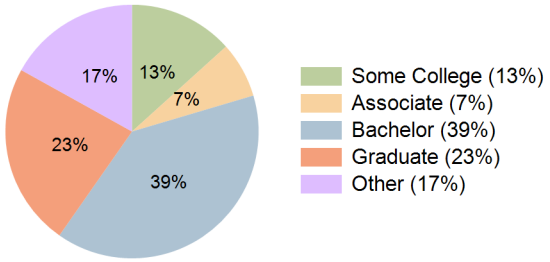
Regency Centers.

Demographic Summary Report

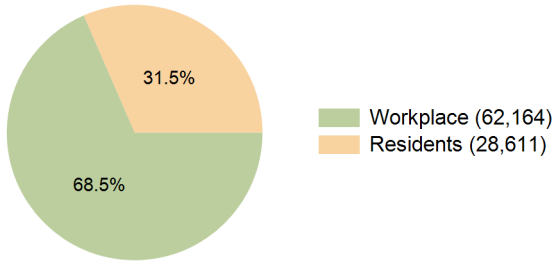
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Carmel Commons Charlotte, North Carolina	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	12,695	77,469	221,296	63,226
Total Daytime Pop	16,603	98,586	258,200	90,775
Daytime Workers	11,352	63,567	155,903	62,164
Average Household Income	$137,113	$169,587	$189,925	$179,448
Median Household Income	$84,491	$106,807	$126,385	$112,292
Total Households	5,976	34,193	91,976	28,149
Median Home Value	$465,946	$537,538	$560,882	$556,517
Bachelors Degree	32.7%	37.5%	37.7%	39.3%
Graduate Degree	17.8%	22.1%	26.0%	23.3%
Consumer Spending Index	113	138	153	146
2031 Demographic Projections				
Projected Population	13,227	79,998	229,501	65,356
Projected 5 Year Annual Growth Rate (Pop)	0.8%	0.6%	0.7%	0.7%
Projected Households	6,348	35,821	96,669	29,530
Projected 5 Year Annual Growth Rate (HH)	1.2%	0.9%	1.0%	1.0%

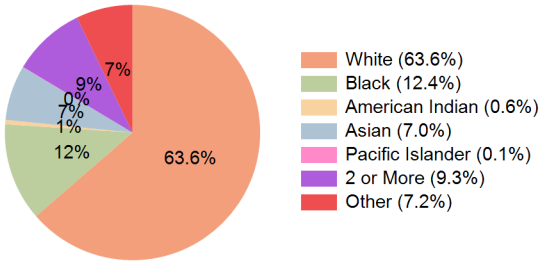
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (14.6%)

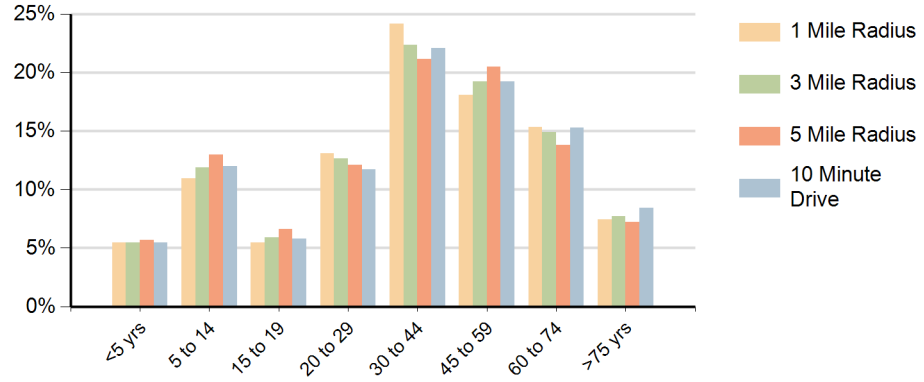
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Regency Centers.

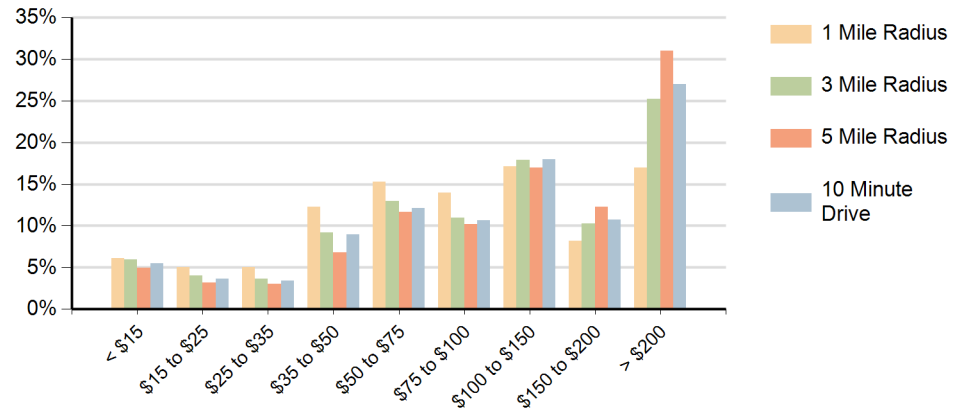
Demographic Summary Report

2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Population by Age Range



Households by Income Range ($000)



Carmel Commons Charlotte, North Carolina		1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Population	Current Estimated Population	12,695	77,469	221,296	63,226
	2020 Census Population	12,772	75,773	211,910	62,507
	2010 Census Population	12,786	69,316	175,694	57,824
	Historical Annual Growth 2010 to 2020	0.0%	0.9%	1.9%	0.8%
	Estimated Annual Growth 2020 to 2026	-0.1%	0.4%	0.7%	0.2%
	Projected Annual Growth 2026 to 2031	0.8%	0.6%	0.7%	0.7%
Households	Current Estimated Households	5,976	34,193	91,976	28,149
	2020 Census Households	5,884	32,523	86,051	26,980
	2010 Census Households	5,978	30,377	72,855	25,569
	Historical Annual Growth 2010 to 2020	-0.2%	0.7%	1.7%	0.5%
	Estimated Annual Growth 2020 to 2026	0.3%	0.8%	1.1%	0.7%
	Projected Annual Growth 2026 to 2031	1.2%	0.9%	1.0%	1.0%
	Population per Household	2.1	2.3	2.4	2.2
Race	White	58.7%	59.1%	59.5%	63.6%
	Black or African American	15.7%	13.7%	11.7%	12.4%
	American Indian	0.7%	0.6%	0.7%	0.6%
	Asian	4.0%	7.3%	10.8%	7.0%
	Pacific Islander	0.1%	0.1%	0.0%	0.1%
	2 or More Races	10.4%	9.8%	9.4%	9.3%
	Other Races	10.5%	9.4%	8.0%	7.2%
	Hispanic Origin	19.2%	18.0%	15.8%	14.6%

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