



Microsoft  
Virtual Earth™

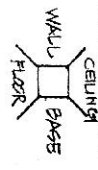
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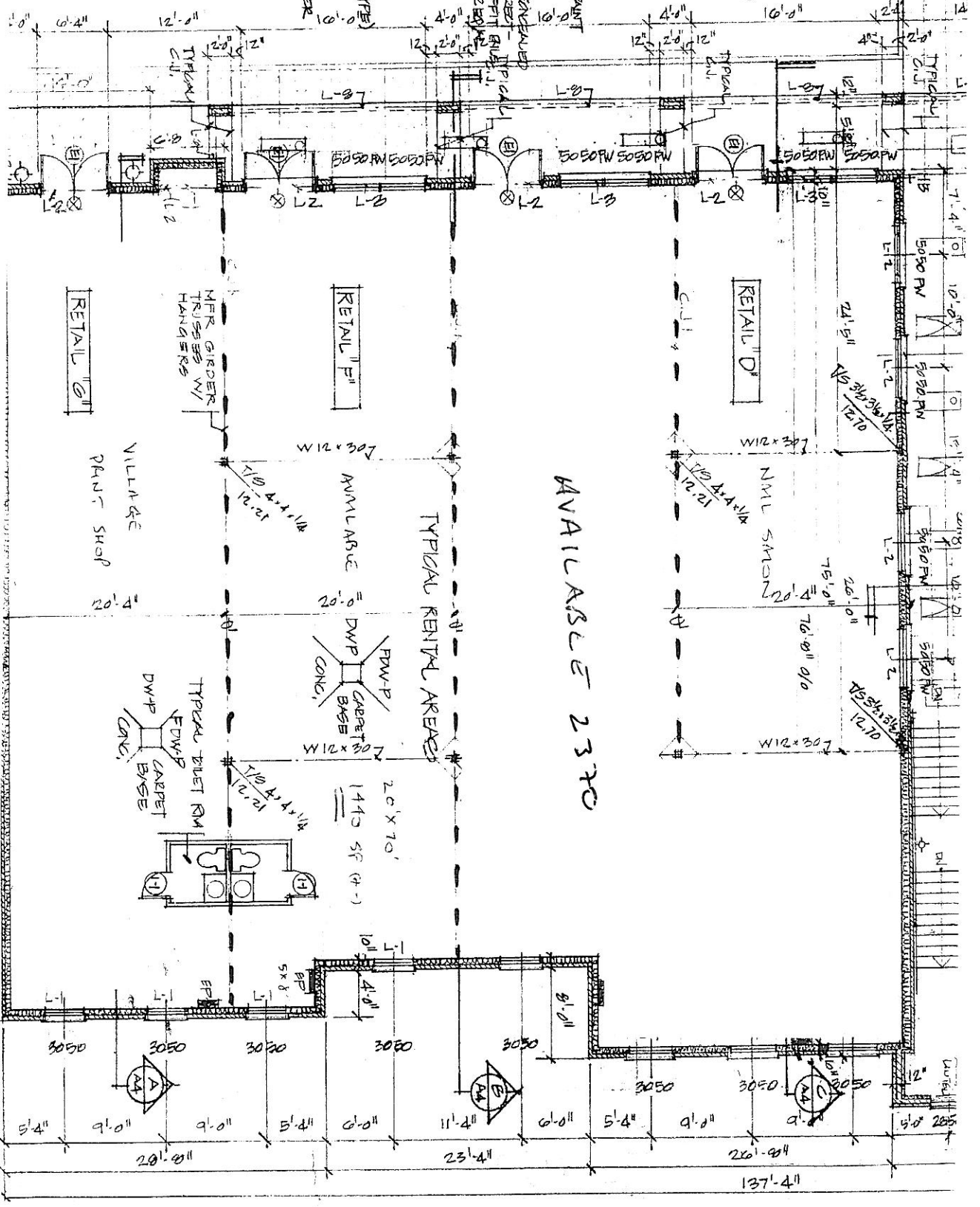
COOLING STRIP  
MIN LEVEL

KEY TO ROOM FINISHED  
RESERVATIONS FOR  
FINISHES



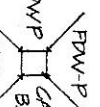
- CONC. CONCRETE
- D.W.P. 12" GYP DEWALT-BRAND
- F-2-DW-30" GYP DEWALT
- FRICKER "C"
- APR. FLUSH-AIRN OR G.C.A. CONCEALED
- ESP. SQUARE EDGE JOINT
- ANGLE SHIMS, JOINT
- (SIMPLE WALL CARP) OR EQUAL
- CONT. SUSPENDED EXP. METAL GRID SYSTEM WITH LAMIN. ACOUSTIC TILE PANELS
- W.H. WATER HEATER LOCATED BY PLUMBER
- F.D. FLOOR DRAIN
- EP. ELECTRIC PANEL
- EXIT LIGHT
- RECAULDESCEIT WALL FIXTURE
- RECESSED FLOOR SCREENT FUTURE (1x4)

1/8 X 3/16 = 1 FT

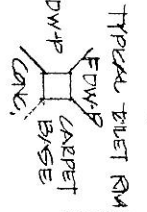


AVAILABLE 2370

TYPICAL RENTAL AREAS



20' x 70'  
1470 SF (4-)



TYPICAL TUBET RM  
DWP CARPET BASE



# Executive Summary

Prepared by Jeff Wolf

7791 Cooper Rd, Cincinnati, ...

Latitude: 39.226507

Longitude: -84.356693

Ring: 1, 3, 5 Miles

	1 mile radius	3 miles radius	5 miles radius
<b>2010 Population</b>			
Total Population	6,175	53,214	136,765
Male Population	46.7%	47.4%	47.9%
Female Population	53.3%	52.6%	52.1%
Median Age	48.0	44.3	42.4
<b>2010 Income</b>			
Median HH Income	\$82,296	\$69,902	\$67,211
Per Capita Income	\$44,824	\$38,787	\$37,677
Average HH Income	\$113,555	\$95,622	\$93,585
<b>2010 Households</b>			
Total Households	2,455	21,321	54,784
Average Household Size	2.41	2.45	2.46
<b>2010 Housing</b>			
Owner Occupied Housing Units	73.8%	69.5%	66.6%
Renter Occupied Housing Units	20.6%	23.2%	24.9%
Vacant Housing Units	5.6%	7.3%	8.4%
<b>Population</b>			
1990 Population	6,115	53,865	135,122
2000 Population	5,951	53,480	137,114
2010 Population	6,175	53,214	136,765
2015 Population	6,365	54,092	139,258
1990-2000 Annual Rate	-0.27%	-0.07%	0.15%
2000-2010 Annual Rate	0.36%	-0.05%	-0.02%
2010-2015 Annual Rate	0.61%	0.33%	0.36%

In the identified market area, the current year population is 136,765. In 2000, the Census count in the market area was 137,114. The rate of change since 2000 was -0.02 percent annually. The five-year projection for the population in the market area is 139,258, representing a change of 0.36 percent annually from 2010 to 2015. Currently, the population is 47.9 percent male and 52.1 percent female.

## Households

1990 Households	2,321	20,766	52,102
2000 Households	2,373	21,498	55,180
2010 Households	2,455	21,321	54,784
2015 Households	2,531	21,673	55,758
1990-2000 Annual Rate	0.22%	0.35%	0.58%
2000-2010 Annual Rate	0.33%	-0.08%	-0.07%
2010-2015 Annual Rate	0.61%	0.33%	0.35%

The household count in this market area has changed from 55,180 in 2000 to 54,784 in the current year, a change of -0.07 percent annually. The five-year projection of households is 55,758, a change of 0.35 percent annually from the current year total. Average household size is currently 2.46, compared to 2.45 in the year 2000. The number of families in the current year is 36,434 in the market area.

## Housing

Currently, 66.6 percent of the 59,833 housing units in the market area are owner occupied; 24.9 percent, renter occupied; and 8.4 percent are vacant. In 2000, there were 57,681 housing units - 71.5 percent owner occupied, 24.2 percent renter occupied and 4.3 percent vacant. The rate of change in housing units since 2000 is 0.36 percent. Median home value in the market area is \$156,821, compared to a median home value of \$157,913 for the U.S. In five years, median home value is projected to change by 1.37 percent annually to \$167,888. From 2000 to the current year, median home value changed by 1.07 percent annually.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2010 and 2015. ESRI converted 1990 Census data into 2000 geography.



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	1 mile radius	3 miles radius	5 miles radius
<b>Median Household Income</b>			
1990 Median HH Income	\$53,535	\$43,073	\$40,175
2000 Median HH Income	\$69,525	\$58,065	\$55,311
2010 Median HH Income	\$82,296	\$69,902	\$67,211
2015 Median HH Income	\$97,625	\$78,851	\$77,256
1990-2000 Annual Rate	2.65%	3.03%	3.25%
2000-2010 Annual Rate	1.66%	1.83%	1.92%
2010-2015 Annual Rate	3.48%	2.44%	2.82%
<b>Per Capita Income</b>			
1990 Per Capita Income	\$26,957	\$23,270	\$21,750
2000 Per Capita Income	\$41,279	\$34,698	\$33,341
2010 Per Capita Income	\$44,824	\$38,787	\$37,677
2015 Per Capita Income	\$49,983	\$43,143	\$42,063
1990-2000 Annual Rate	4.35%	4.08%	4.36%
2000-2010 Annual Rate	0.81%	1.09%	1.2%
2010-2015 Annual Rate	2.2%	2.15%	2.23%
<b>Average Household Income</b>			
1990 Average Household Income	\$72,866	\$60,171	\$56,179
2000 Average Household Income	\$106,223	\$85,293	\$82,347
2010 Average HH Income	\$113,555	\$95,622	\$93,585
2015 Average HH Income	\$126,743	\$106,336	\$104,527
1990-2000 Annual Rate	3.84%	3.55%	3.9%
2000-2010 Annual Rate	0.65%	1.12%	1.26%
2010-2015 Annual Rate	2.22%	2.15%	2.24%

### Households by Income

Current median household income is \$67,211 in the market area, compared to \$54,442 for all U.S. households. Median household income is projected to be \$77,256 in five years. In 2000, median household income was \$55,311, compared to \$40,175 in 1990.

Current average household income is \$93,585 in this market area, compared to \$70,173 for all U.S. households. Average household income is projected to be \$104,527 in five years. In 2000, average household income was \$82,347, compared to \$56,179 in 1990.

Current per capita income is \$37,677 in the market area, compared to the U.S. per capita income of \$26,739. The per capita income is projected to be \$42,063 in five years. In 2000, the per capita income was \$33,341, compared to \$21,750 in 1990.

### Population by Employment

Total Businesses	485	3,882	7,670
Total Employees	5,274	55,706	116,768

Currently, 90.7 percent of the civilian labor force in the identified market area is employed and 9.3 percent are unemployed. In comparison, 89.2 percent of the U.S. civilian labor force is employed, and 10.8 percent are unemployed. In five years the rate of employment in the market area will be 92.5 percent of the civilian labor force, and unemployment will be 7.5 percent. The percentage of the U.S. civilian labor force that will be employed in five years is 91.2 percent, and 8.8 percent will be unemployed. In 2000, 65.8 percent of the population aged 16 years or older in the market area participated in the labor force, and 0.0 percent were in the Armed Forces.

In the current year, the occupational distribution of the employed population is:

- 75.0 percent in white collar jobs (compared to 61.6 percent of U.S. employment)
- 13.1 percent in service jobs (compared to 17.3 percent of U.S. employment)
- 11.8 percent in blue collar jobs (compared to 21.1 percent of U.S. employment)

In 2000, 85.0 percent of the market area population drove alone to work, and 3.9 percent worked at home. The average travel time to work in 2000 was 21.4 minutes in the market area, compared to the U.S. average of 25.5 minutes.

### Population by Education

In 2010, the educational attainment of the population aged 25 years or older in the market area was distributed as follows:

- 7.8 percent had not earned a high school diploma (14.8 percent in the U.S.)
- 22.7 percent were high school graduates only (29.6 percent in the U.S.)
- 6.7 percent had completed an Associate degree (7.7 percent in the U.S.)
- 26.5 percent had a Bachelor's degree (17.7 percent in the U.S.)
- 18.9 percent had earned a Master's/Professional/Doctorate Degree (10.4 percent in the U.S.)