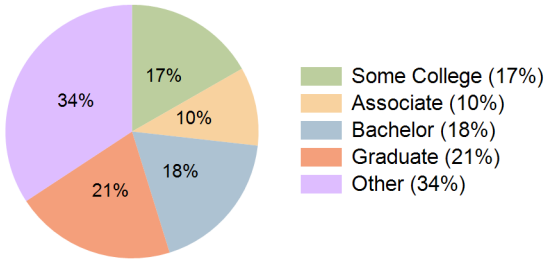
Regency Centers.

Demographic Summary Report

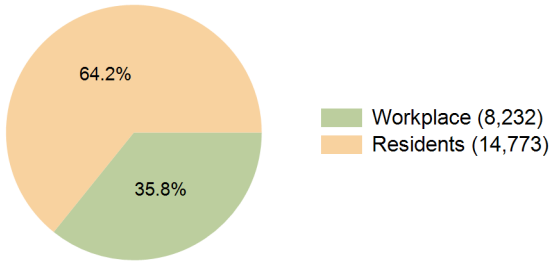
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Wading River Wading River, New York	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	3,102	16,216	35,251	28,767
Total Daytime Pop	3,016	13,094	27,850	23,005
Daytime Workers	1,499	4,980	10,198	8,232
Average Household Income	$196,003	$189,579	$153,736	$156,779
Median Household Income	$138,105	$141,849	$112,561	$113,733
Total Households	1,112	6,075	14,235	11,650
Median Home Value	$657,062	$626,034	$562,555	$573,917
Bachelors Degree	17.8%	19.4%	18.7%	18.4%
Graduate Degree	25.7%	23.1%	20.1%	20.6%
Consumer Spending Index	154	150	123	126
2031 Demographic Projections				
Projected Population	3,075	16,070	34,919	28,517
Projected 5 Year Annual Growth Rate (Pop)	-0.2%	-0.2%	-0.2%	-0.2%
Projected Households	1,118	6,108	14,301	11,712
Projected 5 Year Annual Growth Rate (HH)	0.1%	0.1%	0.1%	0.1%

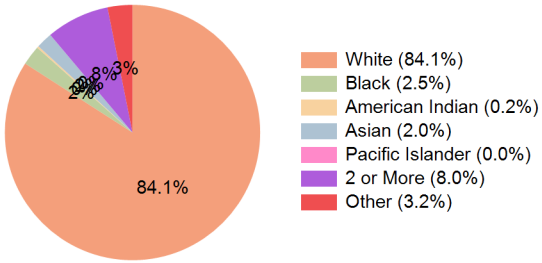
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (10.6%)

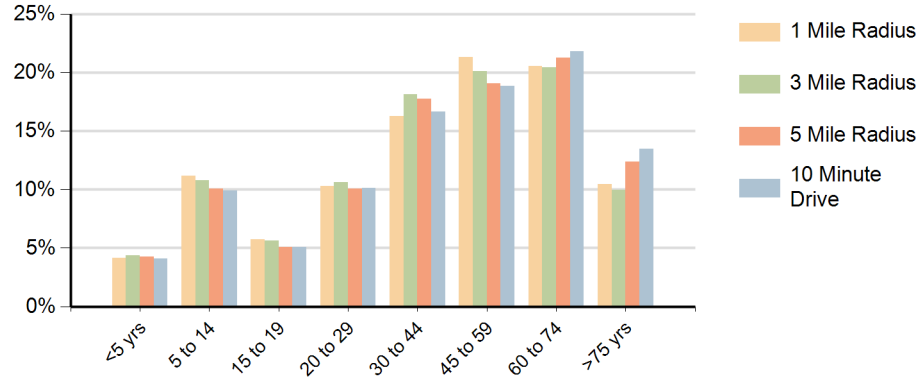
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Regency Centers.

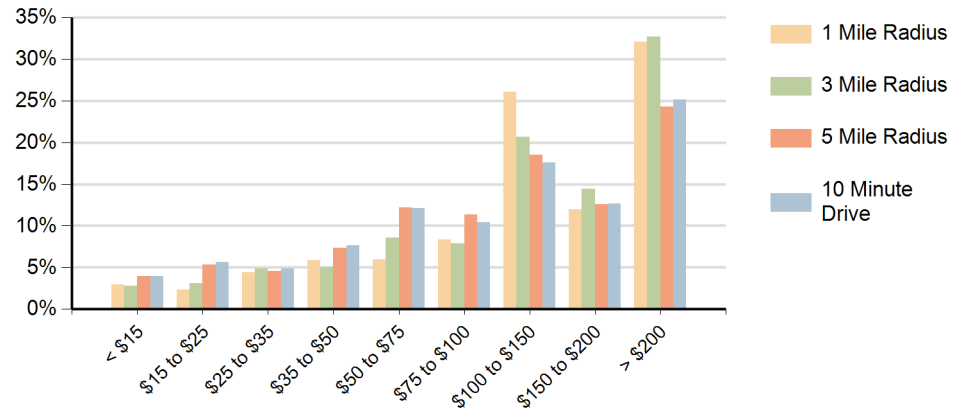
Demographic Summary Report

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

Population by Age Range



Households by Income Range ($000)



	Wading River Wading River, New York	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Population	Current Estimated Population	3,102	16,216	35,251	28,767
	2020 Census Population	3,261	16,401	36,052	29,497
	2010 Census Population	3,423	16,162	35,834	29,293
	Historical Annual Growth 2010 to 2020	-0.5%	0.2%	0.1%	0.1%
	Estimated Annual Growth 2020 to 2026	-0.8%	-0.2%	-0.4%	-0.4%
	Projected Annual Growth 2026 to 2031	-0.2%	-0.2%	-0.2%	-0.2%
Households	Current Estimated Households	1,112	6,075	14,235	11,650
	2020 Census Households	1,095	5,994	14,071	11,497
	2010 Census Households	1,130	5,784	13,626	11,130
	Historical Annual Growth 2010 to 2020	-0.3%	0.4%	0.3%	0.3%
	Estimated Annual Growth 2020 to 2026	0.3%	0.2%	0.2%	0.2%
	Projected Annual Growth 2026 to 2031	0.1%	0.1%	0.1%	0.1%
	Population per Household	2.7	2.6	2.4	2.4
Race	White	86.7%	83.7%	83.2%	84.1%
	Black or African American	1.5%	2.3%	2.6%	2.5%
	American Indian	0.2%	0.2%	0.2%	0.2%
	Asian	2.4%	2.3%	2.4%	2.0%
	Pacific Islander	0.0%	0.0%	0.0%	0.0%
	2 or More Races	6.8%	8.3%	8.2%	8.0%
	Other Races	2.4%	3.0%	3.4%	3.2%
	Hispanic Origin	8.7%	10.4%	11.1%	10.6%

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