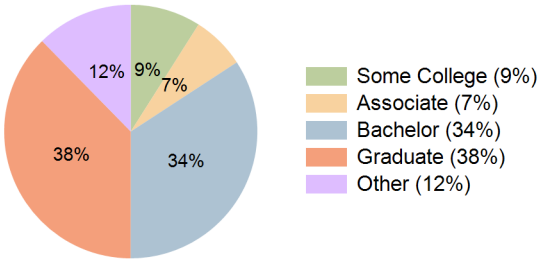
Regency Centers.

Demographic Summary Report

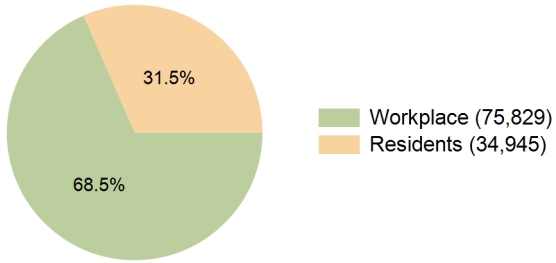
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

SouthPoint Crossing Durham, North Carolina	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	10,414	61,768	140,220	83,580
Total Daytime Pop	23,443	72,173	161,677	110,774
Daytime Workers	19,549	46,050	99,020	75,829
Average Household Income	$128,207	$150,135	$137,910	$144,980
Median Household Income	$94,922	$107,285	$95,554	$102,994
Total Households	5,378	28,002	63,010	38,369
Median Home Value	$378,222	$439,432	$454,222	$443,083
Bachelors Degree	32.6%	34.0%	32.0%	34.2%
Graduate Degree	37.8%	38.5%	36.1%	37.6%
Consumer Spending Index	106	123	113	118
2031 Demographic Projections				
Projected Population	10,513	63,057	148,323	87,453
Projected 5 Year Annual Growth Rate (Pop)	0.2%	0.4%	1.1%	0.9%
Projected Households	5,497	29,037	67,694	40,781
Projected 5 Year Annual Growth Rate (HH)	0.4%	0.7%	1.4%	1.2%

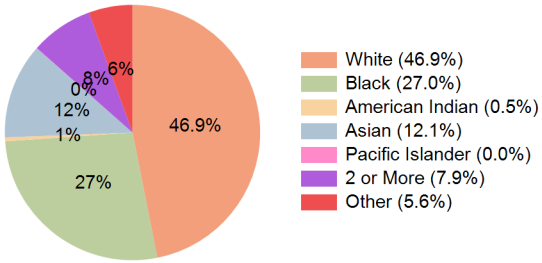
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (10.4%)

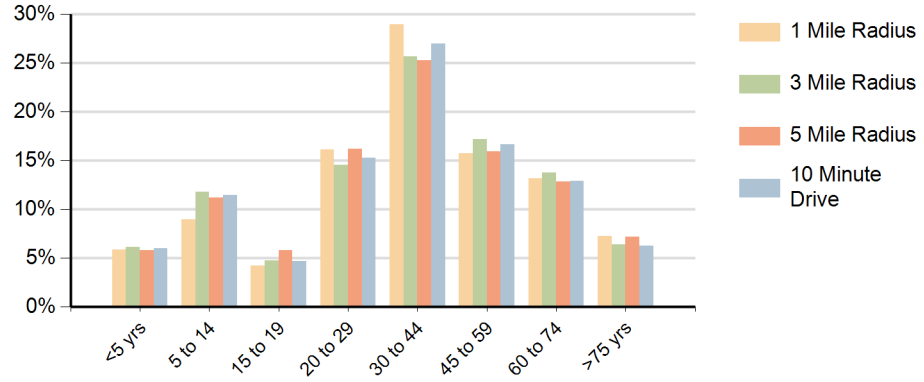
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Regency Centers.

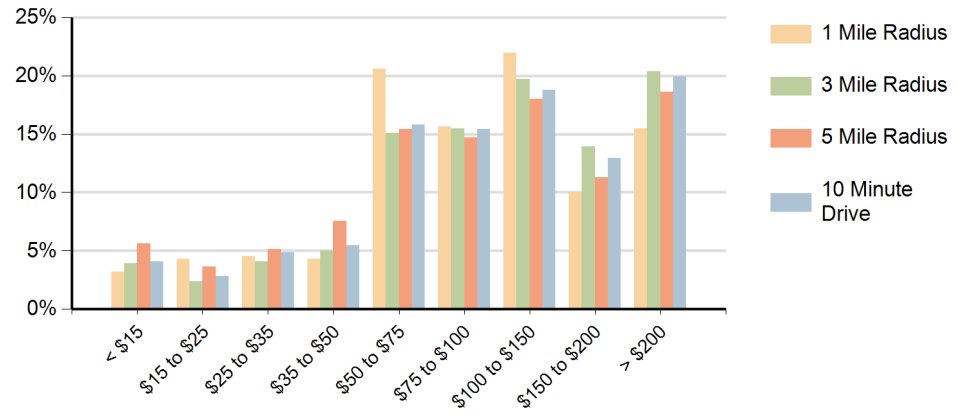
Demographic Summary Report

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

Population by Age Range



Households by Income Range ($000)



	SouthPoint Crossing Durham, North Carolina	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Population	Current Estimated Population	10,414	61,768	140,220	83,580
	2020 Census Population	10,203	59,704	130,000	77,366
	2010 Census Population	9,606	51,531	108,241	61,207
	Historical Annual Growth 2010 to 2020	0.6%	1.5%	1.9%	2.4%
	Estimated Annual Growth 2020 to 2026	0.3%	0.6%	1.2%	1.2%
	Projected Annual Growth 2026 to 2031	0.2%	0.4%	1.1%	0.9%
Households	Current Estimated Households	5,378	28,002	63,010	38,369
	2020 Census Households	5,136	26,456	57,047	34,542
	2010 Census Households	4,863	22,703	47,193	27,415
	Historical Annual Growth 2010 to 2020	0.6%	1.5%	1.9%	2.3%
	Estimated Annual Growth 2020 to 2026	0.7%	0.9%	1.6%	1.7%
	Projected Annual Growth 2026 to 2031	0.4%	0.7%	1.4%	1.2%
	Population per Household	1.9	2.2	2.2	2.2
Race	White	51.8%	50.8%	45.8%	46.9%
	Black or African American	28.2%	26.8%	28.5%	27.0%
	American Indian	0.5%	0.5%	0.6%	0.5%
	Asian	6.8%	8.1%	9.6%	12.1%
	Pacific Islander	0.1%	0.0%	0.0%	0.0%
	2 or More Races	7.8%	8.4%	8.1%	7.9%
	Other Races	4.9%	5.5%	7.4%	5.6%
	Hispanic Origin	9.6%	10.5%	12.9%	10.4%

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