

DAMONTE RANCH TOWN CENTER

DAMONTE RANCH PARKWAY & STEAMBOAT PARKWAY, RENO, NEVADA



PROJECT FEATURES

- + ±507,600 SF community center anchored by Home Depot, RC Willey and CVS
- + Easy access to and from the I-580 Freeway
- + Two signalized entrances
- + Damonte Ranch is a 2,000-acre master planned community
- + Growing area with ±5,000 future homes planned
- + Anchor, pad and shop space available

DEMOGRAPHICS

Radius	2 Miles	3 Miles	5 Miles
Estimated Population 2015	26,671	40,077	72,088
Projected Population 2020	28,154	42,146	76,233
Estimated Avg. HH Income	\$100,892	\$97,122	\$95,695

Source: Applied Geographic Solutions 04/2015

TRAFFIC COUNT

I-580 400' south of Damonte Ranch Parkway (northbound off-ramp)	62,500 ADT
Damonte Ranch Parkway between Double R Parkway & Virginia Street	23,500 ADT

Source: NDOT Annual Traffic Report 2013



MARK KEYZERS
T. 775.336.4600
mkeyzers@naialliance.com

NAI Alliance
Commercial Real Estate Services, Worldwide.

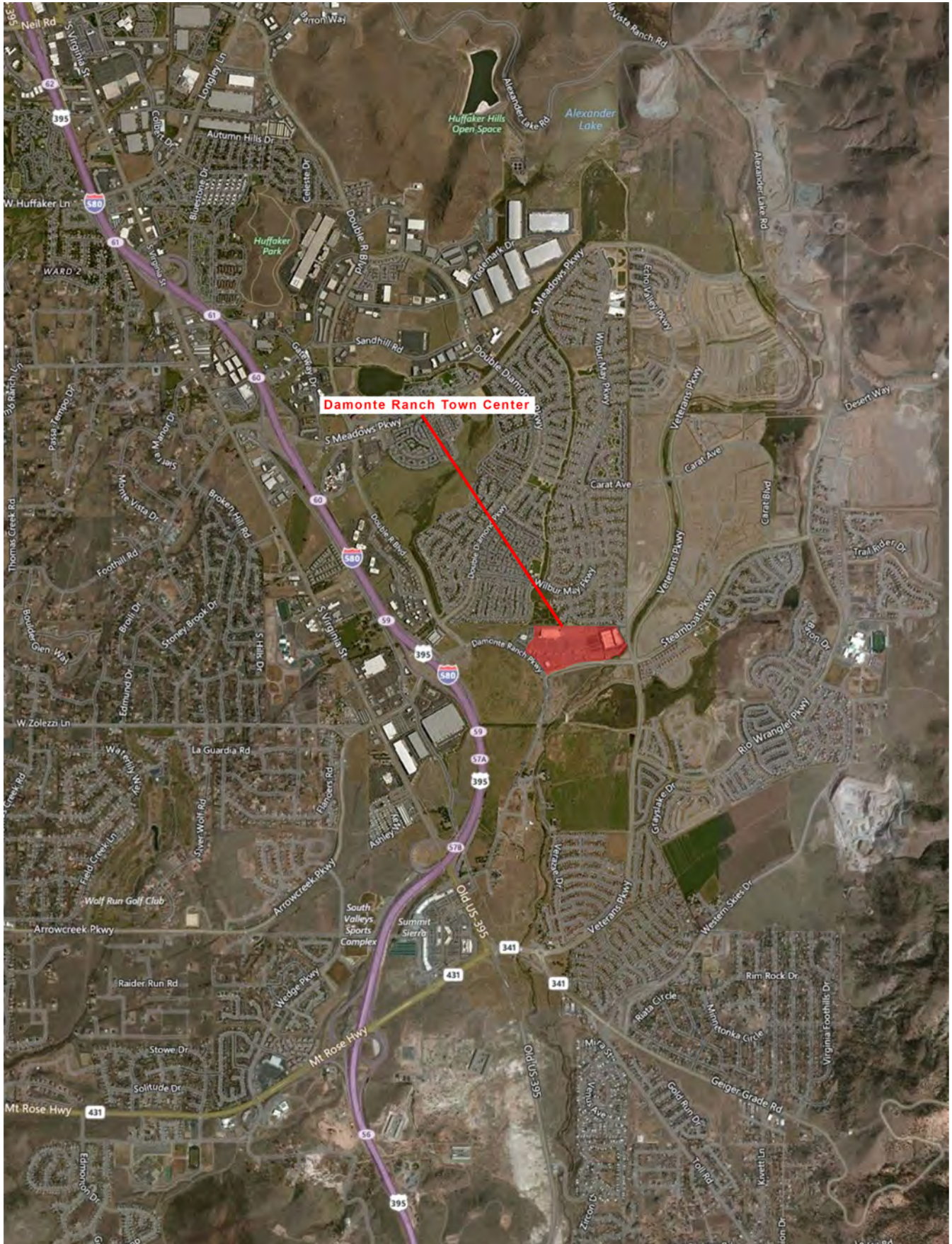
Lewis Retail Centers

Offered by Lewis Management Corp., a licensed real estate broker, DRE License 01994759. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your property advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

05/16

DAMONTE RANCH TOWN CENTER

DAMONTE RANCH PARKWAY & STEAMBOAT PARKWAY, RENO, NEVADA



DAMONTE RANCH TOWN CENTER

DAMONTE RANCH PARKWAY & STEAMBOAT PARKWAY, RENO, NEVADA

	2 Miles		3 Miles		5 Miles	
POPULATION						
Estimated Population (2015)	26,671		40,077		72,088	
Projected Population (2020)	28,154		42,146		76,233	
Census Population (2010)	22,742		35,497		65,704	
Census Population (2000)	6,628		18,013		44,895	
Projected Annual Growth (2015-2020)	1,482	1.1%	2,069	1.0%	4,145	1.2%
Historical Annual Growth (2010-2015)	3,929	3.5%	4,581	2.6%	6,384	1.9%
Estimated Population Density (2015)	2,124	<i>psm</i>	1,418	<i>psm</i>	918	<i>psm</i>
HOUSEHOLDS						
Estimated Households (2015)	10,550		16,223		28,915	
Projected Households (2020)	11,149		17,059		30,608	
Census Households (2010)	8,992		14,338		26,096	
Census Households (2000)	2,580		7,281		18,089	
Projected Annual Growth (2015-2020)	598	1.1%	836	1.0%	1,693	1.2%
Historical Annual Change (2000-2015)	7,970	20.6%	8,941	8.2%	10,826	4.0%
RACE AND ETHNICITY						
Total Population (2015)	26,671		40,077		72,088	
White (2015)	21,634	81.1%	33,001	82.3%	57,511	79.8%
Black or African American (2015)	374	1.4%	559	1.4%	1,207	1.7%
American Indian or Alaska Native (2015)	177	0.7%	300	0.7%	590	0.8%
Asian (2015)	2,525	9.5%	3,162	7.9%	4,977	6.9%
Hawaiian or Pacific Islander (2015)	83	0.3%	142	0.4%	257	0.4%
Other Race (2015)	828	3.1%	1,382	3.4%	4,790	6.6%
Two or More Races (2015)	1,050	3.9%	1,532	3.8%	2,756	3.8%
Not Hispanic or Latino Population (2015)	23,569	88.4%	35,330	88.2%	58,583	81.3%
Hispanic or Latino Population (2015)	3,102	11.6%	4,747	11.8%	13,505	18.7%
HOUSING						
Total Housing Units (2015)	11,087		16,984		30,410	
Total Housing Units (2010)	9,863		15,684		28,720	
Historical Annual Growth (2010-2015)	1,223	2.5%	1,300	1.7%	1,690	1.2%
Housing Units Owner-Occupied	7,620	72.2%	11,061	68.2%	18,996	65.7%
Housing Units Renter-Occupied	2,931	27.8%	5,161	31.8%	9,919	34.3%
Average Household Size	2.5		2.5		2.5	
HOUSEHOLD INCOME DISTRIBUTION (2015)						
HH Income \$200,000 or More	909	8.6%	1,315	8.1%	2,409	8.3%
HH Income \$150,000 to \$199,999	961	9.1%	1,240	7.6%	1,845	6.4%
HH Income \$125,000 to \$149,999	737	7.0%	1,042	6.4%	1,869	6.5%
HH Income \$100,000 to \$124,999	1,419	13.5%	1,843	11.4%	3,058	10.6%
HH Income \$75,000 to \$99,999	1,939	18.4%	3,032	18.7%	4,587	15.9%
HH Income \$50,000 to \$74,999	1,809	17.2%	2,790	17.2%	4,854	16.8%
HH Income \$35,000 to \$49,999	1,062	10.1%	1,755	10.8%	3,228	11.2%
HH Income \$25,000 to \$34,999	652	6.2%	1,097	6.8%	2,584	8.9%
HH Income \$15,000 to \$24,999	482	4.6%	1,047	6.5%	2,289	7.9%
HH Income \$10,000 to \$14,999	206	1.9%	445	2.7%	888	3.1%
HH Income Under \$10,000	373	3.5%	616	3.8%	1,302	4.5%
EST. AVERAGE HOUSEHOLD INCOME (2015)	\$100,892		\$97,122		\$95,695	
EST. MEDIAN HOUSEHOLD INCOME (2015)	\$84,261		\$80,013		\$75,203	
EST. PER CAPITA INCOME (2015)	\$39,913		\$39,330		\$38,409	

Demographic Source: Applied Geographic Solutions 04/2015