

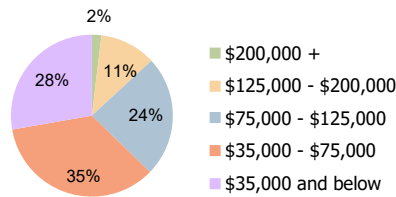
Southland Shopping Center Middleburg Heights, OH	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
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Current Year Demographics

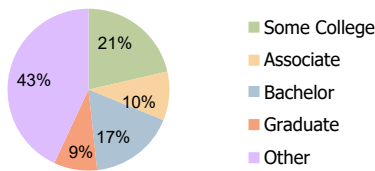
Current Population	9,399	84,897	223,531
Total Daytime Pop	9,618	81,603	199,914
Workplace Pop	4,065	31,628	75,824
Average Household Income	\$73,465	\$73,727	\$71,919
Average Disposable Income	\$59,155	\$59,540	\$58,933
Total Households	3,962	37,420	97,564
Median Home Value	\$193,360	\$188,276	\$177,954
College (4+)	25.6%	25.8%	26.3%
Total Consumer Spending/Capita (Weekly)	\$409	\$408	\$406
Population per Household	2.13	2.01	2.47
% of Households with Children	22.2%	21.0%	21.9%

2028 Demographic Projections

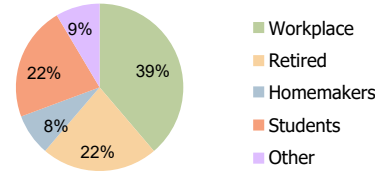
Projected Population	9,175	82,990	218,893
Projected 5 Year Annual Growth Rate (Pop)	-0.5%	-0.5%	-0.4%



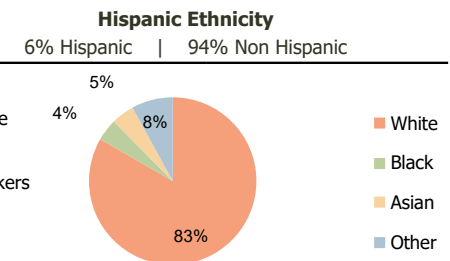
Household Income (3.00 Mile Radius)



Education (3.00 Mile Radius)



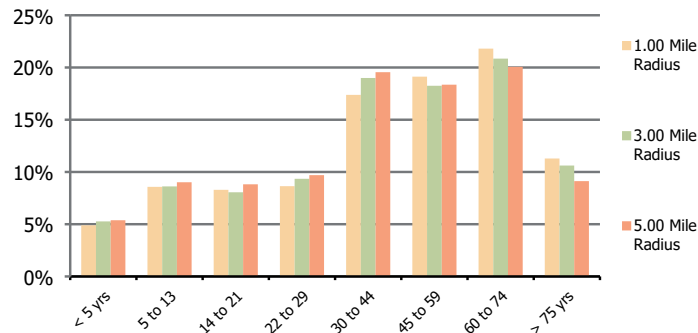
Daytime Population (3.00 Mile Radius)



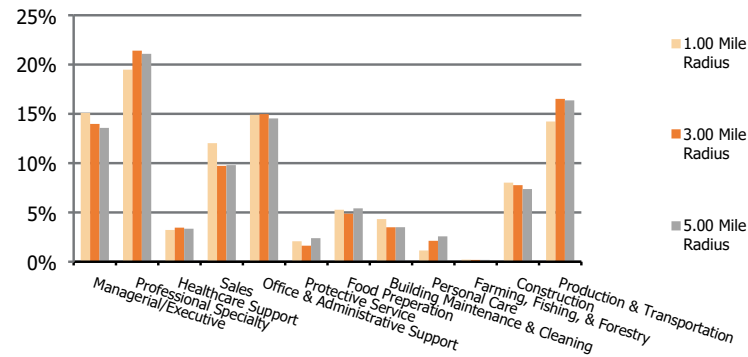
Race (3.00 Mile Radius)

Southland Shopping Center Middleburg Heights, OH	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
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Population by Age Range



Occupation



	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population			
Current Estimated Population	9,399	84,897	223,531
2010 Census Population	7,790	78,560	208,509
2000 Census Population	7,875	81,635	216,769
Historical Annual Growth 2000 to 2010	-0.1%	-0.4%	-0.4%
Estimated Annual Growth 2010 to 2023	1.4%	0.6%	0.5%
Projected Annual Growth 2023 to 2028	-0.5%	-0.5%	-0.4%
Ethnic			
Hispanic or Latino Population	5%	6%	8%
Non Hispanic or Latino Population	95%	94%	92%
Race			
White	87.1%	83.3%	79.7%
Black or African American	2.5%	4.3%	6.4%
Asian & Pacific Islander	3.0%	4.4%	4.0%
Other Races	7.5%	8.0%	9.9%