

AVAILABILITY

- » Retail & Pads Available fronting Ronald Reagan
- » Restaurant space with large patios
- » 0.8 - 3.0 AC Parcels Available
- » Multiple Drive-Thru spaces

LEASE RATES

Call for Details

PROPERTY DETAILS

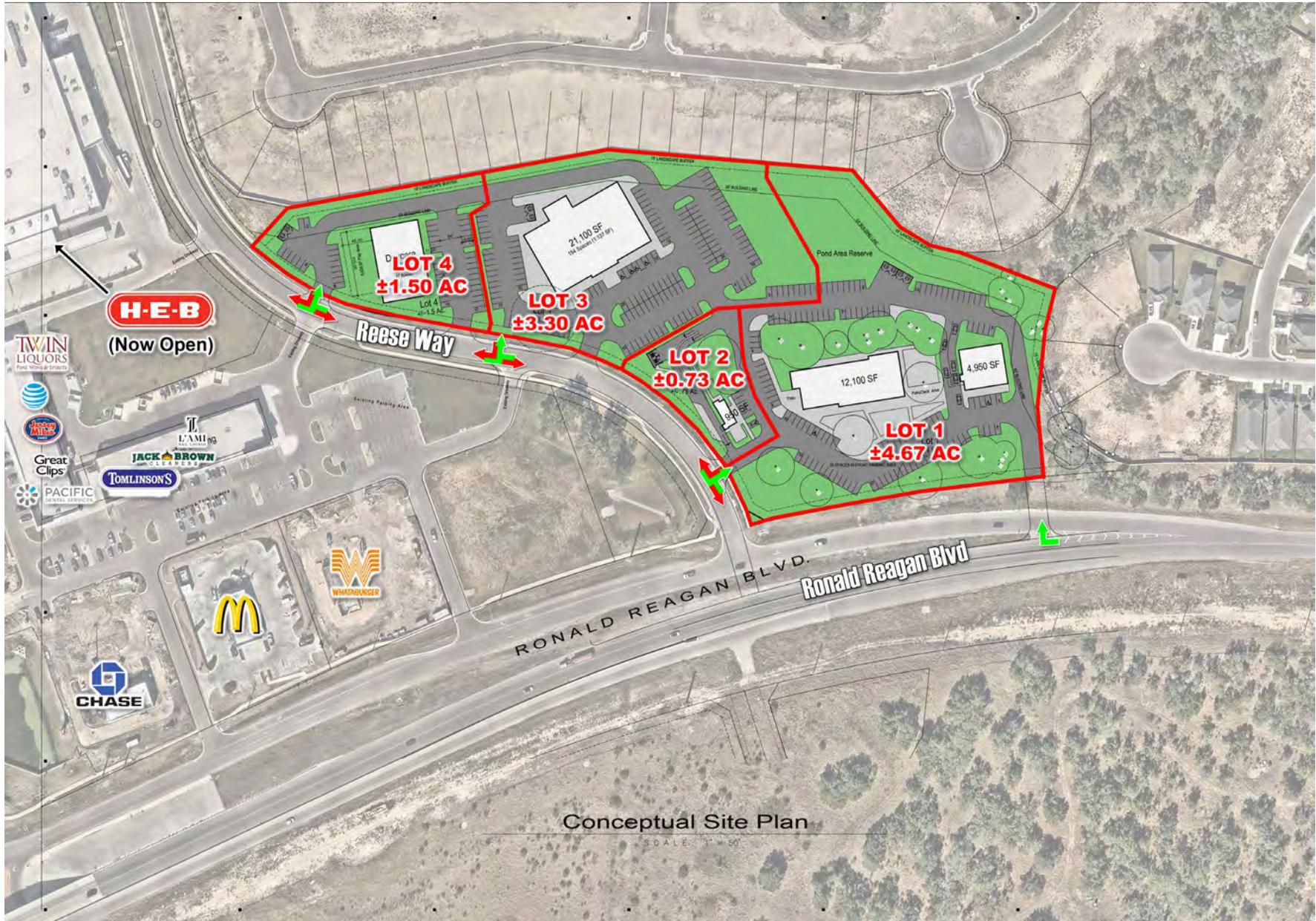
- » Georgetown is the fastest growing city for the second year in a row
- » Parmer Ranch is a 454 AC mixed-use community
- » Allowable uses include all retail and office uses
- » Multiple points of access from Reese Way and Ronald Reagan
- » Utilities ready for site
- » Regional detention and utilities in place

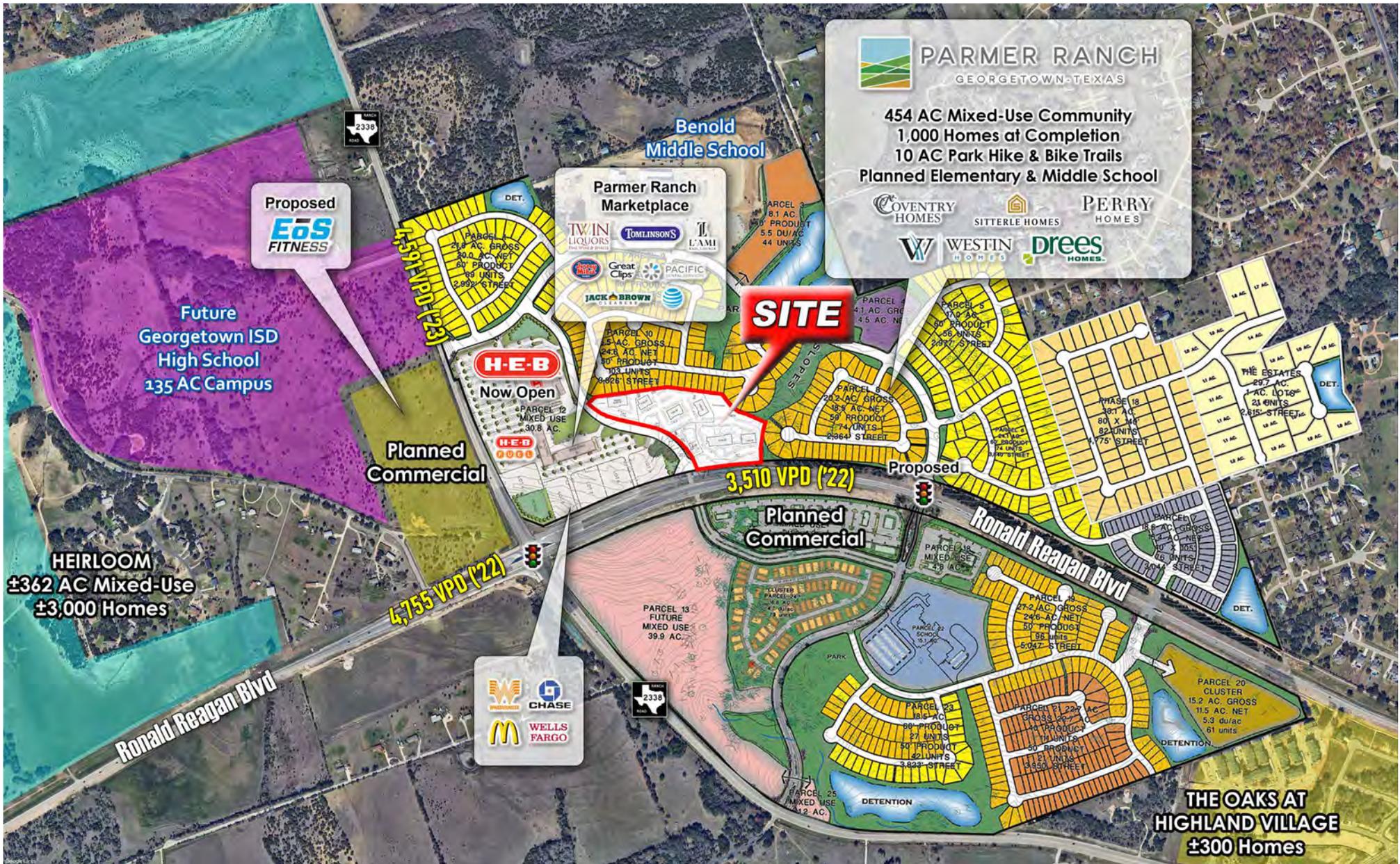
DEMOGRAPHIC SNAPSHOT

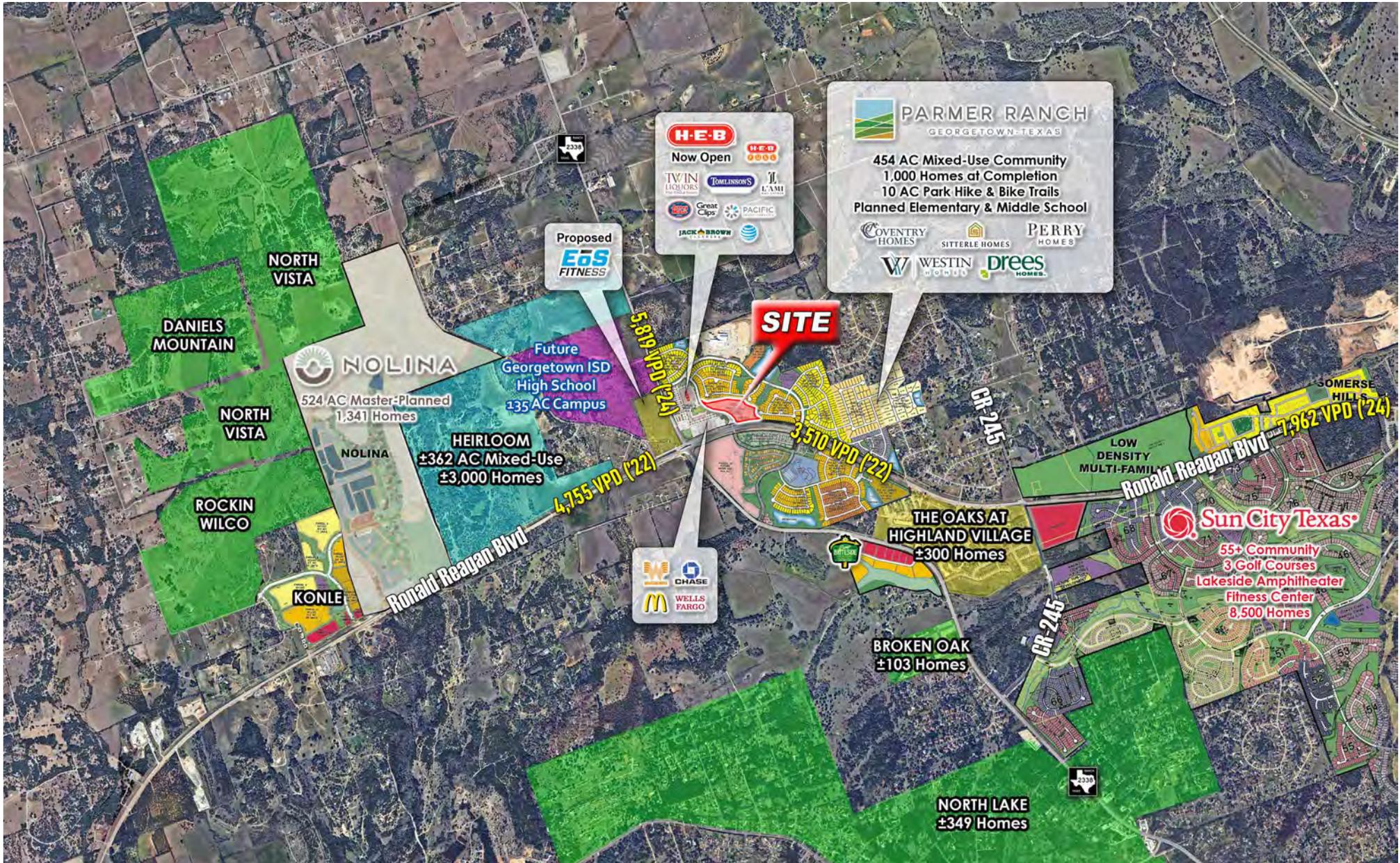
	3-MILE	5-MILE	7-MILE
2025 POPULATION	9,266	25,100	59,326
2030 POPULATION	12,255	30,277	71,428
TOTAL HOUSEHOLDS	4,063	11,586	25,151
AVERAGE HH INCOME	\$162,472	\$158,525	\$155,616

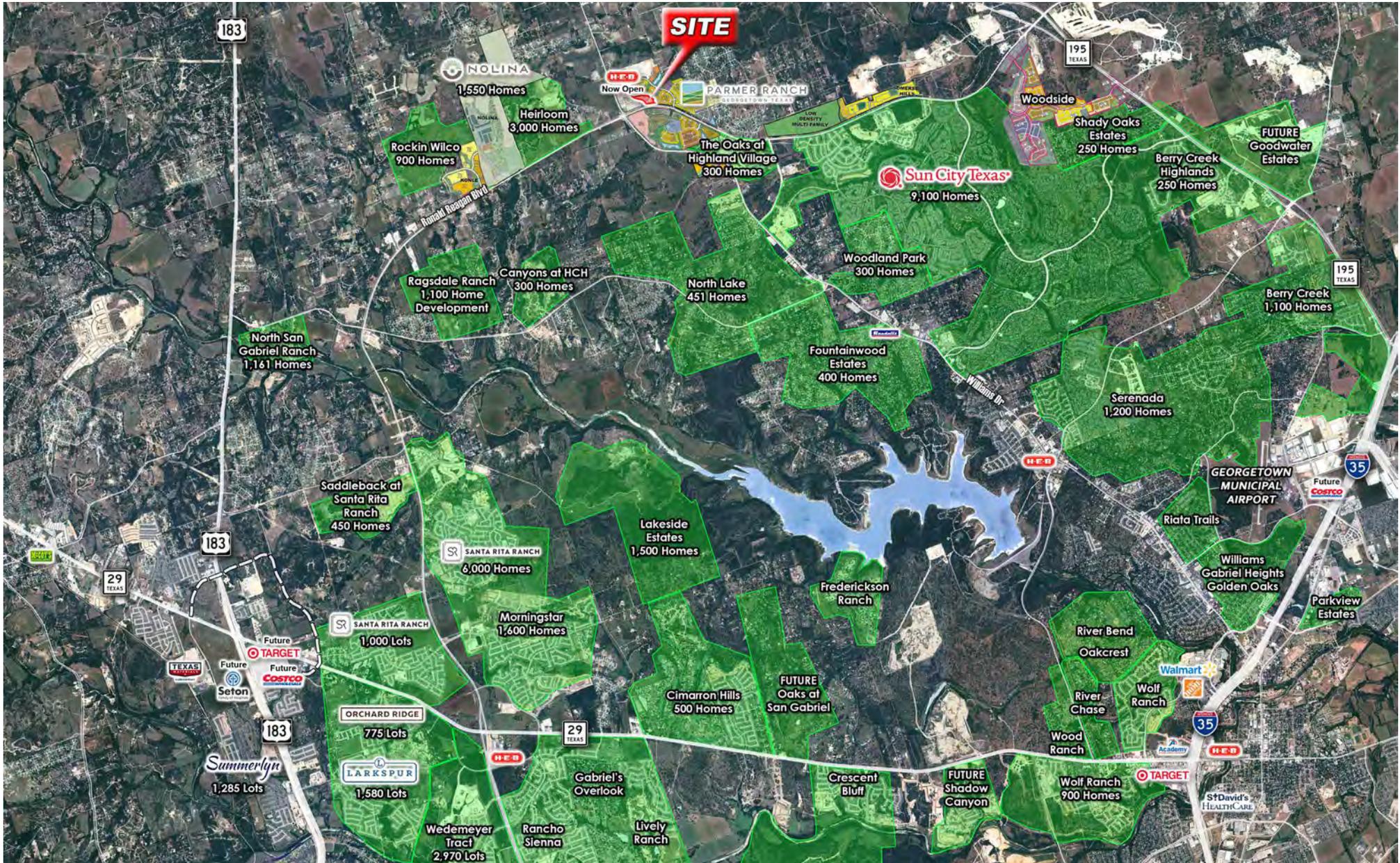
TRAFFIC GENERATORS







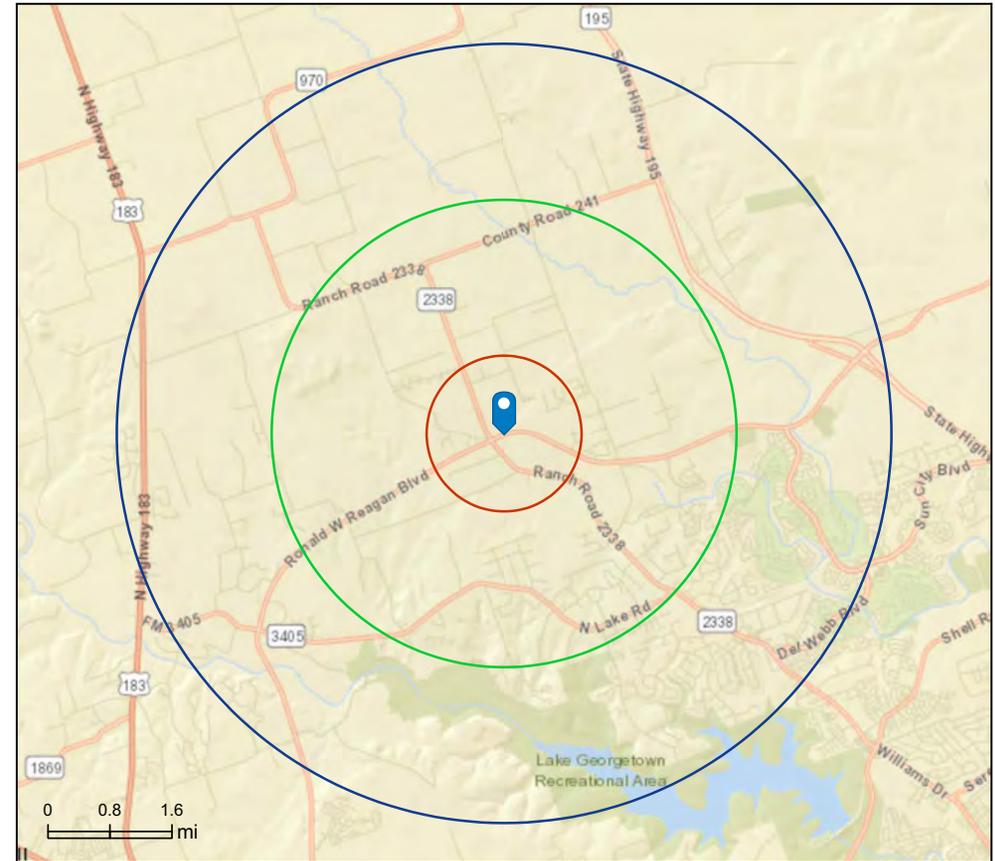








	1 mile	3 miles	5 miles
Population Summary			
2010 Total Population	1,095	3,190	12,395
2020 Total Population	1,532	5,445	19,392
2020 Group Quarters	22	53	73
2025 Total Population	2,399	9,266	25,100
2025 Group Quarters	21	61	76
2030 Total Population	3,453	12,255	30,277
2025-2030 Annual Rate	7.56%	5.75%	3.82%
2025 Total Daytime Population	1,807	7,503	21,543
Workers	223	899	4,137
Residents	1,584	6,604	17,406
Household Summary			
2010 Households	388	1,139	5,433
2010 Average Household Size	2.82	2.80	2.28
2020 Total Households	551	2,189	8,773
2020 Average Household Size	2.74	2.46	2.20
2025 Households	941	4,063	11,586
2025 Average Household Size	2.53	2.27	2.16
2030 Households	1,363	5,359	14,029
2030 Average Household Size	2.52	2.28	2.15
2025-2030 Annual Rate	7.69%	5.69%	3.90%
2010 Families	321	968	4,267
2010 Average Family Size	3.11	3.04	2.58
2025 Families	715	2,963	8,410
2025 Average Family Size	2.87	2.65	2.55
2030 Families	1,035	3,902	10,124
2030 Average Family Size	2.87	2.67	2.55
2025-2030 Annual Rate	7.68%	5.66%	3.78%
Housing Unit Summary			
2000 Housing Units	199	528	1,734
Owner Occupied Housing Units	95.0%	93.0%	86.7%
Renter Occupied Housing Units	3.5%	3.4%	5.7%
Vacant Housing Units	1.5%	1.5%	7.6%
2010 Housing Units	396	1,206	5,761
Owner Occupied Housing Units	90.7%	88.6%	88.6%
Renter Occupied Housing Units	7.3%	5.8%	5.7%
Vacant Housing Units	2.0%	5.6%	5.7%
2020 Housing Units	560	2,265	9,164
Owner Occupied Housing Units	92.3%	91.3%	89.0%
Renter Occupied Housing Units	6.1%	5.4%	6.7%
Vacant Housing Units	3.8%	3.1%	4.0%
2025 Housing Units	979	4,330	12,134
Owner Occupied Housing Units	89.4%	87.8%	89.2%
Renter Occupied Housing Units	6.7%	6.1%	6.3%
Vacant Housing Units	3.9%	6.2%	4.5%
2030 Housing Units	1,467	5,845	14,892
Owner Occupied Housing Units	87.0%	85.7%	88.2%
Renter Occupied Housing Units	5.9%	6.0%	6.0%
Vacant Housing Units	7.1%	8.3%	5.8%
2025 Households by Income			
Household Income Base	941	4,063	11,586
<\$15,000	4.3%	4.5%	3.4%
\$15,000 - \$24,999	1.8%	2.4%	2.8%
\$25,000 - \$34,999	5.8%	5.4%	4.2%
\$35,000 - \$49,999	10.0%	8.7%	7.6%
\$50,000 - \$74,999	10.2%	12.4%	12.1%
\$75,000 - \$99,999	10.4%	12.7%	14.5%
\$100,000 - \$149,999	15.4%	16.0%	18.1%
\$150,000 - \$199,999	8.7%	8.7%	12.3%
\$200,000+	33.2%	26.5%	25.1%
Average Household Income	\$179,377	\$162,472	\$158,525



2025 Population 25+ by Educational Attainment			
Total	2,015	7,960	21,109
Less than 9th Grade	1.2%	1.2%	1.5%
9th - 12th Grade, No Diploma	0.7%	0.6%	1.0%
High School Graduate	11.9%	10.6%	10.5%
GED/Alternative Credential	2.2%	2.0%	1.7%
Some College, No Degree	18.6%	18.3%	17.6%
Associate Degree	14.6%	13.1%	11.1%
Bachelor's Degree	35.6%	35.1%	34.9%
Graduate/Professional Degree	15.2%	19.1%	21.7%
2025 Population 15+ by Marital Status			
Total	2,191	8,541	22,743
Never Married	28.6%	23.8%	17.5%
Married	62.3%	64.3%	67.8%
Widowed	3.5%	4.9%	6.8%
Divorced	5.6%	7.0%	7.9%