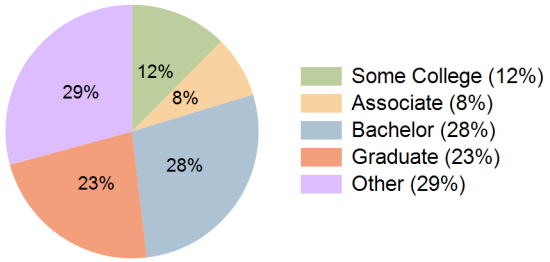
Regency Centers.

Demographic Summary Report

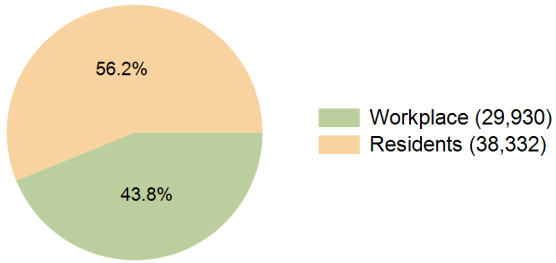
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Black Rock Shopping Center Fairfield, Connecticut	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	10,278	117,431	231,649	77,172
Total Daytime Pop	11,726	101,967	208,470	68,262
Daytime Workers	6,837	43,664	91,435	29,930
Average Household Income	$217,803	$152,738	$149,214	$172,998
Median Household Income	$156,228	$90,336	$85,219	$105,965
Total Households	3,957	43,016	84,141	28,166
Median Home Value	$693,253	$531,143	$491,447	$584,639
Bachelors Degree	35.3%	25.2%	24.1%	27.8%
Graduate Degree	30.9%	19.3%	17.0%	22.7%
Consumer Spending Index	172	124	122	139
2031 Demographic Projections				
Projected Population	10,339	117,776	233,845	77,409
Projected 5 Year Annual Growth Rate (Pop)	0.1%	0.1%	0.2%	0.1%
Projected Households	4,045	43,816	86,212	28,683
Projected 5 Year Annual Growth Rate (HH)	0.4%	0.4%	0.5%	0.4%

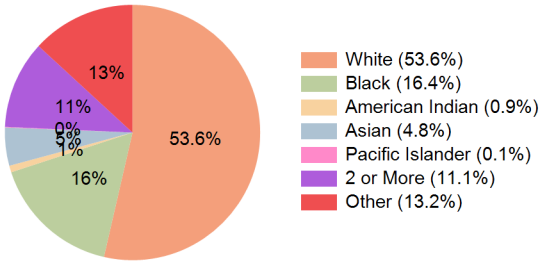
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (24.3%)

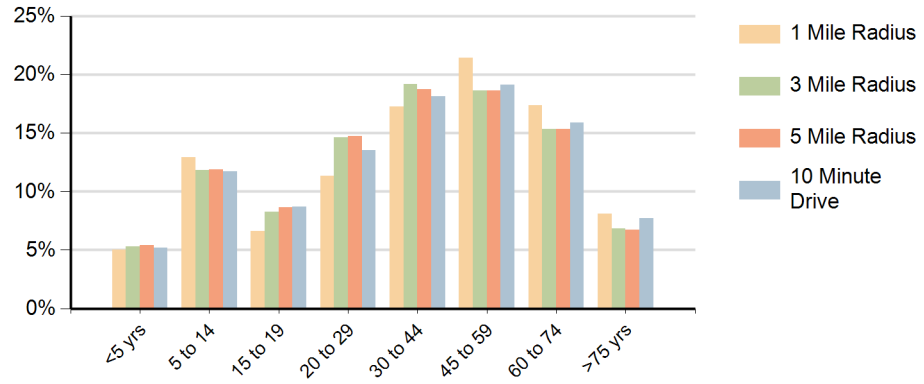
This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.

Regency Centers.

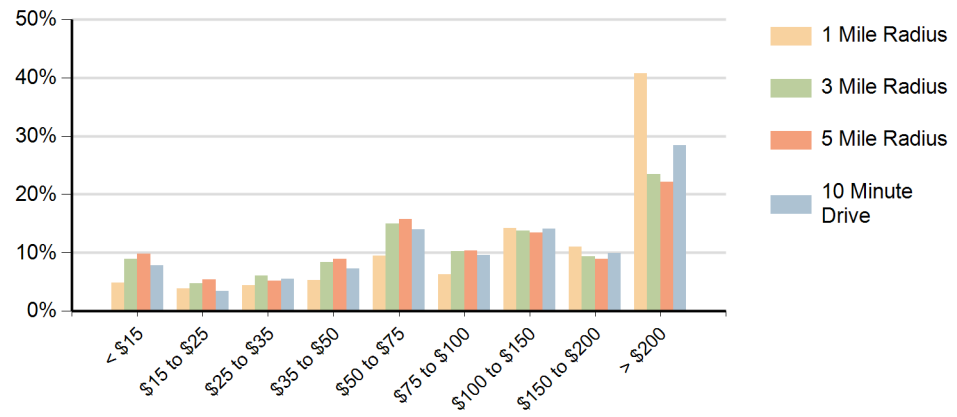
Demographic Summary Report

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

Population by Age Range



Households by Income Range ($000)



	Black Rock Shopping Center Fairfield, Connecticut	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Population	Current Estimated Population	10,278	117,431	231,649	77,172
	2020 Census Population	10,031	115,656	226,638	75,774
	2010 Census Population	9,551	112,047	220,039	73,009
	Historical Annual Growth 2010 to 2020	0.5%	0.3%	0.3%	0.4%
	Estimated Annual Growth 2020 to 2026	0.4%	0.2%	0.4%	0.3%
	Projected Annual Growth 2026 to 2031	0.1%	0.1%	0.2%	0.1%
Households	Current Estimated Households	3,957	43,016	84,141	28,166
	2020 Census Households	3,750	41,177	80,169	26,916
	2010 Census Households	3,582	39,441	77,222	25,831
	Historical Annual Growth 2010 to 2020	0.5%	0.4%	0.4%	0.4%
	Estimated Annual Growth 2020 to 2026	0.9%	0.7%	0.8%	0.7%
	Projected Annual Growth 2026 to 2031	0.4%	0.4%	0.5%	0.4%
	Population per Household	2.6	2.6	2.6	2.6
Race	White	75.6%	45.7%	42.2%	53.6%
	Black or African American	3.7%	20.7%	24.6%	16.4%
	American Indian	0.2%	1.0%	0.9%	0.9%
	Asian	6.0%	4.1%	3.6%	4.8%
	Pacific Islander	0.0%	0.1%	0.1%	0.1%
	2 or More Races	10.1%	12.0%	11.9%	11.1%
	Other Races	4.4%	16.5%	16.7%	13.2%
	Hispanic Origin	11.0%	28.8%	30.8%	24.3%

This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.