (2000)	0		32		45	
<b>Homes Built By Year</b>						
Homes Built 1999 to 2000	56	1.1 %	1,157	2.6 %	2,137	2.1 %
Homes Built 1995 to 1998	199	4.1 %	2,181	4.9 %	4,458	4.4 %
Homes Built 1990 to 1994	163	3.3 %	1,965	4.5 %	4,671	4.6 %
Homes Built 1980 to 1989	464	9.5 %	5,034	11.4 %	14,151	13.9 %
Homes Built 1970 to 1979	557	11.4 %	6,300	14.3 %	17,975	17.6 %
Homes Built 1960 to 1969	509	10.4 %	6,528	14.8 %	21,947	21.5 %
Homes Built 1950 to 1959	932	19.1 %	9,202	20.9 %	19,370	19.0 %
Homes Built Before 1949	2,004	41.0 %	11,712	26.6 %	17,431	17.1 %
<b>Home Values (2000)</b>						
Home Values \$1,000,000+	316	13.5 %	466	2.8 %	651	1.6 %
Home Values \$500,000-\$999,999	832	35.6 %	1,738	10.5 %	2,394	5.7 %
Home Values \$400,000-\$499,999	262	11.2 %	884	5.4 %	1,354	3.2 %
Home Values \$300,000-\$399,999	373	16.0 %	1,643	9.9 %	2,582	6.2 %
Home Values \$200,000-\$299,999	340	14.6 %	3,186	19.3 %	6,069	14.5 %
Home Values \$150,000-\$199,999	108	4.6 %	2,388	14.4 %	5,554	13.3 %
Home Values \$100,000-\$149,999	70	3.0 %	3,001	18.2 %	9,099	21.7 %
Home Values \$70,000-\$99,999	3	0.1 %	2,127	12.9 %	8,445	20.2 %
Home Values \$50,000-\$69,999	19	0.8 %	751	4.5 %	3,868	9.2 %
Home Values \$25,000-\$49,999	10	0.4 %	310	1.9 %	1,645	3.9 %
Home Values \$0-\$24,999	0	0.0 %	35	0.2 %	189	0.5 %
Owner Occupied Median Home Value	\$519,105		\$253,368		\$187,573	
Renter Occupied Median Rent	\$654		\$534		\$519	
<b>Transportation to Work (2000)</b>						
Drive to Work Alone	4,356	86.0 %	36,425	77.8 %	83,978	73.9 %
Drive to Work in Carpool	229	4.5 %	4,769	10.2 %	16,467	14.5 %
Travel to Work - Public Transportation	99	2.0 %	2,120	4.5 %	5,865	5.2 %
Drive to Work Motorcycle	0	0.0 %	65	0.1 %	77	0.1 %
Walk or Bicycle to Work	75	1.5 %	1,403	3.0 %	2,696	2.4 %
Other Means	20	0.4 %	304	0.6 %	808	0.7 %
Work at Home	288	5.7 %	1,754	3.7 %	3,693	3.3 %
<b>Travel Time (2000)</b>						
Travel to Work in 14 Minutes or Less	2,388	50.0 %	15,768	35.0 %	29,190	26.6 %
Travel to Work in 15 to 29 Minutes	1,861	38.9 %	19,694	43.7 %	49,180	44.8 %
Travel to Work in 30 to 59 Minutes	409	8.6 %	7,746	17.2 %	25,969	23.6 %
Travel to Work in 60 Minutes or More	122	2.5 %	1,878	4.2 %	5,552	5.1 %
<b>Average Travel Time to Work</b>	16 mins		20 mins		22 mins	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Population</b>						
Estimated Population (2010)	10,951		97,397		246,559	
Census Population (1990)	10,144		84,252		217,258	
Census Population (2000)	10,169		87,844		225,845	
Projected Population (2015)	12,791		109,913		273,778	
Forecasted Population (2020)	14,244		122,150		300,451	
Historical Annual Growth 1990 to 2000	24	0.0 %	3,592	0.4 %	8,587	0.4 %
Historical Annual Growth 2000 to 2010	782	0.0 %	9,553	0.4 %	20,714	0.4 %
Projected Annual Growth 2010 to 2015	1,840	3.4 %	12,516	2.6 %	27,219	2.2 %
Est. Population Density (2010)	3,504.99 psm		3,459.65 psm		3,156.80 psm	
Trade Area Size	3.12 sq mi		28.15 sq mi		78.10 sq mi	
<b>Households</b>						
Estimated Households (2010)	5,095		48,280		109,974	
Census Households (1990)	4,474		38,524		91,433	
Census Households (2000)	4,494		40,704		94,849	
Projected Households (2015)	6,098		56,475		125,419	
Forecasted Households (2020)	6,983		65,206		142,403	
Households with Children (2010)	1,200	23.5 %	10,804	22.4 %	30,664	27.9 %
Average Household Size	2.15		2.02		2.24	
<b>Average Household Income</b>						
Est. Average Household Income (2010)	\$182,477		\$87,629		\$76,266	
Proj. Average Household Income (2015)	\$180,937		\$92,827		\$80,281	
Average Family Income (2010)	\$275,355		\$123,421		\$98,258	
<b>Median Household Income</b>						
Est. Median Household Income (2010)	\$110,454		\$59,328		\$53,227	
Proj. Median Household Income (2015)	\$112,265		\$63,017		\$55,581	
Median Family Income (2010)	\$185,094		\$90,024		\$71,818	
<b>Per Capita Income</b>						
Est. Per Capita Income (2010)	\$86,621		\$44,513		\$34,989	
Proj. Per Capita Income (2015)	\$87,996		\$48,821		\$37,810	
Per Capita Income Est. 5 year change	\$1,374.70	-1.6 %	\$4,307.89	-8.8 %	\$2,821.66	-7.5 %
<b>Other Income</b>						
Est. Disposable Income (2010)	\$86,190		\$48,622		\$44,187	
Proj. Disposable Income (2015)	\$87,623		\$51,302		\$45,879	
Disposable Income Est. 5 year change	\$1,432.89	1.7 %	\$2,680.14	5.5 %	\$1,692.16	3.8 %
Est. Average Household Net Worth (2010)	\$997,963		\$575,756		\$495,075	
<b>Daytime Demos</b>						
Total Number of Businesses (2010)	1,086		10,311		17,301	
Total Number of Employees (2010)	11,927		148,178		231,471	
Company Headqtrs: Businesses (2010)	2	0.2 %	30	0.3 %	38	0.2 %
Company Headqtrs: Employees (2010)	175	1.5 %	12,148	8.2 %	13,689	5.9 %
Unemployment Rate (2010)	8.53 %		9.18 %		9.39 %	
Employee Population Per Business	11.0 to 1		14.4 to 1		13.4 to 1	
Residential Population per Business	10.1 to 1		9.4 to 1		14.3 to 1	
Est. Adj. Daytime Demographics (Age 16+)	15,411		177,452		305,809	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Race &amp; Ethnicity</b>						
White (2010)	9,278	84.7 %	61,993	63.7 %	132,324	53.7 %
Black or African American (2010)	1,412	12.9 %	30,705	31.5 %	99,627	40.4 %
American Indian & Alaska Native (2010)	29	0.3 %	515	0.5 %	1,454	0.6 %
Asian (2010)	163	1.5 %	2,643	2.7 %	7,983	3.2 %
Hawaiin & Pacific Islander (2010)	5	0.0 %	151	0.2 %	380	0.2 %
Other Race (2010)	30	0.3 %	869	0.9 %	3,313	1.3 %
Multi Race (2010)	33	0.3 %	521	0.5 %	1,477	0.6 %
Not Hispanic or Latino Population (2010)	10,596	96.8 %	87,214	89.5 %	206,035	83.6 %
Hispanic or Latino Population (2010)	354	3.2 %	10,183	10.5 %	40,524	16.4 %
Not of Hispanic Origin Population (1990)	10,088	99.4 %	82,832	98.3 %	213,935	98.5 %
Hispanic Origin Population (1990)	56	0.6 %	1,420	1.7 %	3,324	1.5 %
Not Hispanic or Latino Population (2000)	10,035	98.7 %	82,975	94.5 %	206,689	91.5 %
Hispanic or Latino Population (2000)	133	1.3 %	4,869	5.5 %	19,156	8.5 %
Not Hispanic or Latino Population (2015)	12,097	94.6 %	96,332	87.6 %	220,863	80.7 %
Hispanic or Latino Population (2015)	695	5.4 %	13,581	12.4 %	52,915	19.3 %
Hist. Hispanic Ann Growth (1990 to 2010)	298	35.4 %	8,763	41.1 %	37,200	74.6 %
Proj. Hispanic Ann Growth (2010 to 2015)	340	19.2 %	3,399	6.7 %	12,392	6.1 %
<b>Age</b>						
Age 0 to 4 yrs (2010)	703	6.4 %	6,365	6.5 %	16,534	6.7 %
Age 5 to 9 yrs (2010)	667	6.1 %	6,066	6.2 %	17,002	6.9 %
Age 10 to 14 yrs (2010)	563	5.1 %	5,113	5.2 %	15,271	6.2 %
Age 15 to 19 yrs (2010)	613	5.6 %	4,968	5.1 %	15,517	6.3 %
Age 20 to 24 yrs (2010)	585	5.3 %	6,533	6.7 %	16,785	6.8 %
Age 25 to 29 yrs (2010)	585	5.3 %	7,530	7.7 %	16,511	6.7 %
Age 30 to 34 yrs (2010)	635	5.8 %	7,377	7.6 %	16,234	6.6 %
Age 35 to 39 yrs (2010)	748	6.8 %	7,623	7.8 %	17,920	7.3 %
Age 40 to 44 yrs (2010)	812	7.4 %	7,461	7.7 %	18,415	7.5 %
Age 45 to 49 yrs (2010)	838	7.6 %	7,323	7.5 %	18,098	7.3 %
Age 50 to 54 yrs (2010)	945	8.6 %	6,978	7.2 %	16,980	6.9 %
Age 55 to 59 yrs (2010)	804	7.3 %	5,952	6.1 %	15,390	6.2 %
Age 60 to 64 yrs (2010)	703	6.4 %	5,248	5.4 %	13,830	5.6 %
Population age 65-74 (2010)	904	8.3 %	6,719	6.9 %	17,706	7.2 %
Population age 75-84 (2010)	551	5.0 %	4,190	4.3 %	9,722	3.9 %
Population age 85+ (2010)	296	2.7 %	1,949	2.0 %	4,646	1.9 %
Median Age (2010)	41.2 yrs		37.1 yrs		36.7 yrs	
<b>Gender Age Distribution</b>						
Population Female (2010)	5,909	54.0 %	49,762	51.1 %	126,789	51.4 %
Age 0 to 19 yrs (2010)	1,304	22.1 %	11,017	22.1 %	31,392	24.8 %
Age 20 to 64 yrs (2010)	3,586	60.7 %	30,891	62.1 %	76,068	60.0 %
Age 65 yrs plus (2010)	1,019	17.3 %	7,854	15.8 %	19,329	15.2 %
Median Age Females (2010)	41.2 Yrs		38.8 Yrs		38.6 Yrs	
Population Male (2010)	5,042	46.0 %	47,635	48.9 %	119,770	48.6 %
Age 0 to 19 yrs (2010)	1,243	24.6 %	11,495	24.1 %	32,932	27.5 %
Age 20 to 64 yrs (2010)	3,068	60.8 %	31,135	65.4 %	74,094	61.9 %
Age 65 yrs plus (2010)	732	14.5 %	5,005	10.5 %	12,745	10.6 %
Median Age Males (2010)	41.1 yrs		35.5 yrs		34.7 yrs	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Household Income Distribution</b>						
HH Income \$200,000 or More (2010)	1,256	24.7 %	3,905	8.1 %	6,542	5.9 %
HH Income \$150,000 to 199,999 (2010)	460	9.0 %	2,850	5.9 %	4,542	4.1 %
HH Income \$100,000 to 149,999 (2010)	788	15.5 %	5,098	10.6 %	10,349	9.4 %
HH Income \$75,000 to 99,999(2010)	497	9.7 %	4,386	9.1 %	9,458	8.6 %
HH Income \$50,000 to 74,999(2010)	506	9.9 %	7,463	15.5 %	18,228	16.6 %
HH Income \$35,000 to 49,999(2010)	509	10.0 %	6,545	13.6 %	16,636	15.1 %
HH Income \$25,000 to 34,999(2010)	389	7.6 %	5,338	11.1 %	13,969	12.7 %
HH Income \$15,000 to 24,999(2010)	294	5.8 %	5,440	11.3 %	14,334	13.0 %
HH Income \$0 to 14,999 (2010)	396	7.8 %	7,254	15.0 %	15,916	14.5 %
HH Income \$35000+ (2010)	4,015	78.8 %	30,247	62.6 %	65,754	59.8 %
HH Income \$75000+ (2010)	3,001	58.9 %	16,239	33.6 %	30,890	28.1 %
<b>Housing</b>						
Total Housing Units (2010)	5,707		54,149		122,327	
Housing Units Occupied (2010)	5,095	89.3 %	48,280	89.2 %	109,974	89.9 %
<i>Housing Units, Owner Occupied (2010)</i>	3,349	58.7 %	22,374	41.3 %	53,418	43.7 %
<i>Housing Units, Renter Occupied (2010)</i>	1,746	30.6 %	25,906	47.8 %	56,556	46.2 %
Housing Units, Vacant (2010)	612	10.7 %	5,870	10.8 %	12,353	10.1 %
Median Years in Residence (2010)	4 yrs		3 yrs		3 yrs	
<b>Marital Status</b>						
Never Married (2010)	2,549	28.3 %	29,405	36.9 %	69,855	35.3 %
Now Married (2010)	4,391	48.8 %	29,740	37.3 %	77,132	39.0 %
Separated (2010)	749	8.3 %	6,152	7.7 %	16,022	8.1 %
Widowed (2010)	584	6.5 %	5,457	6.8 %	13,782	7.0 %
Divorced (2010)	730	8.1 %	8,962	11.2 %	20,864	10.6 %
<b>Household Type</b>						
Population Family (2010)	7,439	67.9 %	61,959	63.6 %	174,640	70.8 %
Population Non-Family (2010)	2,815	25.7 %	31,830	32.7 %	64,657	26.2 %
Population Group Qtrs (2010)	697	6.4 %	3,608	3.7 %	7,262	2.9 %
Family Household (2010)	2,556	50.2 %	21,327	44.2 %	57,622	52.4 %
Married Couple Family With Kids (2010)	899	26.8 %	5,418	24.2 %	14,557	27.3 %
Average Family Household Size (2010)	2.91		2.91		3.03	
Non-Family Household (2010)	2,539	49.8 %	26,953	55.8 %	52,352	47.6 %
<b>Household Size</b>						
1 Person Household (2010)	2,150	42.2 %	22,460	46.5 %	43,406	39.5 %
2 Person Households (2010)	1,701	33.4 %	14,788	30.6 %	34,200	31.1 %
3 Person Households (2010)	529	10.4 %	5,417	11.2 %	15,104	13.7 %
4 Person Households (2010)	450	8.8 %	3,325	6.9 %	9,548	8.7 %
5 Person Households (2010)	208	4.1 %	1,463	3.0 %	4,555	4.1 %
6+ Person Households (2010)	56	1.1 %	827	1.7 %	3,162	2.9 %
<b>Household Vehicles</b>						
Total Vehicles Available (2010)	8,571		69,662		163,612	
Household: 0 Vehicles Available (2010)	272	3.2 %	6,023	8.6 %	13,202	8.1 %
Household: 1 Vehicles Available (2010)	2,101	24.5 %	22,704	32.6 %	49,793	30.4 %
Household: 2+ Vehicles Available (2010)	2,722	31.8 %	19,553	28.1 %	46,978	28.7 %
Average Vehicles Per Household (2010)	2		1		1	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

Demographic Source: Applied Geographic Solutions / TIGER Geography

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Labor Force</b>						
Est. Labor: Population Age 16+ (2010)	8,864		78,674		194,633	
Est. Civilian Employed (2010)	5,373	60.6 %	49,307	62.7 %	120,054	61.7 %
Est. Civilian Unemployed (2010)	756	8.5 %	7,221	9.2 %	18,283	9.4 %
Est. In Armed Forces (2010)	7	0.1 %	94	0.1 %	240	0.1 %
Est. Not in Labor Force (2010)	2,728	30.8 %	22,052	28.0 %	56,055	28.8 %
<b>Occupation (2000)</b>						
Occupation: Population 16+	5,068		46,820		113,510	
Mgmt, Business, & Financial Operations	1,471	29.0 %	9,663	20.6 %	18,736	16.5 %
Professional and Related	1,574	31.1 %	11,554	24.7 %	22,640	19.9 %
Service	331	6.5 %	5,576	11.9 %	16,012	14.1 %
Sales and Office	1,421	28.1 %	12,920	27.6 %	31,867	28.1 %
Farming, Fishing, and Forestry	0	0.0 %	53	0.1 %	128	0.1 %
Construction, Extraction, & Maintenance	129	2.6 %	2,980	6.4 %	9,784	8.6 %
Production, Transport, & Material Moving	140	2.8 %	4,073	8.7 %	14,342	12.6 %
<i>Percent White Collar Workers</i>	88.2 %		72.9 %		64.5 %	
<i>Percent Blue Collar Workers</i>	11.8 %		27.1 %		35.5 %	
<b>Consumer Expenditure (in Millions)</b>						
Total Household Expenditure (2010)	\$567		\$3,049		\$6,290	
<i>Total Non-Retail Expenditures (2010)</i>	\$328	57.9 %	\$1,753	57.5 %	\$3,612	57.4 %
<i>Total Retail Expenditures (2010)</i>	\$239	42.1 %	\$1,297	42.5 %	\$2,678	42.6 %
Apparel (2010)	\$28	4.9 %	\$147	4.8 %	\$302	4.8 %
Contributions (2010)	\$28	5.0 %	\$128	4.2 %	\$251	4.0 %
Education (2010)	\$18	3.1 %	\$83	2.7 %	\$162	2.6 %
Entertainment (2010)	\$32	5.7 %	\$171	5.6 %	\$351	5.6 %
Food And Beverages (2010)	\$81	14.3 %	\$457	15.0 %	\$954	15.2 %
Furnishings And Equipment (2010)	\$26	4.7 %	\$136	4.5 %	\$277	4.4 %
Gifts (2010)	\$18	3.2 %	\$88	2.9 %	\$175	2.8 %
Health Care (2010)	\$31	5.5 %	\$182	6.0 %	\$383	6.1 %
Household Operations (2010)	\$24	4.2 %	\$115	3.8 %	\$231	3.7 %
Miscellaneous Expenses (2010)	\$9	1.6 %	\$50	1.7 %	\$105	1.7 %
Personal Care (2010)	\$8	1.4 %	\$44	1.4 %	\$91	1.4 %
Personal Insurance (2010)	\$7	1.2 %	\$33	1.1 %	\$67	1.1 %
Reading (2010)	\$2	0.3 %	\$10	0.3 %	\$21	0.3 %
Shelter (2010)	\$112	19.8 %	\$594	19.5 %	\$1,219	19.4 %
Tobacco (2010)	\$3	0.5 %	\$18	0.6 %	\$40	0.6 %
Transportation (2010)	\$105	18.5 %	\$586	19.2 %	\$1,225	19.5 %
Utilities (2010)	\$35	6.2 %	\$207	6.8 %	\$436	6.9 %
<b>Educational Attainment</b>						
Adult Population (25 Years+)(2010)	7,820		68,351		165,451	
Elementary (0 to 8)(2010)	217	2.8 %	3,429	5.0 %	10,904	6.6 %
Some High School (9 to 11)(2010)	179	2.3 %	4,835	7.1 %	14,918	9.0 %
High School Graduate (12)(2010)	599	7.7 %	11,761	17.2 %	35,669	21.6 %
Some College (13 to 16)(2010)	871	11.1 %	11,006	16.1 %	29,885	18.1 %
Associate Degree Only(2010)	366	4.7 %	4,207	6.2 %	10,605	6.4 %
Bachelor Degree Only(2010)	3,206	41.0 %	20,556	30.1 %	40,649	24.6 %
Graduate Degree(2010)	2,381	30.4 %	12,556	18.4 %	22,821	13.8 %

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Demographic Profile Expanded

## Census, Estimates & Projections



Lon: -80.826844 / Lat: 35.195771

December 2010

Myers Park Shopping Center 1015 Providence Rd, Charlotte, NC	1.00 Mile		3.00 Miles		5.00 Miles	
<b>Units In Structure</b>						
1 Detached Unit (2000)	2,579	52.8 %	19,969	45.3 %	51,957	50.9 %
1 Attached Unit (2000)	312	6.4 %	2,708	6.1 %	5,669	5.6 %
2 to 4 Units (2000)	591	12.1 %	6,835	15.5 %	14,003	13.7 %
5 to 9 Units (2000)	338	6.9 %	4,825	10.9 %	11,432	11.2 %
10 to 19 Units (2000)	264	5.4 %	3,497	7.9 %	8,444	8.3 %
20 to 49 Units (2000)	452	9.3 %	2,426	5.5 %	3,967	3.9 %
50 or more Units (2000)	332	6.8 %	3,675	8.3 %	6,282	6.2 %
Mobile Home or Trailer (2000)	16		112		342	
Other Structure (2000)	0		32		45	
<b>Homes Built By Year</b>						
Homes Built 1999 to 2000	56	1.1 %	1,157	2.6 %	2,137	2.1 %
Homes Built 1995 to 1998	199	4.1 %	2,181	4.9 %	4,458	4.4 %
Homes Built 1990 to 1994	163	3.3 %	1,965	4.5 %	4,671	4.6 %
Homes Built 1980 to 1989	464	9.5 %	5,034	11.4 %	14,151	13.9 %
Homes Built 1970 to 1979	557	11.4 %	6,300	14.3 %	17,975	17.6 %
Homes Built 1960 to 1969	509	10.4 %	6,528	14.8 %	21,947	21.5 %
Homes Built 1950 to 1959	932	19.1 %	9,202	20.9 %	19,370	19.0 %
Homes Built Before 1949	2,004	41.0 %	11,712	26.6 %	17,431	17.1 %
<b>Home Values (2000)</b>						
Home Values \$1,000,000+	316	13.5 %	466	2.8 %	651	1.6 %
Home Values \$500,000-\$999,999	832	35.6 %	1,738	10.5 %	2,394	5.7 %
Home Values \$400,000-\$499,999	262	11.2 %	884	5.4 %	1,354	3.2 %
Home Values \$300,000-\$399,999	373	16.0 %	1,643	9.9 %	2,582	6.2 %
Home Values \$200,000-\$299,999	340	14.6 %	3,186	19.3 %	6,069	14.5 %
Home Values \$150,000-\$199,999	108	4.6 %	2,388	14.4 %	5,554	13.3 %
Home Values \$100,000-\$149,999	70	3.0 %	3,001	18.2 %	9,099	21.7 %
Home Values \$70,000-\$99,999	3	0.1 %	2,127	12.9 %	8,445	20.2 %
Home Values \$50,000-\$69,999	19	0.8 %	751	4.5 %	3,868	9.2 %
Home Values \$25,000-\$49,999	10	0.4 %	310	1.9 %	1,645	3.9 %
Home Values \$0-\$24,999	0	0.0 %	35	0.2 %	189	0.5 %
Owner Occupied Median Home Value	\$519,105		\$253,368		\$187,573	
Renter Occupied Median Rent	\$654		\$534		\$519	
<b>Transportation to Work (2000)</b>						
Drive to Work Alone	4,356	86.0 %	36,425	77.8 %	83,978	73.9 %
Drive to Work in Carpool	229	4.5 %	4,769	10.2 %	16,467	14.5 %
Travel to Work - Public Transportation	99	2.0 %	2,120	4.5 %	5,865	5.2 %
Drive to Work Motorcycle	0	0.0 %	65	0.1 %	77	0.1 %
Walk or Bicycle to Work	75	1.5 %	1,403	3.0 %	2,696	2.4 %
Other Means	20	0.4 %	304	0.6 %	808	0.7 %
Work at Home	288	5.7 %	1,754	3.7 %	3,693	3.3 %
<b>Travel Time (2000)</b>						
Travel to Work in 14 Minutes or Less	2,388	50.0 %	15,768	35.0 %	29,190	26.6 %
Travel to Work in 15 to 29 Minutes	1,861	38.9 %	19,694	43.7 %	49,180	44.8 %
Travel to Work in 30 to 59 Minutes	409	8.6 %	7,746	17.2 %	25,969	23.6 %
Travel to Work in 60 Minutes or More	122	2.5 %	1,878	4.2 %	5,552	5.1 %
<b>Average Travel Time to Work</b>	16 mins		20 mins		22 mins	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.