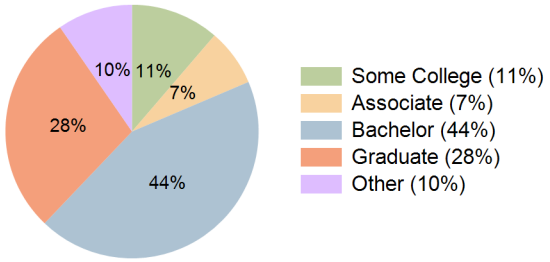
Regency Centers.

Demographic Summary Report

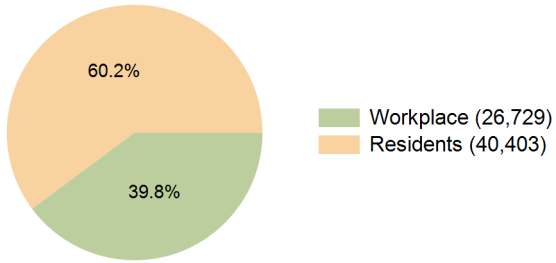
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Shops at Highland Walk Highlands Ranch, Colorado	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	19,375	81,227	195,924	87,938
Total Daytime Pop	12,577	61,619	209,524	67,132
Daytime Workers	4,494	23,939	120,798	26,729
Average Household Income	$228,802	$218,143	$201,747	$217,495
Median Household Income	$194,664	$177,207	$155,640	$176,386
Total Households	6,271	29,090	76,507	31,356
Median Home Value	$704,195	$720,995	$703,441	$702,680
Bachelors Degree	45.6%	43.9%	42.9%	43.5%
Graduate Degree	30.1%	28.5%	27.5%	28.3%
Consumer Spending Index	182	173	161	173
2031 Demographic Projections				
Projected Population	19,664	83,110	203,813	90,294
Projected 5 Year Annual Growth Rate (Pop)	0.3%	0.5%	0.8%	0.5%
Projected Households	6,405	29,986	80,565	32,501
Projected 5 Year Annual Growth Rate (HH)	0.4%	0.6%	1.0%	0.7%

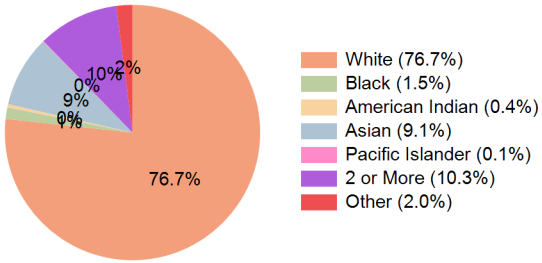
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (9.5%)

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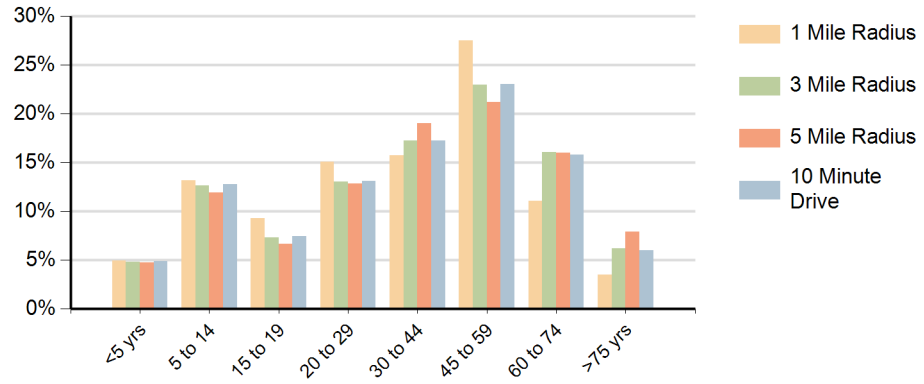
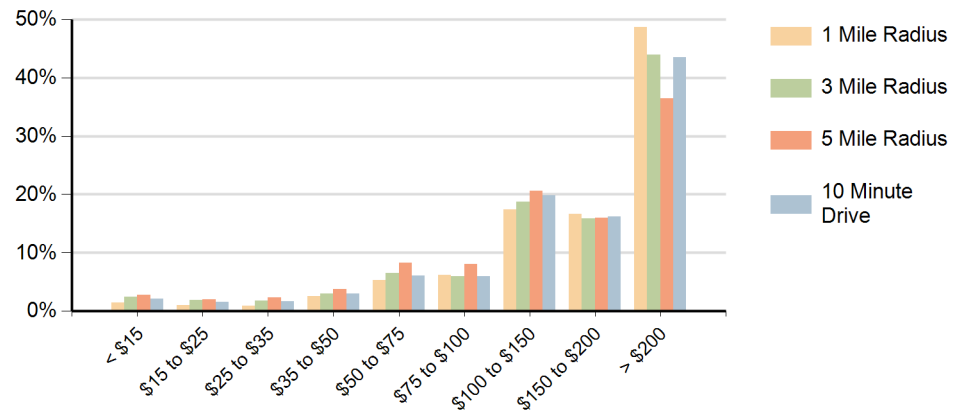
Population by Age Range



Households by Income Range ($000)



	Shops at Highland Walk Highlands Ranch, Colorado	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Population	Current Estimated Population	19,375	81,227	195,924	87,938
	2020 Census Population	19,847	82,787	191,813	89,408
	2010 Census Population	19,715	79,491	173,761	85,467
	Historical Annual Growth 2010 to 2020	0.1%	0.4%	1.0%	0.5%
	Estimated Annual Growth 2020 to 2026	-0.4%	-0.3%	0.3%	-0.3%
	Projected Annual Growth 2026 to 2031	0.3%	0.5%	0.8%	0.5%
Households	Current Estimated Households	6,271	29,090	76,507	31,356
	2020 Census Households	6,303	29,100	73,031	31,212
	2010 Census Households	6,240	27,698	64,465	29,415
	Historical Annual Growth 2010 to 2020	0.1%	0.5%	1.3%	0.6%
	Estimated Annual Growth 2020 to 2026	-0.1%	0.0%	0.8%	0.1%
	Projected Annual Growth 2026 to 2031	0.4%	0.6%	1.0%	0.7%
	Population per Household	3.1	2.8	2.6	2.8
Race	White	71.5%	76.1%	77.3%	76.7%
	Black or African American	1.7%	1.5%	1.7%	1.5%
	American Indian	0.4%	0.4%	0.5%	0.4%
	Asian	13.8%	9.9%	8.3%	9.1%
	Pacific Islander	0.1%	0.1%	0.1%	0.1%
	2 or More Races	10.7%	10.1%	9.9%	10.3%
	Other Races	2.0%	2.0%	2.2%	2.0%
	Hispanic Origin	10.2%	9.4%	9.6%	9.5%

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