

Marketplace @ Signal Butte

Pads Available



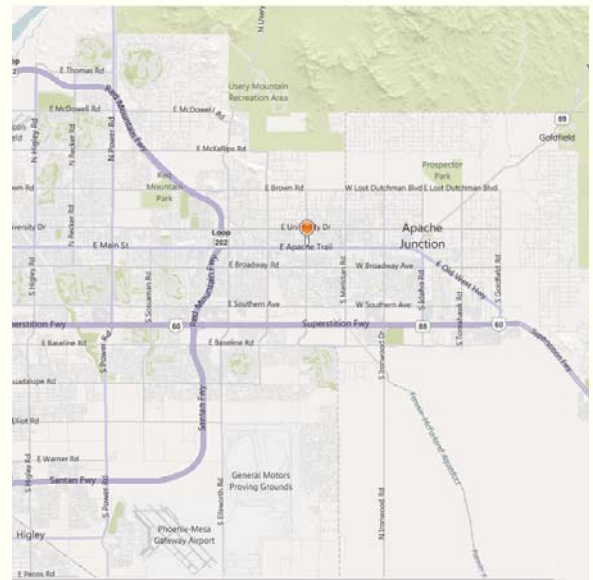
SWC Signal Butte Rd & Apache Trail

Population:	1 Mile	3 Mile	5 Mile
2010 Estimate	9,388	58,512	108,181
2015 Projection	13,285	88,464	178,761

Median HH Income:	1 Mile	3 Mile	5 Mile
2010 Estimate	\$61,031	\$59,841	\$63,126

Available:

- Pads D: ± 41,556 SF buildable to 5,000 SF
- E: ± 29,556 SF buildable to 3,600 SF w/ drive thru
- F: ± 46,454 SF buildable to 5,000 SF



Come Join:



AND MORE...



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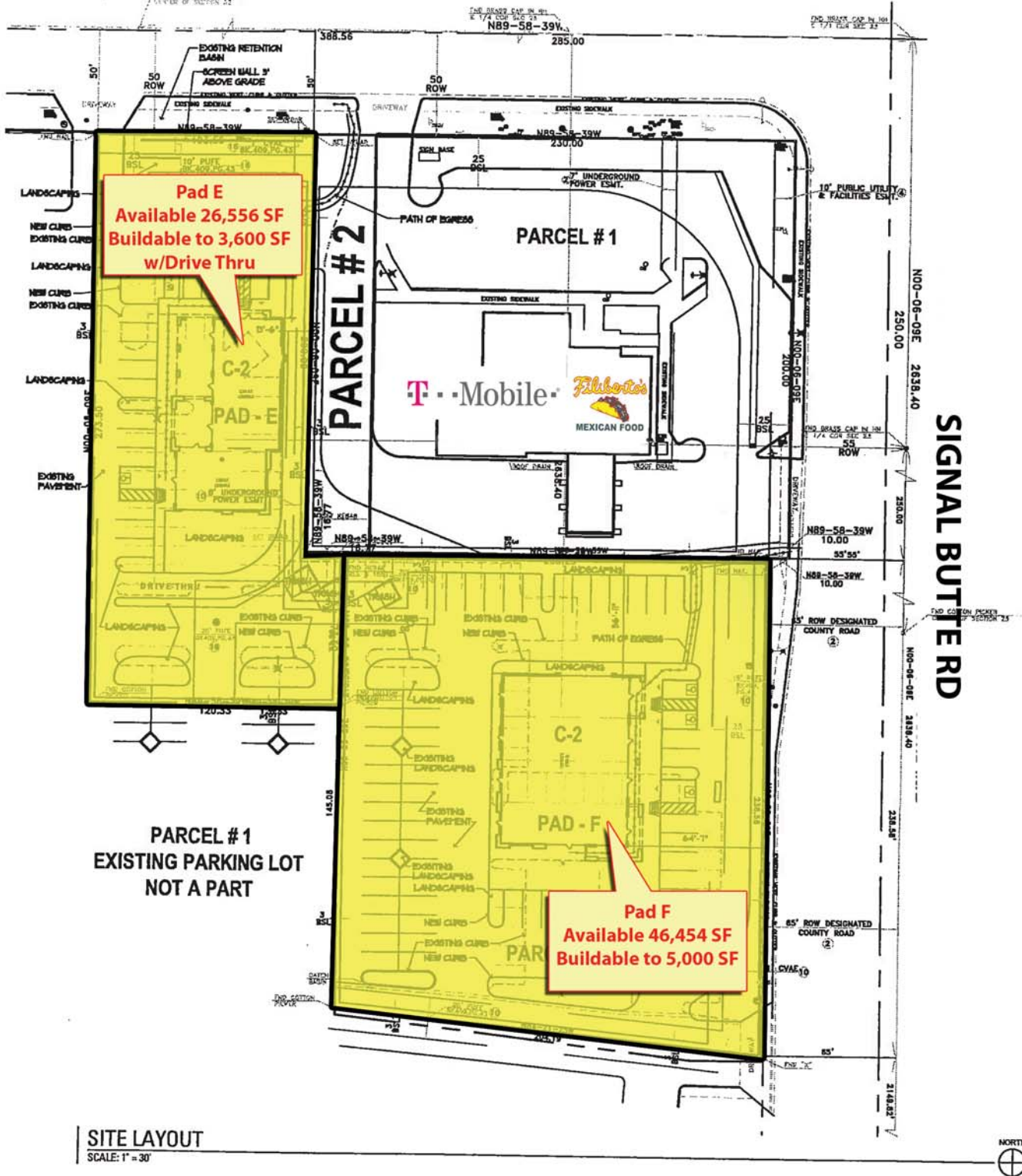
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SWC Signal Butte Rd & Apache Trail

APACHE TRAIL / MAIN ST



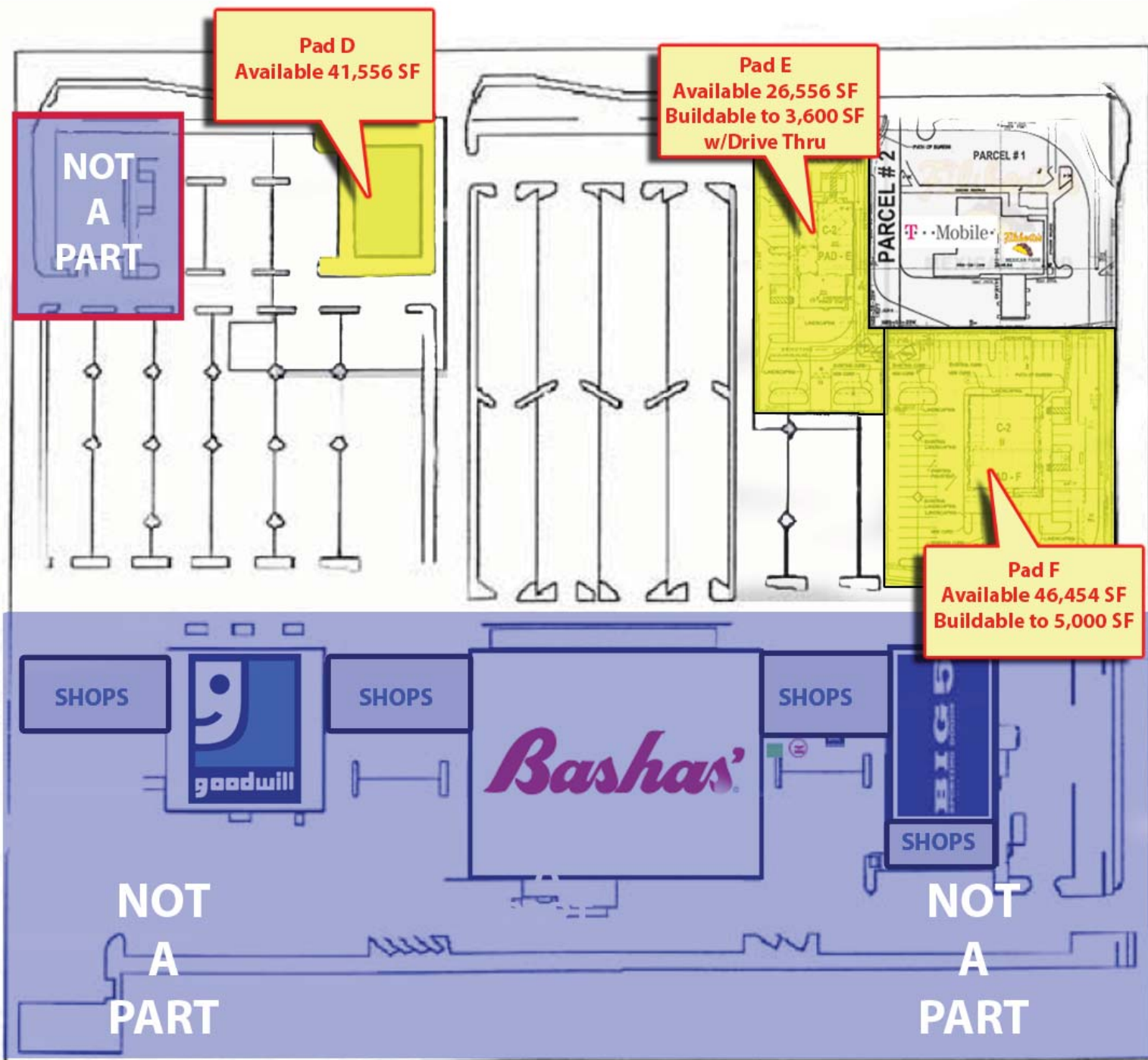
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APACHE TRAIL



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Market Profile

Apache Trail & Signal Butte

Ring: 1, 3, 5 Miles	Ring: 1 mile radius	Ring: 3 miles radius	Ring: 5 miles radius
2000 Total Population	9,388	58,512	108,181
2000 Group Quarters	4	228	346
2010 Total Population	11,913	78,217	156,898
2015 Total Population	13,285	88,464	178,761
2010 - 2015 Annual Rate	2.20%	2.49%	2.64%
2000 Households	3,717	23,643	44,588
2000 Average Household Size	2.52	2.47	2.42
2010 Households	4,605	30,998	62,521
2010 Average Household Size	2.59	2.51	2.50
2015 Households	5,101	34,864	70,658
2015 Average Household Size	2.60	2.53	2.52
2010 - 2015 Annual Rate	2.07%	2.38%	2.48%
2000 Families	2,655	16,536	31,373
2000 Average Family Size	2.96	2.90	2.84
2010 Families	3,090	20,939	43,306
2010 Average Family Size	3.14	3.01	2.97
2015 Families	3,356	23,204	48,414
2015 Average Family Size	3.20	3.05	3.01
2010 - 2015 Annual Rate	1.67%	2.08%	2.26%
2000 Housing Units	5,876	35,861	66,879
Owner Occupied Housing Units	54.7%	57.4%	58.0%
Renter Occupied Housing Units	7.7%	8.8%	8.9%
Vacant Housing Units	37.5%	33.8%	33.1%
2010 Housing Units	7,631	49,081	96,963
Owner Occupied Housing Units	50.0%	51.9%	53.1%
Renter Occupied Housing Units	10.4%	11.2%	11.4%
Vacant Housing Units	39.7%	36.8%	35.5%
2015 Housing Units	8,646	57,715	114,217
Owner Occupied Housing Units	48.6%	49.6%	50.9%
Renter Occupied Housing Units	10.4%	10.8%	11.0%
Vacant Housing Units	41.0%	39.6%	38.1%
Median Household Income			
2000	\$38,736	\$36,181	\$37,186
2010	\$55,812	\$51,583	\$53,596
2015	\$61,430	\$59,148	\$61,939
Median Home Value			
2000	\$89,527	\$80,435	\$88,580
2010	\$96,658	\$95,367	\$105,167
2015	\$103,272	\$104,628	\$115,431
Per Capita Income			
2000	\$17,117	\$17,339	\$18,351
2010	\$23,980	\$23,601	\$25,061
2015	\$26,741	\$26,699	\$28,595
Median Age			
2000	38.2	38.8	41.3
2010	38.6	38.8	39.7
2015	39.4	39.5	39.9

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by total population. Detail may not sum to totals due to rounding.

Source: ESRI forecasts for 2010 and 2015; U.S. Bureau of the Census, 2000 Census of Population and Housing



Apache Trail & Signal Butte

Ring: 1, 3, 5 Miles	Ring: 1 mile radius	Ring: 3 miles radius	Ring: 5 miles radius
2000 Households by Income			
Household Income Base	3,607	23,698	44,541
< \$15,000	13.4%	15.3%	14.0%
\$15,000 - \$24,999	16.2%	16.9%	16.6%
\$25,000 - \$34,999	13.6%	15.7%	15.5%
\$35,000 - \$49,999	21.6%	20.0%	20.5%
\$50,000 - \$74,999	23.8%	20.8%	20.0%
\$75,000 - \$99,999	7.6%	7.3%	8.3%
\$100,000 - \$149,999	3.7%	3.1%	3.8%
\$150,000 - \$199,999	0.1%	0.5%	0.6%
\$200,000 +	0.2%	0.5%	0.6%
Average Household Income	\$43,061	\$42,397	\$44,434
2010 Households by Income			
Household Income Base	4,603	30,997	62,520
< \$15,000	8.6%	9.7%	8.4%
\$15,000 - \$24,999	11.4%	11.3%	10.7%
\$25,000 - \$34,999	8.6%	10.5%	10.0%
\$35,000 - \$49,999	14.7%	16.6%	16.8%
\$50,000 - \$74,999	29.2%	25.0%	23.6%
\$75,000 - \$99,999	13.9%	13.7%	14.7%
\$100,000 - \$149,999	11.1%	10.2%	12.6%
\$150,000 - \$199,999	2.1%	1.7%	1.7%
\$200,000 +	0.5%	1.2%	1.4%
Average Household Income	\$61,031	\$59,841	\$63,126
2015 Households by Income			
Household Income Base	5,102	34,863	70,658
< \$15,000	6.7%	7.5%	6.3%
\$15,000 - \$24,999	9.2%	9.2%	8.4%
\$25,000 - \$34,999	7.0%	8.6%	8.0%
\$35,000 - \$49,999	10.3%	12.3%	12.0%
\$50,000 - \$74,999	33.0%	28.2%	26.7%
\$75,000 - \$99,999	15.0%	15.3%	16.3%
\$100,000 - \$149,999	15.0%	14.4%	17.5%
\$150,000 - \$199,999	3.1%	2.8%	2.7%
\$200,000 +	0.7%	1.6%	2.1%
Average Household Income	\$68,432	\$68,144	\$72,664
2000 Owner Occupied Housing Units by Value			
Total	3,194	20,542	38,742
< \$50,000	31.7%	31.8%	24.5%
\$50,000 - \$99,999	25.0%	31.7%	33.8%
\$100,000 - \$149,999	29.3%	25.7%	28.2%
\$150,000 - \$199,999	10.0%	6.3%	9.0%
\$200,000 - \$299,999	2.5%	3.5%	3.6%
\$300,000 - \$499,999	0.9%	0.8%	0.8%
\$500,000 - \$999,999	0.5%	0.2%	0.2%
\$1,000,000+	0.0%	0.1%	0.1%
Average Home Value	\$90,958	\$87,125	\$95,635
2000 Specified Renter Occ. Housing Units by Contract Rent			
Total	433	3,080	5,866
With Cash Rent	87.3%	90.8%	92.1%
No Cash Rent	12.7%	9.2%	7.9%
Median Rent	\$507	\$451	\$481
Average Rent	\$494	\$488	\$517

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest, dividends, net rents, pensions, SSI and welfare payments, child support and alimony. Specified Renter Occupied Housing Units exclude houses on 10+ acres. Average Rent excludes units paying no cash rent.

Source: ESRI forecasts for 2010 and 2015; U.S. Bureau of the Census, 2000 Census of Population and Housing



Apache Trail & Signal Butte

Ring: 1, 3, 5 Miles	Ring: 1 mile radius	Ring: 3 miles radius	Ring: 5 miles radius
2000 Population by Age			
Total	9,387	58,511	108,180
Age 0 - 4	7.5%	7.6%	7.0%
Age 5 - 9	7.1%	6.8%	6.4%
Age 10 - 14	6.2%	5.8%	5.7%
Age 15 - 19	5.0%	5.3%	5.1%
Age 20 - 24	5.0%	5.3%	4.9%
Age 25 - 34	14.7%	13.8%	12.7%
Age 35 - 44	13.4%	12.8%	12.4%
Age 45 - 54	10.1%	10.2%	10.1%
Age 55 - 64	9.3%	10.3%	10.7%
Age 65 - 74	11.5%	12.2%	13.8%
Age 75 - 84	8.3%	8.0%	9.3%
Age 85+	1.9%	1.8%	1.9%
Age 18+	75.8%	76.3%	77.5%
2010 Population by Age			
Total	11,915	78,216	156,899
Age 0 - 4	8.0%	8.0%	7.8%
Age 5 - 9	7.3%	7.3%	7.1%
Age 10 - 14	6.6%	6.6%	6.5%
Age 15 - 19	5.2%	5.5%	5.5%
Age 20 - 24	3.9%	4.4%	4.4%
Age 25 - 34	13.1%	12.6%	12.1%
Age 35 - 44	14.2%	13.3%	13.2%
Age 45 - 54	11.1%	11.4%	11.3%
Age 55 - 64	10.6%	11.3%	11.2%
Age 65 - 74	9.7%	10.1%	10.5%
Age 75 - 84	7.5%	7.0%	7.7%
Age 85+	2.9%	2.4%	2.6%
Age 18+	74.9%	74.7%	75.2%
2015 Population by Age			
Total	13,285	88,463	178,757
Age 0 - 4	8.0%	7.8%	7.7%
Age 5 - 9	7.4%	7.4%	7.3%
Age 10 - 14	6.9%	6.9%	6.8%
Age 15 - 19	5.4%	5.8%	5.7%
Age 20 - 24	4.2%	4.7%	4.6%
Age 25 - 34	11.2%	11.1%	11.1%
Age 35 - 44	15.2%	13.6%	13.4%
Age 45 - 54	10.3%	10.9%	10.8%
Age 55 - 64	10.9%	11.5%	11.3%
Age 65 - 74	10.9%	11.4%	11.5%
Age 75 - 84	6.8%	6.5%	7.0%
Age 85+	2.8%	2.4%	2.7%
Age 18+	74.4%	74.3%	74.6%
2000 Population by Sex			
Males	49.1%	49.2%	48.7%
Females	50.9%	50.8%	51.3%
2010 Population by Sex			
Males	48.6%	49.0%	48.6%
Females	51.4%	51.0%	51.4%
2015 Population by Sex			
Males	48.4%	49.0%	48.6%
Females	51.6%	51.0%	51.4%

Source: ESRI forecasts for 2010 and 2015.; U.S. Bureau of the Census, 2000 Census of Population and Housing



Apache Trail & Signal Butte

Ring: 1, 3, 5 Miles	Ring: 1 mile radius	Ring: 3 miles radius	Ring: 5 miles radius
2010 Employed Population 16+ by Industry			
Total	4,478	28,586	57,869
Agriculture/Mining	0.9%	0.6%	0.6%
Construction	14.9%	11.3%	10.4%
Manufacturing	10.0%	10.1%	9.2%
Wholesale Trade	2.9%	3.0%	2.9%
Retail Trade	17.0%	14.2%	14.0%
Transportation/Utilities	3.4%	4.8%	4.7%
Information	1.8%	2.4%	2.4%
Finance/Insurance/Real Estate	8.9%	8.0%	8.7%
Services	35.9%	41.3%	42.6%
Public Administration	4.4%	4.3%	4.4%
2010 Employed Population 16+ by Occupation			
Total	4,476	28,586	57,869
White Collar	58.4%	56.2%	58.9%
Management/Business/Financial	11.9%	11.9%	12.8%
Professional	13.9%	15.0%	17.1%
Sales	13.8%	13.1%	13.6%
Administrative Support	18.8%	16.1%	15.5%
Services	14.7%	19.7%	19.0%
Blue Collar	26.9%	24.2%	22.1%
Farming/Forestry/Fishing	0.2%	0.1%	0.2%
Construction/Extraction	10.9%	8.1%	7.3%
Installation/Maintenance/Repair	6.1%	5.3%	5.1%
Production	6.0%	5.6%	4.8%
Transportation/Material Moving	3.7%	5.1%	4.7%
2000 Workers 16+ by Means of Transportation to Work			
Total	3,748	23,378	42,016
Drove Alone - Car, Truck, or Van	78.4%	76.4%	77.0%
Carpooled - Car, Truck, or Van	14.7%	17.0%	16.1%
Public Transportation	0.3%	0.3%	0.4%
Walked	0.5%	1.4%	1.5%
Other Means	3.0%	2.3%	2.4%
Worked at Home	3.2%	2.6%	2.6%
2000 Workers 16+ by Travel Time to Work			
Total	3,749	23,378	42,015
Did not Work at Home	96.8%	97.4%	97.4%
Less than 5 minutes	2.3%	1.7%	1.5%
5 to 9 minutes	5.8%	7.0%	7.0%
10 to 19 minutes	20.1%	21.8%	21.5%
20 to 24 minutes	12.3%	11.2%	11.6%
25 to 34 minutes	16.6%	19.1%	19.4%
35 to 44 minutes	10.8%	9.9%	9.6%
45 to 59 minutes	16.8%	15.6%	15.9%
60 to 89 minutes	11.0%	8.4%	8.3%
90 or more minutes	1.1%	2.7%	2.6%
Worked at Home	3.2%	2.6%	2.6%
Average Travel Time to Work (in min)	31.6	32.0	31.8
2000 Households by Vehicles Available			
Total	3,633	23,634	44,615
None	4.8%	4.7%	4.3%
1	42.0%	43.7%	45.1%
2	40.1%	38.7%	38.1%
3	10.3%	9.7%	9.1%
4	2.7%	2.5%	2.3%
5+	0.1%	0.8%	1.0%
Average Number of Vehicles Available	1.6	1.6	1.6

Source: ESRI forecasts for 2010; U.S. Bureau of the Census, 2000 Census of Population and Housing

