



CORNERSTONE SHOPPING CENTER

3991 CYPRESS CREEK PKWY , HOUSTON TX 7700

HIGHLIGHTS

Suite	Square Feet	Rent Per SF (Annual)	Lease Type
3991	8,585	\$18	\$5 NNN
3993	2,500	\$18	\$5 NNN
3993	1,680	\$18	\$5 NNN
4025	2,397	\$18	\$5 NNN



POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
16,640	122,951	340,851



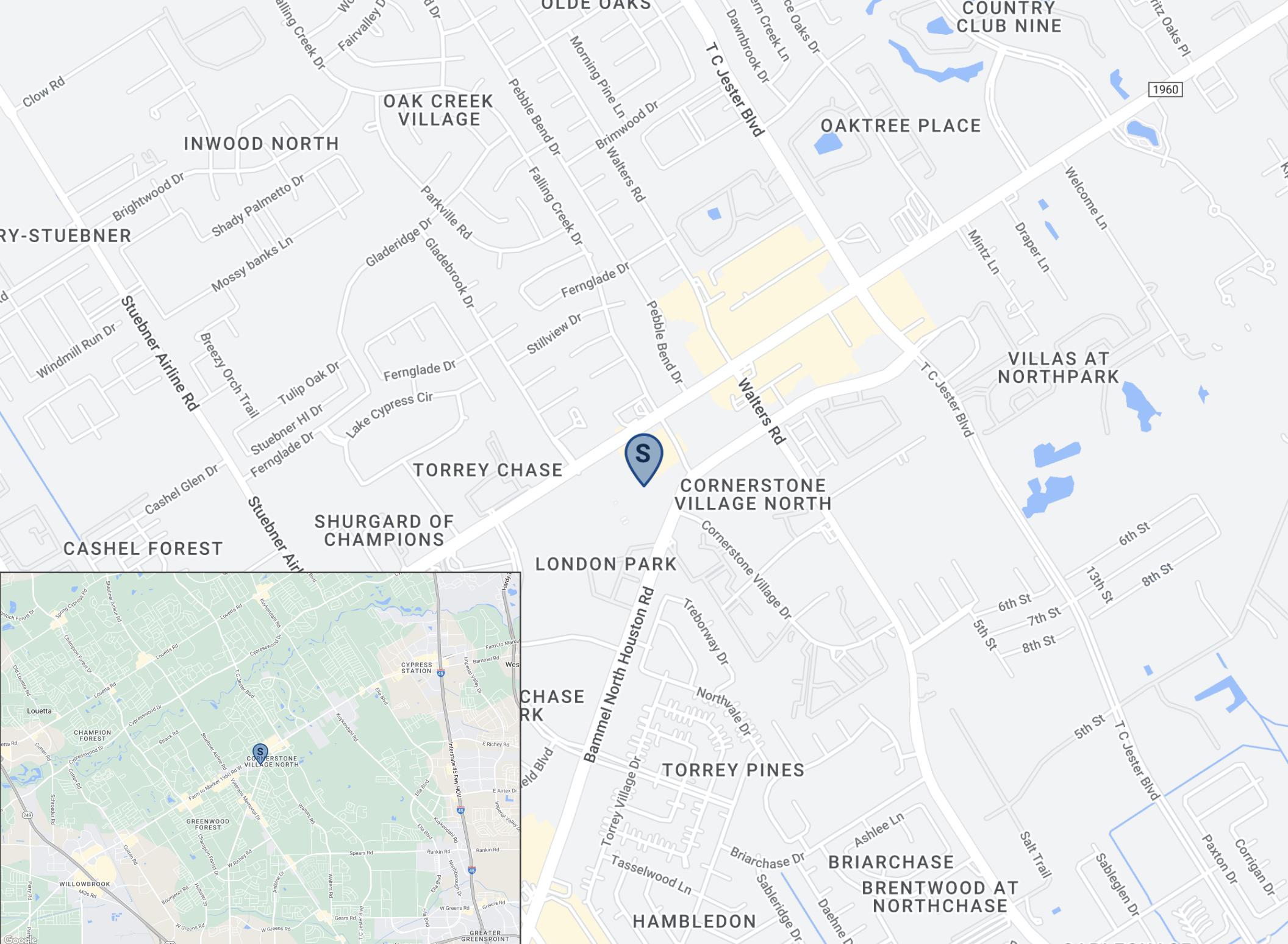
AVERAGE HOUSEHOLD INCOME

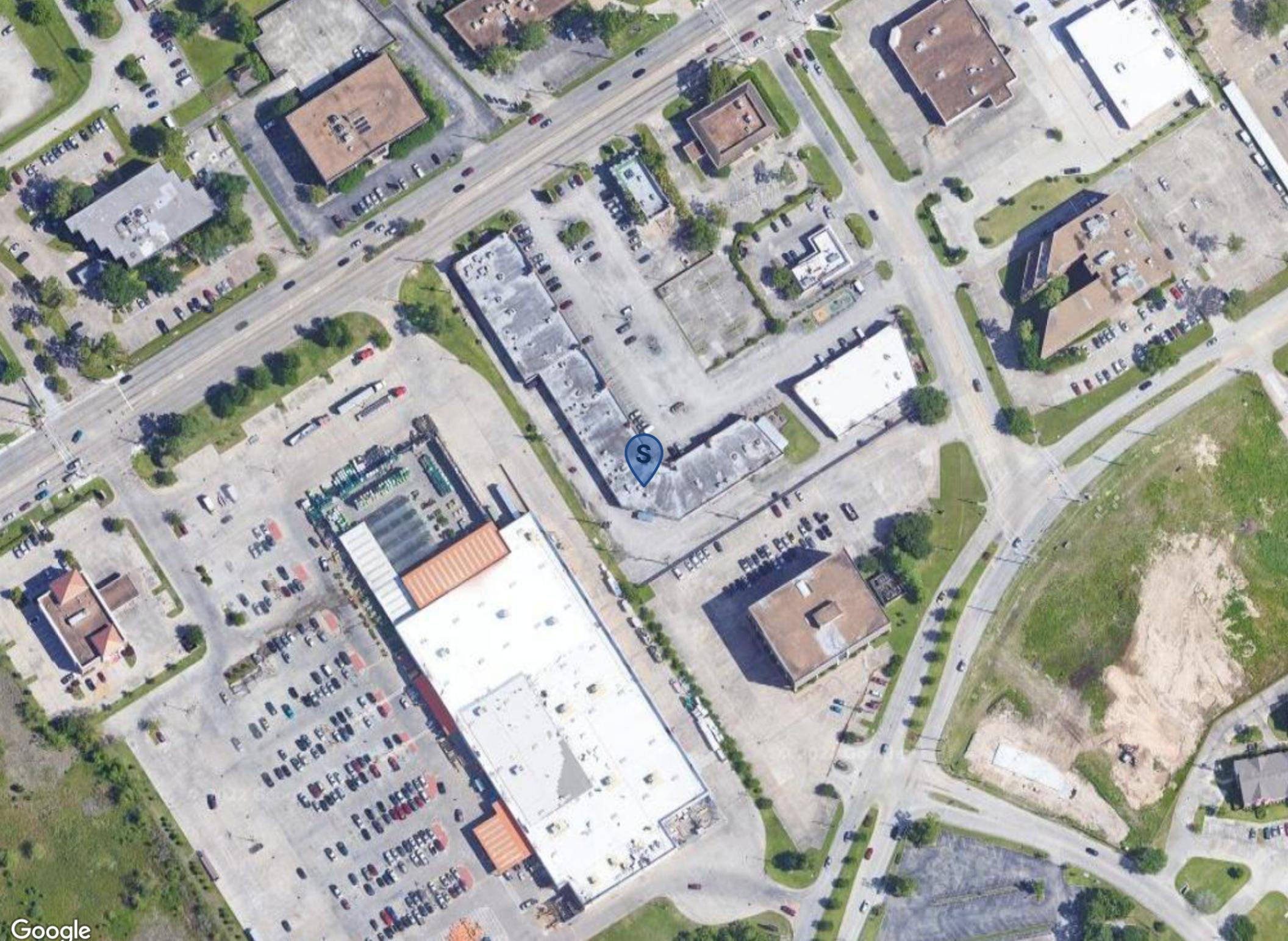
1.00 MILE	3.00 MILE	5.00 MILE
\$82,634	\$97,262	\$95,879



NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
6,147	42,524	118,480





POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	11,472	87,467	218,940
2010 Population	13,827	102,820	287,529
2022 Population	16,640	122,951	340,851
2027 Population	17,094	126,934	348,560
2022 African American	5,536	35,231	95,869
2022 American Indian	243	1,726	4,221
2022 Asian	1,893	11,259	27,086
2022 Hispanic	6,295	47,343	130,662
2022 Other Race	3,132	23,615	63,540
2022 White	3,343	33,073	98,932
2022 Multiracial	2,473	17,908	50,833
2022-2027: Population: Growth Rate	2.70 %	3.20 %	2.25 %
2022 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	793	2,934	8,068
\$15,000-\$24,999	525	2,879	9,189
\$25,000-\$34,999	544	3,693	10,617
\$35,000-\$49,999	678	5,744	15,274
\$50,000-\$74,999	1,107	8,204	23,029
\$75,000-\$99,999	781	5,698	15,776
\$100,000-\$149,999	1,019	6,735	17,837
\$150,000-\$199,999	387	3,162	9,194
\$200,000 or greater	313	3,474	9,496
Median HH Income	\$59,684	\$66,298	\$65,306
Average HH Income	\$82,634	\$97,262	\$95,879

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	4,863	33,783	83,655
2010 Total Households	5,077	36,259	100,750
2022 Total Households	6,147	42,524	118,480
2027 Total Households	6,333	43,970	121,237
2022 Average Household Size	2.68	2.88	2.87
2000 Owner Occupied Housing	2,022	19,493	45,989
2000 Renter Occupied Housing	2,368	12,400	32,938
2022 Owner Occupied Housing	2,892	23,909	63,050
2022 Renter Occupied Housing	3,255	18,614	55,429
2022 Vacant Housing	422	2,986	9,870
2022 Total Housing	6,569	45,510	128,350
2027 Owner Occupied Housing	3,054	25,019	65,356
2027 Renter Occupied Housing	3,279	18,951	55,881
2027 Vacant Housing	524	3,705	11,821
2027 Total Housing	6,857	47,675	133,058
2022-2027: Households: Growth Rate	3.00 %	3.35 %	2.30 %

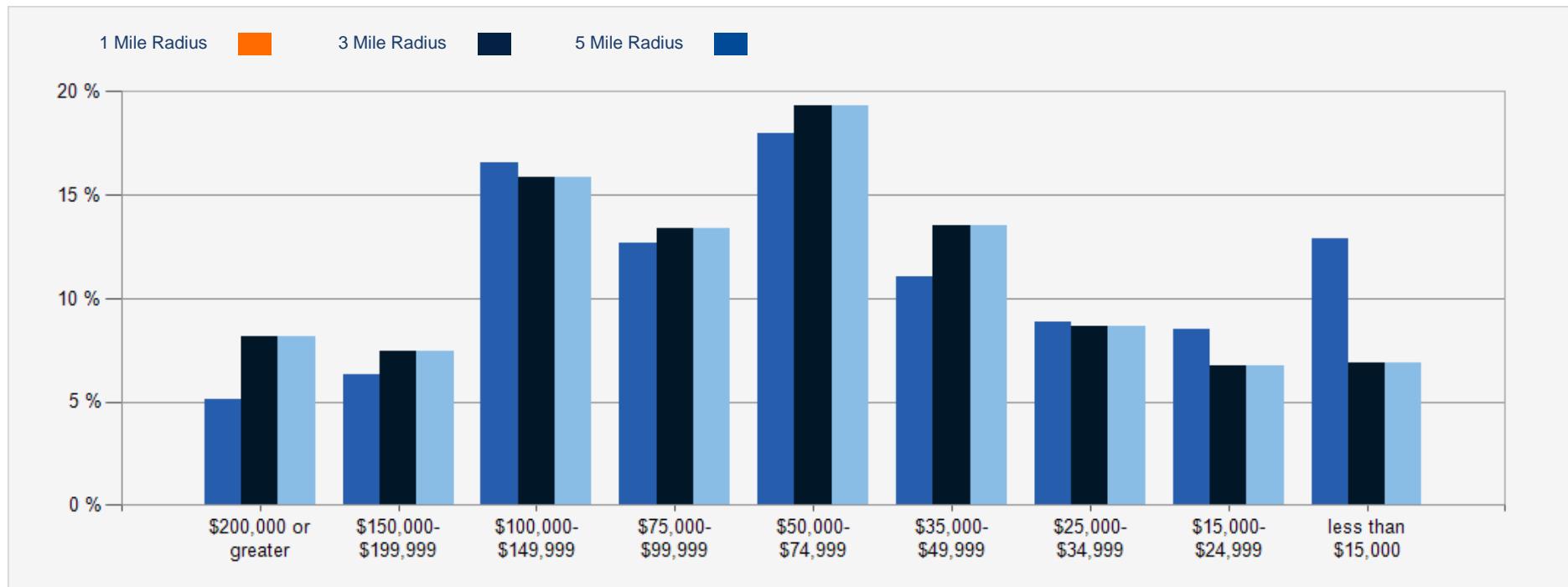
2022 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2022 Population Age 30-34	1,474	9,886	27,921
2022 Population Age 35-39	1,254	8,703	24,646
2022 Population Age 40-44	992	7,466	21,712
2022 Population Age 45-49	897	7,013	19,936
2022 Population Age 50-54	914	6,955	18,980
2022 Population Age 55-59	875	7,236	18,991
2022 Population Age 60-64	932	7,250	18,262
2022 Population Age 65-69	838	6,372	15,253
2022 Population Age 70-74	602	5,018	11,449
2022 Population Age 75-79	376	3,171	7,263
2022 Population Age 80-84	207	1,698	3,785
2022 Population Age 85+	215	1,524	3,489
2022 Population Age 18+	12,654	93,657	254,475
2022 Median Age	34	36	34

2022 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$53,407	\$58,994	\$57,765
Average Household Income 25-34	\$74,555	\$82,151	\$80,507
Median Household Income 35-44	\$62,420	\$71,548	\$71,665
Average Household Income 35-44	\$88,389	\$100,835	\$99,941
Median Household Income 45-54	\$69,921	\$78,850	\$79,344
Average Household Income 45-54	\$93,750	\$110,785	\$111,788
Median Household Income 55-64	\$77,716	\$80,199	\$80,331
Average Household Income 55-64	\$95,091	\$113,047	\$114,661
Median Household Income 65-74	\$62,463	\$66,901	\$64,577
Average Household Income 65-74	\$85,335	\$101,534	\$97,059
Average Household Income 75+	\$63,125	\$76,625	\$73,884

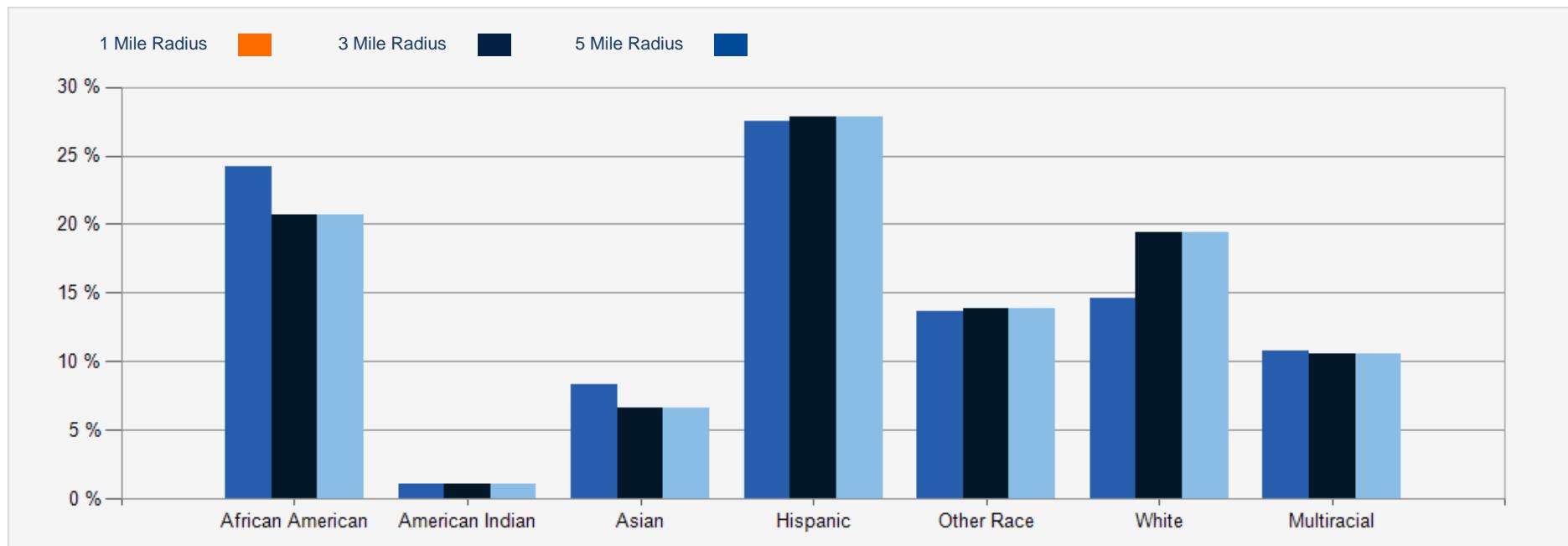
2027 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2027 Population Age 30-34	1,433	10,191	29,917
2027 Population Age 35-39	1,450	10,047	28,137
2027 Population Age 40-44	1,180	8,526	23,279
2027 Population Age 45-49	939	7,277	20,155
2027 Population Age 50-54	831	6,700	18,107
2027 Population Age 55-59	843	6,541	17,109
2027 Population Age 60-64	772	6,490	16,488
2027 Population Age 65-69	812	6,503	15,819
2027 Population Age 70-74	701	5,582	12,848
2027 Population Age 75-79	493	4,160	9,200
2027 Population Age 80-84	292	2,387	5,396
2027 Population Age 85+	234	1,734	3,915
2027 Population Age 18+	12,954	96,792	260,769
2027 Median Age	35	36	34

2027 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$66,093	\$69,171	\$66,030
Average Household Income 25-34	\$89,902	\$96,440	\$94,477
Median Household Income 35-44	\$80,900	\$87,191	\$86,204
Average Household Income 35-44	\$111,489	\$121,967	\$120,215
Median Household Income 45-54	\$86,764	\$92,265	\$92,616
Average Household Income 45-54	\$112,480	\$130,128	\$129,591
Median Household Income 55-64	\$91,369	\$92,771	\$91,454
Average Household Income 55-64	\$113,057	\$131,633	\$130,780
Median Household Income 65-74	\$76,330	\$78,582	\$76,497
Average Household Income 65-74	\$101,508	\$119,703	\$115,389
Average Household Income 75+	\$78,180	\$95,614	\$91,712

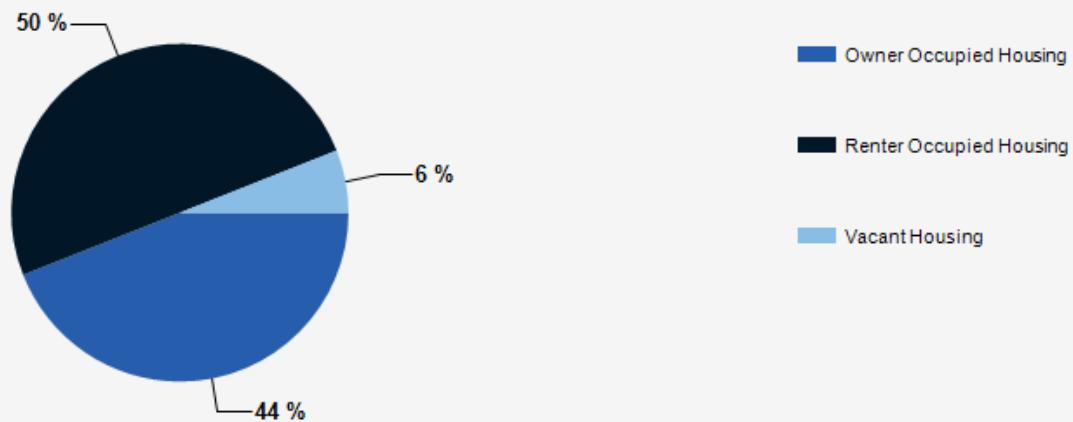
2022 Household Income



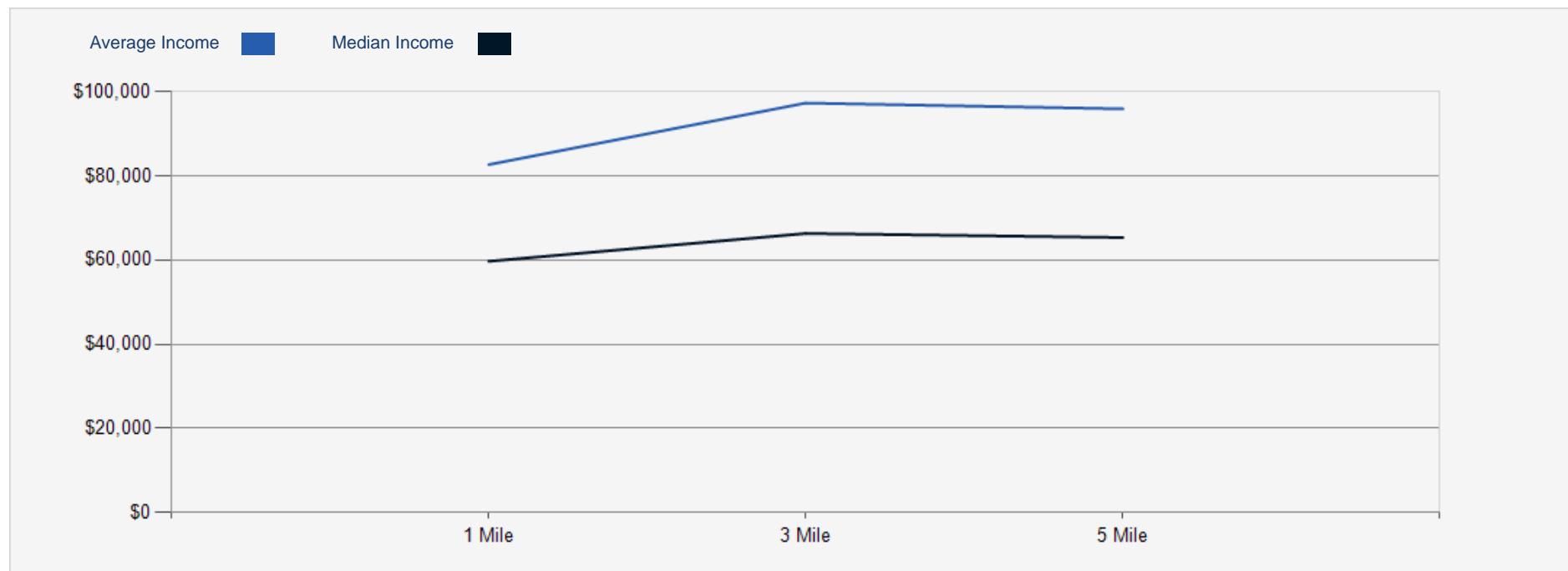
2022 Population by Race



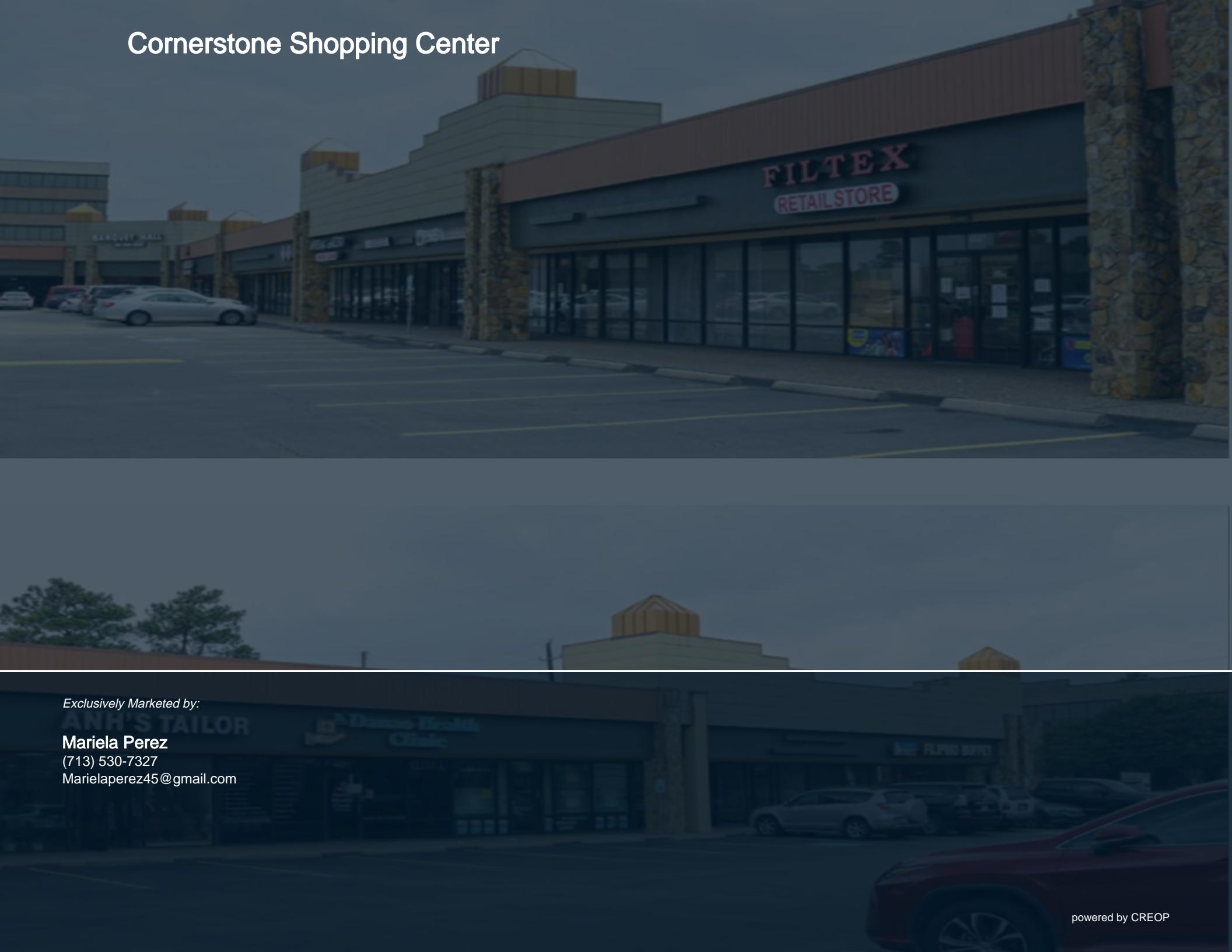
2022 Household Occupancy - 1 Mile Radius



2022 Household Income Average and Median



Cornerstone Shopping Center



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