

**Marketplace at Briargate**  
Colorado Springs, Colorado

**1 Mile Radius**

**3 Mile Radius**

**5 Mile Radius**

**10 Minute Drive**

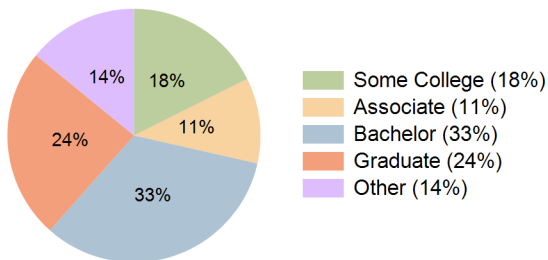
**Current Year Demographics**

Current Population	12,264	86,008	193,806	105,534
Total Daytime Pop	15,909	88,966	187,490	109,269
Daytime Workers	10,167	48,965	97,723	60,213
Average Household Income	\$170,840	\$147,895	\$138,681	\$142,990
Median Household Income	\$142,784	\$122,894	\$113,717	\$118,055
Total Households	4,117	31,081	73,055	39,373
Median Home Value	\$566,857	\$564,559	\$562,840	\$562,416
Bachelors Degree	32.5%	33.1%	31.1%	33.0%
Graduate Degree	29.5%	25.4%	21.9%	24.3%
Consumer Spending Index	144	126	118	122

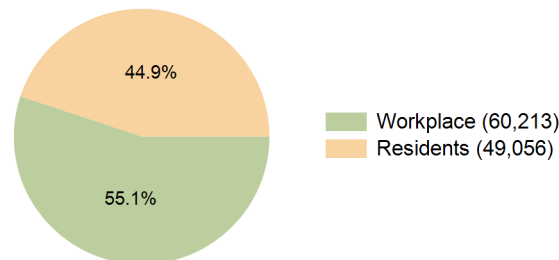
**2030 Demographic Projections**

Projected Population	13,007	92,254	205,350	112,899
Projected 5 Year Annual Growth Rate (Pop)	1.2%	1.4%	1.2%	1.4%
Projected Households	4,429	33,509	77,860	42,400
Projected 5 Year Annual Growth Rate (HH)	1.5%	1.5%	1.3%	1.5%

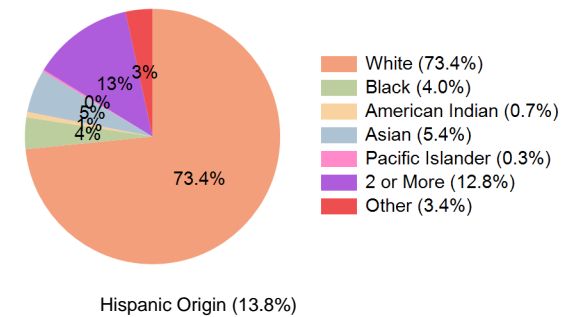
**Education (10 Minute Drive)**



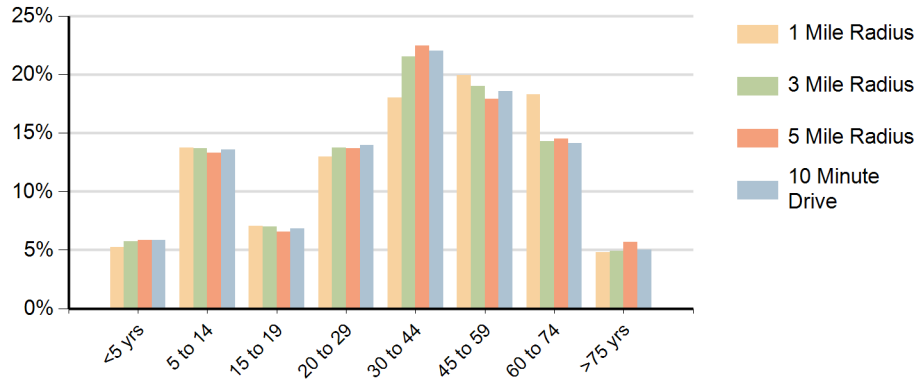
**Daytime Population (10 Minute Drive)**



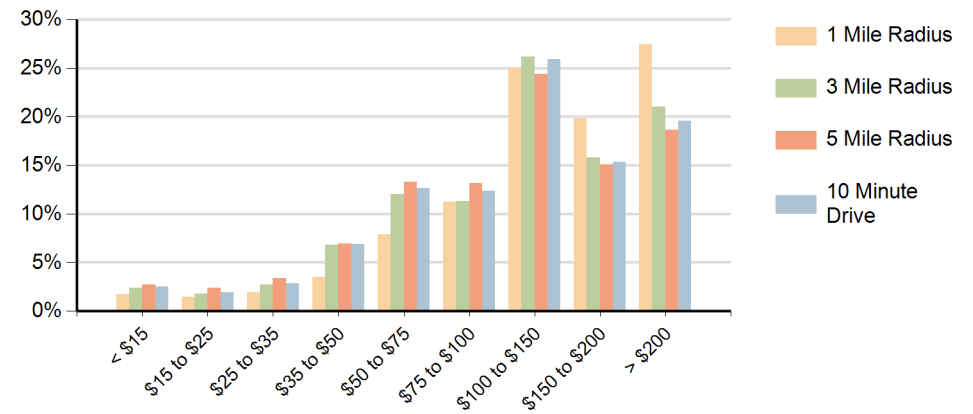
**Race (10 Minute Drive)**



## Population by Age Range



## Households by Income Range (\$000)



Marketplace at Briargate Colorado Springs, Colorado		1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Population	Current Estimated Population	12,264	86,008	193,806	105,534
	2020 Census Population	12,352	75,373	175,543	92,023
	2010 Census Population	12,141	61,204	138,401	73,690
	Historical Annual Growth 2010 to 2020	0.2%	2.1%	2.4%	2.3%
	Estimated Annual Growth 2020 to 2025	-0.1%	2.6%	1.9%	2.6%
	Projected Annual Growth 2025 to 2030	1.2%	1.4%	1.2%	1.4%
Households	Current Estimated Households	4,117	31,081	73,055	39,373
	2020 Census Households	4,019	26,931	65,136	33,782
	2010 Census Households	3,725	21,502	51,090	26,497
	Historical Annual Growth 2010 to 2020	0.8%	2.3%	2.5%	2.5%
	Estimated Annual Growth 2020 to 2025	0.5%	2.8%	2.2%	3.0%
	Projected Annual Growth 2025 to 2030	1.5%	1.5%	1.3%	1.5%
Population per Household		3.0	2.8	2.7	2.7
Race	White	76.6%	73.9%	72.7%	73.4%
	Black or African American	3.1%	3.8%	4.3%	4.0%
	American Indian	0.5%	0.7%	0.7%	0.7%
	Asian	5.7%	5.5%	4.9%	5.4%
	Pacific Islander	0.2%	0.2%	0.3%	0.3%
	2 or More Races	11.4%	12.6%	13.1%	12.8%
	Other Races	2.6%	3.3%	4.0%	3.4%
	Hispanic Origin	10.4%	13.4%	14.8%	13.8%