

Lower Nazareth Commons
Easton, Pennsylvania

1 Mile Radius

3 Mile Radius

5 Mile Radius

10 Minute Drive

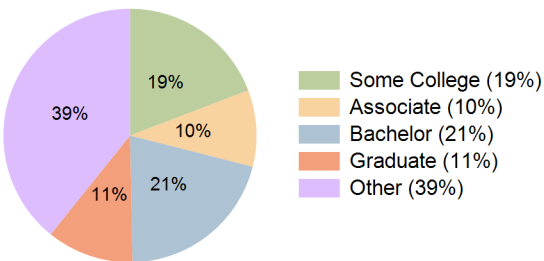
Current Year Demographics

Current Population	2,174	34,726	123,804	81,732
Total Daytime Pop	2,078	39,324	140,161	97,296
Workplace Pop	1,386	18,733	56,201	38,555
Average Household Income	\$105,140	\$89,661	\$85,204	\$88,277
Median Household Income	\$87,124	\$77,879	\$67,584	\$71,832
Total Households	808	13,550	46,044	30,921
Median Home Value	\$283,122	\$257,149	\$246,744	\$254,107
Bachelors Degree	21.9%	22.6%	19.9%	20.7%
Graduate Degree	13.9%	11.3%	10.8%	11.1%
Total Consumer Spending/Capita (Weekly)	\$381	\$369	\$361	\$365

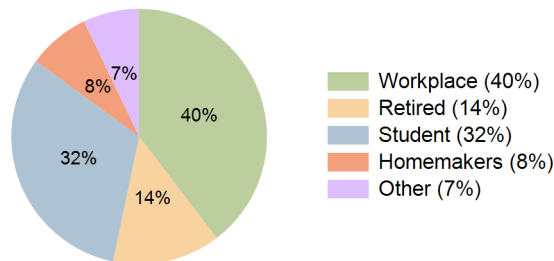
2023 Demographic Projections

Projected Population	2,259	36,028	127,549	84,610
Projected 5 Year Annual Growth Rate (Pop)	0.8%	0.7%	0.6%	0.7%
Projected Households	840	14,069	47,492	32,037
Projected 5 Year Annual Growth Rate (HH)	0.8%	0.8%	0.6%	0.7%

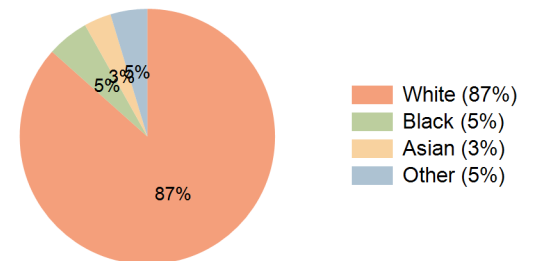
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)

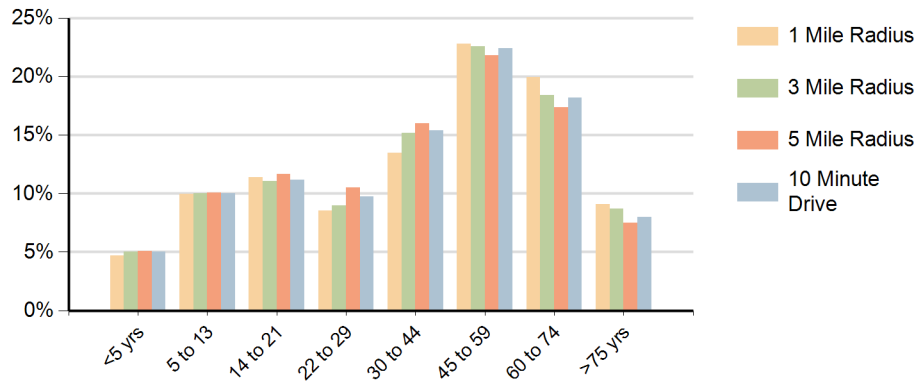


Race (10 Minute Drive)

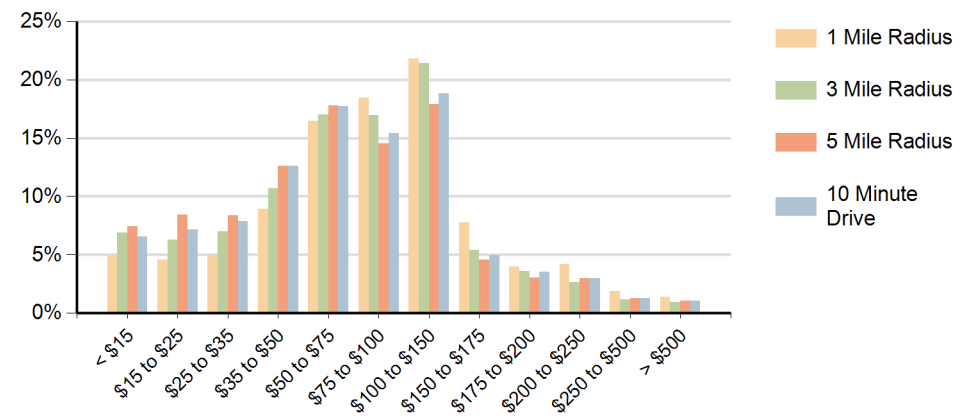


Hispanic Ethnicity
8% Hispanic | 92% Non Hispanic

Population by Age Range



Households by Income Range (\$000)



Lower Nazareth Commons Easton, Pennsylvania		1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Population	Current Estimated Population	2,174	34,726	123,804	81,732
	2010 Census Population	2,074	32,921	117,873	77,148
	2000 Census Population	1,449	26,255	101,882	65,207
	Historical Annual Growth 2000 to 2010	3.6%	2.3%	1.5%	1.7%
	Estimated Annual Growth 2010 to 2018	0.6%	0.6%	0.6%	0.7%
	Projected Annual Growth 2018 to 2023	0.8%	0.7%	0.6%	0.7%
Households	Current Estimated Households	808	13,550	46,044	30,921
	2010 Census Households	771	12,833	43,771	29,161
	2000 Census Households	537	10,179	38,002	24,546
	Historical Annual Growth 2000 to 2010	3.7%	2.3%	1.4%	1.7%
	Estimated Annual Growth 2010 to 2018	0.6%	0.7%	0.6%	0.7%
	Projected Annual Growth 2018 to 2023	0.8%	0.8%	0.6%	0.7%
	Population per Household	2.7	2.5	2.6	2.6
Ethnic	Hispanic or Latino Population	6%	6%	10%	8%
	Non Hispanic or Latino Population	94%	94%	90%	92%
Race	White	85.3%	88.5%	83.6%	86.6%
	Black or African American	6.6%	4.5%	7.2%	5.3%
	Asian & Pacific Islander	4.6%	3.5%	3.2%	3.5%
	Other Races	3.5%	3.5%	6.1%	4.7%