



Kansas City QSR

7525 State Ave. Kansas City, KS



Location

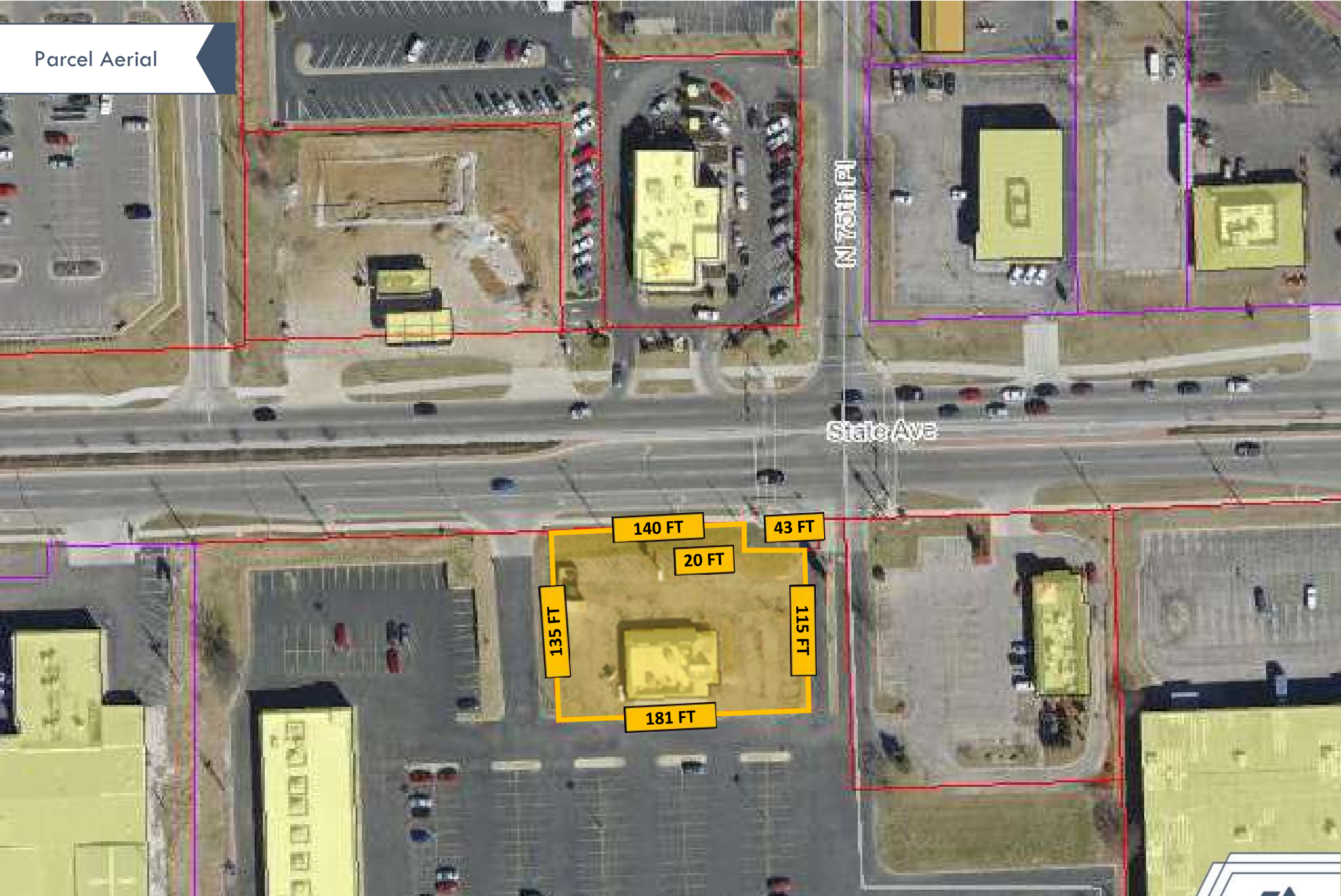


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SKY
REAL ESTATE



Aerial

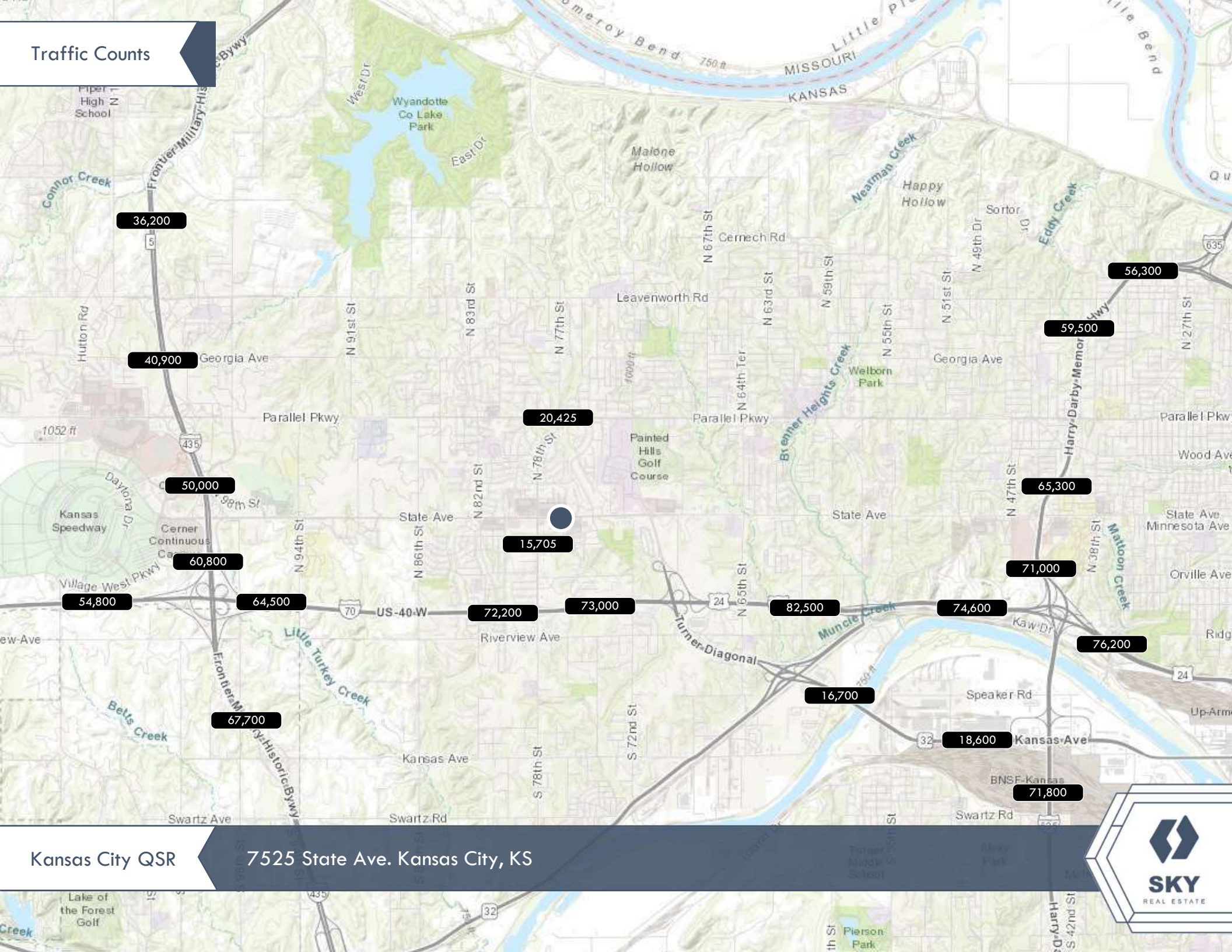
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SKY
REAL ESTATE

Traffic Counts



Kansas City QSR

7525 State Ave. Kansas City, KS



	1 mile	3 miles	5 miles
Population			
2000 Population	7,681	38,702	68,740
2010 Population	7,123	36,731	67,070
2018 Population	7,535	38,776	71,807
2023 Population	7,778	40,010	74,322
2000-2010 Annual Rate	-0.75%	-0.52%	-0.25%
2010-2018 Annual Rate	0.68%	0.66%	0.83%
2018-2023 Annual Rate	0.64%	0.63%	0.69%
2018 Male Population	45.8%	47.7%	48.5%
2018 Female Population	54.2%	52.3%	51.5%
2018 Median Age	36.6	37.9	36.8

In the identified area, the current year population is 71,807. In 2010, the Census count in the area was 67,070. The rate of change since 2010 was 0.83% annually. The five-year projection for the population in the area is 74,322 representing a change of 0.69% annually from 2018 to 2023. Currently, the population is 48.5% male and 51.5% female.

Median Age

The median age in this area is 36.6, compared to U.S. median age of 38.3.

Race and Ethnicity

2018 White Alone	39.4%	50.0%	51.8%
2018 Black Alone	44.8%	33.4%	28.4%
2018 American Indian/Alaska Native Alone	0.5%	0.7%	0.7%
2018 Asian Alone	2.7%	4.1%	5.1%
2018 Pacific Islander Alone	0.5%	0.4%	0.3%
2018 Other Race	7.4%	6.9%	9.4%
2018 Two or More Races	4.8%	4.6%	4.3%
2018 Hispanic Origin (Any Race)	14.4%	15.1%	18.6%

Persons of Hispanic origin represent 18.6% of the population in the identified area compared to 18.3% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 75.5 in the identified area, compared to 64.3 for the U.S. as a whole.

Households

2000 Households	3,226	15,130	26,140
2010 Households	2,945	14,511	25,347
2018 Total Households	3,122	15,307	27,000
2023 Total Households	3,226	15,775	27,881
2000-2010 Annual Rate	-0.91%	-0.42%	-0.31%
2010-2018 Annual Rate	0.71%	0.65%	0.77%
2018-2023 Annual Rate	0.66%	0.60%	0.64%
2018 Average Household Size	2.38	2.50	2.64

The household count in this area has changed from 25,347 in 2010 to 27,000 in the current year, a change of 0.77% annually. The five-year projection of households is 27,881, a change of 0.64% annually from the current year total. Average household size is currently 2.64, compared to 2.62 in the year 2010. The number of families in the current year is 17,936 in the specified area.

	1 mile	3 miles	5 miles
Median Household Income			
2018 Median Household Income	\$43,397	\$45,689	\$47,151
2023 Median Household Income	\$49,378	\$50,651	\$51,912
2018-2023 Annual Rate	2.62%	2.08%	1.94%
Average Household Income			
2018 Average Household Income	\$54,499	\$56,683	\$59,037
2023 Average Household Income	\$62,509	\$64,373	\$67,501
2018-2023 Annual Rate	2.78%	2.58%	2.72%
Per Capita Income			
2018 Per Capita Income	\$23,346	\$22,582	\$22,418
2023 Per Capita Income	\$26,744	\$25,568	\$25,540
2018-2023 Annual Rate	2.75%	2.51%	2.64%
Households by Income			

Current median household income is \$47,151 in the area, compared to \$58,100 for all U.S. households. Median household income is projected to be \$51,912 in five years, compared to \$65,727 for all U.S. households

Current average household income is \$59,037 in this area, compared to \$83,694 for all U.S. households. Average household income is projected to be \$67,501 in five years, compared to \$96,109 for all U.S. households

Current per capita income is \$22,418 in the area, compared to the U.S. per capita income of \$31,950. The per capita income is projected to be \$25,540 in five years, compared to \$36,530 for all U.S. households

Housing			
2000 Total Housing Units	3,406	16,045	27,929
2000 Owner Occupied Housing Units	1,403	10,002	18,201
2000 Renter Occupied Housing Units	1,823	5,128	7,938
2000 Vacant Housing Units	180	915	1,790
2010 Total Housing Units	3,526	16,240	28,460
2010 Owner Occupied Housing Units	1,271	9,270	16,925
2010 Renter Occupied Housing Units	1,674	5,241	8,422
2010 Vacant Housing Units	581	1,729	3,113
2018 Total Housing Units	3,617	16,761	29,728
2018 Owner Occupied Housing Units	1,233	9,236	16,759
2018 Renter Occupied Housing Units	1,889	6,071	10,241
2018 Vacant Housing Units	495	1,454	2,728
2023 Total Housing Units	3,662	17,113	30,504
2023 Owner Occupied Housing Units	1,285	9,567	17,412
2023 Renter Occupied Housing Units	1,941	6,208	10,469
2023 Vacant Housing Units	436	1,338	2,623

Currently, 56.4% of the 29,728 housing units in the area are owner occupied; 34.4%, renter occupied; and 9.2% are vacant. Currently, in the U.S., 56.0% of the housing units in the area are owner occupied; 32.8% are renter occupied; and 11.2% are vacant. In 2010, there were 28,460 housing units in the area - 59.5% owner occupied, 29.6% renter occupied, and 10.9% vacant. The annual rate of change in housing units since 2010 is 1.96%. Median home value in the area is \$115,019, compared to a median home value of \$218,492 for the U.S. In five years, median value is projected to change by 2.21% annually to \$128,324.

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