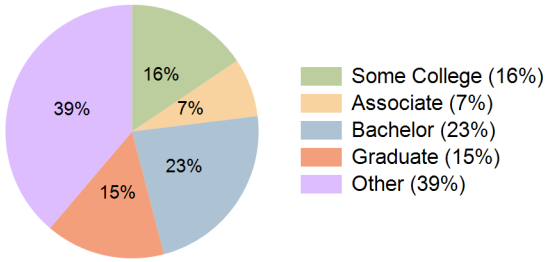
Regency Centers.

Demographic Summary Report

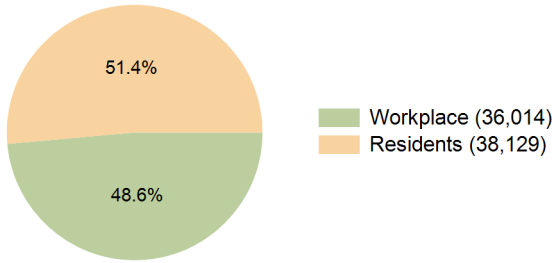
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

The Dock Stratford, Connecticut	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	11,279	85,854	210,781	80,133
Total Daytime Pop	11,817	78,552	199,103	74,143
Daytime Workers	6,703	36,983	94,572	36,014
Average Household Income	$159,949	$130,754	$120,468	$132,953
Median Household Income	$117,326	$93,674	$82,428	$96,808
Total Households	4,528	34,512	82,210	32,055
Median Home Value	$382,768	$375,402	$377,173	$376,135
Bachelors Degree	28.6%	22.1%	20.5%	22.9%
Graduate Degree	20.8%	14.6%	13.2%	15.3%
Consumer Spending Index	128	106	99	108
2031 Demographic Projections				
Projected Population	11,330	86,032	212,703	80,199
Projected 5 Year Annual Growth Rate (Pop)	0.1%	0.0%	0.2%	0.0%
Projected Households	4,601	35,118	84,248	32,566
Projected 5 Year Annual Growth Rate (HH)	0.3%	0.4%	0.5%	0.3%

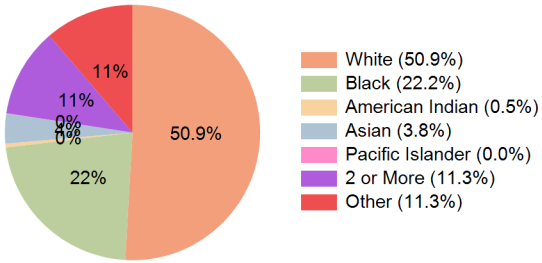
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (24.2%)

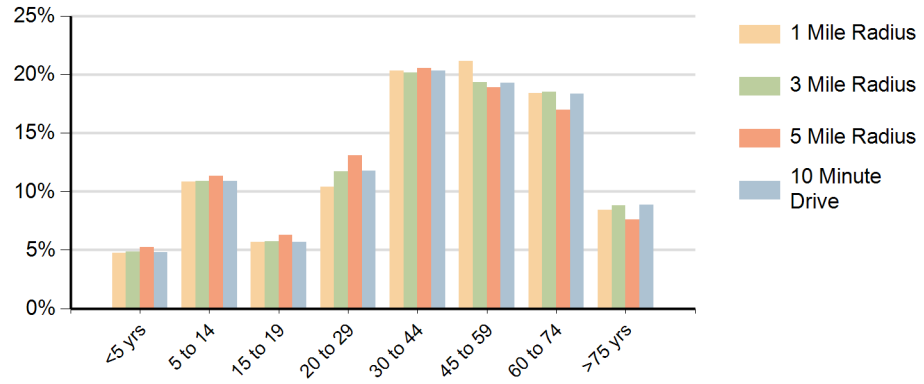
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Regency Centers.

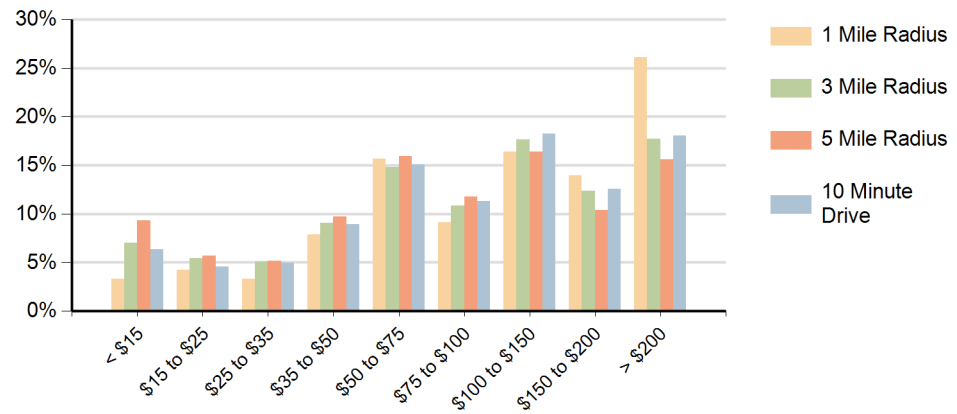
Demographic Summary Report

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

Population by Age Range



Households by Income Range ($000)



	The Dock Stratford, Connecticut	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Population	Current Estimated Population	11,279	85,854	210,781	80,133
	2020 Census Population	11,328	85,636	208,611	79,919
	2010 Census Population	11,281	84,928	205,128	78,892
	Historical Annual Growth 2010 to 2020	0.0%	0.1%	0.2%	0.1%
	Estimated Annual Growth 2020 to 2026	-0.1%	0.0%	0.2%	0.0%
	Projected Annual Growth 2026 to 2031	0.1%	0.0%	0.2%	0.0%
Households	Current Estimated Households	4,528	34,512	82,210	32,055
	2020 Census Households	4,448	33,583	79,006	31,068
	2010 Census Households	4,376	32,814	76,243	30,248
	Historical Annual Growth 2010 to 2020	0.2%	0.2%	0.4%	0.3%
	Estimated Annual Growth 2020 to 2026	0.3%	0.4%	0.6%	0.5%
	Projected Annual Growth 2026 to 2031	0.3%	0.4%	0.5%	0.3%
	Population per Household	2.5	2.5	2.5	2.5
Race	White	64.9%	49.6%	40.2%	50.9%
	Black or African American	12.7%	23.0%	27.1%	22.2%
	American Indian	0.3%	0.5%	0.7%	0.5%
	Asian	4.0%	3.5%	3.5%	3.8%
	Pacific Islander	0.0%	0.1%	0.1%	0.0%
	2 or More Races	11.3%	11.5%	12.1%	11.3%
	Other Races	6.7%	11.9%	16.4%	11.3%
	Hispanic Origin	17.5%	25.6%	31.1%	24.2%

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