

The Hub Hillcrest Market
San Diego, California

1 Mile Radius

3 Mile Radius

5 Mile Radius

10 Minute Drive

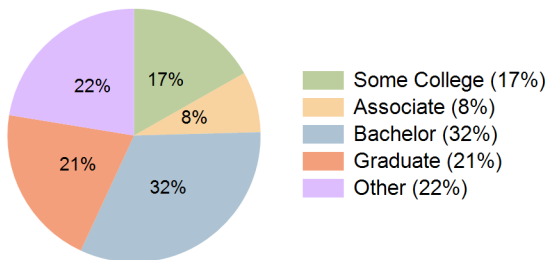
Current Year Demographics

Current Population	35,840	251,317	534,189	284,794
Total Daytime Pop	54,398	345,107	648,442	383,419
Daytime Workers	43,602	251,968	416,248	272,742
Average Household Income	\$128,903	\$125,320	\$124,156	\$122,009
Median Household Income	\$97,784	\$95,958	\$93,124	\$93,033
Total Households	21,343	125,663	227,745	138,132
Median Home Value	\$984,701	\$965,271	\$925,308	\$943,880
Bachelors Degree	37.5%	34.4%	29.8%	32.3%
Graduate Degree	26.4%	22.3%	19.1%	20.7%
Consumer Spending Index	110	108	107	105

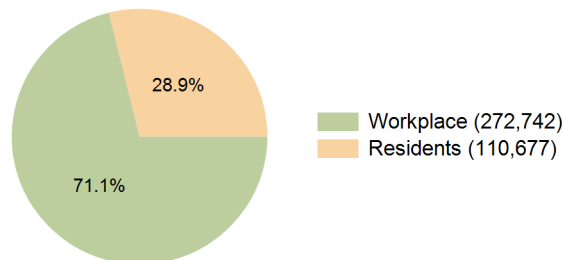
2030 Demographic Projections

Projected Population	36,393	261,991	546,161	295,489
Projected 5 Year Annual Growth Rate (Pop)	0.3%	0.8%	0.4%	0.7%
Projected Households	21,936	133,794	237,813	146,534
Projected 5 Year Annual Growth Rate (HH)	0.6%	1.3%	0.9%	1.2%

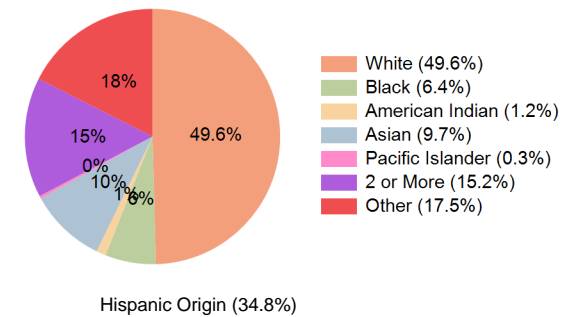
Education (10 Minute Drive)



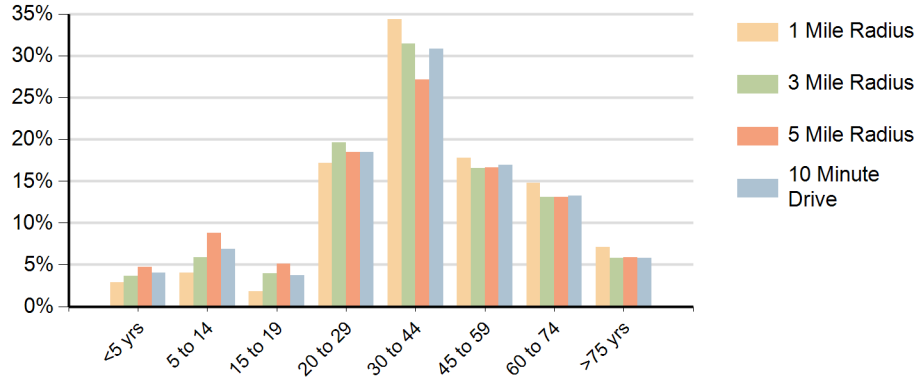
Daytime Population (10 Minute Drive)



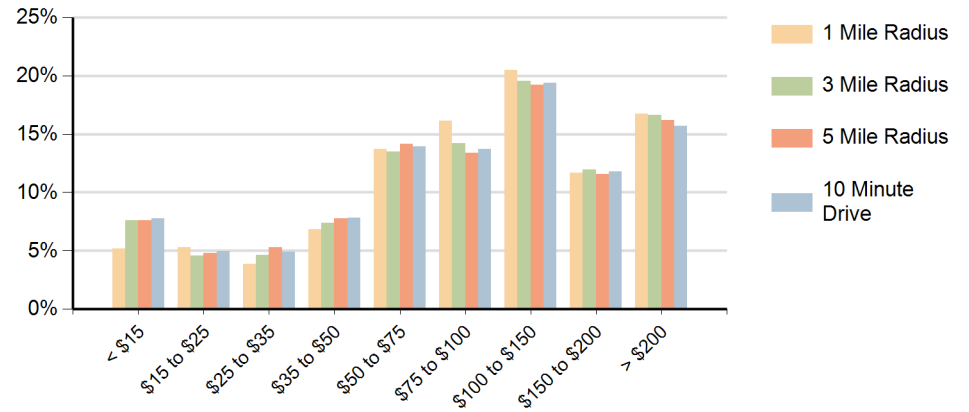
Race (10 Minute Drive)



Population by Age Range



Households by Income Range (\$000)



The Hub Hillcrest Market San Diego, California		1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Population	Current Estimated Population	35,840	251,317	534,189	284,794
	2020 Census Population	34,654	244,871	531,701	277,537
	2010 Census Population	32,248	226,456	508,457	259,705
	Historical Annual Growth 2010 to 2020	0.7%	0.8%	0.5%	0.7%
	Estimated Annual Growth 2020 to 2025	0.6%	0.5%	0.1%	0.5%
	Projected Annual Growth 2025 to 2030	0.3%	0.8%	0.4%	0.7%
Households	Current Estimated Households	21,343	125,663	227,745	138,132
	2020 Census Households	20,237	118,215	219,056	129,992
	2010 Census Households	19,049	106,219	202,846	117,408
	Historical Annual Growth 2010 to 2020	0.6%	1.1%	0.8%	1.0%
	Estimated Annual Growth 2020 to 2025	1.0%	1.2%	0.7%	1.2%
	Projected Annual Growth 2025 to 2030	0.6%	1.3%	0.9%	1.2%
	Population per Household	1.7	1.9	2.2	2.0
Race	White	62.2%	52.6%	46.2%	49.6%
	Black or African American	4.9%	6.3%	7.7%	6.4%
	American Indian	0.8%	1.2%	1.2%	1.2%
	Asian	8.0%	10.5%	11.1%	9.7%
	Pacific Islander	0.3%	0.3%	0.4%	0.3%
	2 or More Races	15.2%	14.6%	15.0%	15.2%
	Other Races	8.6%	14.5%	18.5%	17.5%
	Hispanic Origin	23.3%	30.8%	35.5%	34.8%