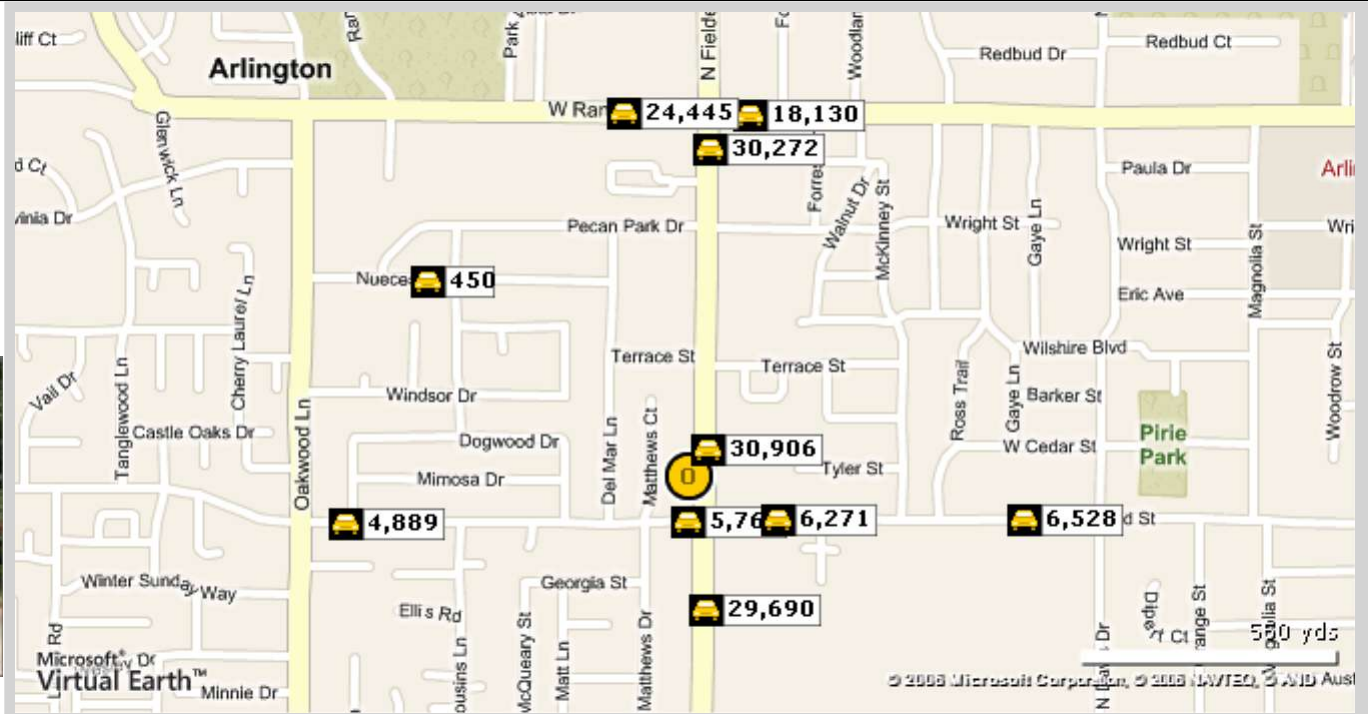


Traffic Count Report

720-730 N Fielder Rd, Arlington, TX 76012

Building Type: **Class C Office**
 Class: **C**
 RBA: **8,029 SF**
 Typical Floor: **8,029 SF**
 Total Available: **4,478 SF**
 % Leased: **44.23%**
 Rent/SF/Yr: **\$9.00**



Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 N Fielder Rd	Terrace St	0.11 N	2000	30,906	ADT	.04
2 W Sanford St	Matthews Dr	0.05 W	2000	5,768	ADT	.06
3 W Sanford St	Matthews Dr	0.16 W	2000	6,271	ADT	.12
4 N Fielder Rd	Terrace St	0.31 N	2004	29,690	ADT	.17
5 Nueces Trl	Belmont St	0.04 E	2004	450	ADT	.41
6 N Fielder Rd	Pecan Chase Cir	0.01 S	2000	30,272	ADT	.41
7 W Sanford St	N Davis Dr	0.10 E	2000	6,528	ADT	.42
8 W Sanford St	Oakwood Ln	0.06 W	2000	4,889	ADT	.43
9 W Randol Mill Rd	Forrest Dr	0.04 E	2004	18,130	ADT	.46
10 W Randol Mill Rd	Park Vista Dr	0.14 W	2000	24,445	ADT	.46

Demographic Summary Report

720-730 N Fielder Rd, Arlington, TX 76012

Building Type: **Class C Office** Total Available: **4,478 SF**
 Class: **C** % Leased: **44.23%**
 RBA: **8,029 SF** Rent/SF/Yr: **\$9.00**
 Typical Floor: **8,029 SF**



Radius	1 Mile	3 Mile	5 Mile
Population			
2011 Projection	12,293	114,296	267,947
2006 Estimate	12,340	111,953	257,933
2000 Census	12,706	111,379	249,885
Growth 2006 - 2011	-0.39%	2.09%	3.88%
Growth 2000 - 2006	-2.88%	0.52%	3.22%
2006 Population by Hispanic Origin	3,374	30,849	68,015
2006 Population By Race	12,340	111,953	257,933
White	8,154 66.08%	70,083 62.60%	148,609 57.62%
Black or African American	1,490 12.07%	16,313 14.57%	47,962 18.59%
American Indian and Alaska Native	91 0.74%	712 0.64%	1,517 0.59%
Asian	463 3.75%	5,485 4.90%	15,714 6.09%
Native Hawaiian and Pacific Islander	5 0.04%	134 0.12%	349 0.14%
Other Race	1,686 13.66%	15,324 13.69%	34,601 13.41%
Two or More Races	450 3.65%	3,904 3.49%	9,183 3.56%
Households			
2011 Projection	4,962	46,923	106,179
2006 Estimate	4,968	45,835	102,302
2000 Census	5,104	45,485	99,346
Growth 2006 - 2011	-0.13%	2.37%	3.79%
Growth 2000 - 2006	-2.66%	0.77%	2.98%
Owner Occupied	2,265 45.59%	19,118 41.71%	45,429 44.41%
Renter Occupied	2,703 54.41%	26,717 58.29%	56,873 55.59%
2006 Households by HH Income	4,968	45,835	102,302
Income Less Than \$15,000	711 14.31%	6,707 14.63%	12,359 12.08%
Income: \$15,000 - \$24,999	650 13.08%	5,640 12.31%	11,463 11.21%
Income: \$25,000 - \$34,999	719 14.47%	6,492 14.16%	14,112 13.79%
Income: \$35,000 - \$49,999	951 19.14%	8,409 18.35%	19,591 19.15%
Income: \$50,000 - \$74,999	952 19.16%	8,462 18.46%	20,525 20.06%
Income: \$75,000 - \$99,999	498 10.02%	4,337 9.46%	10,887 10.64%
Income: \$100,000 - \$149,999	332 6.68%	3,725 8.13%	8,918 8.72%
Income: \$150,000 - \$249,999	123 2.48%	1,511 3.30%	3,256 3.18%
Income: \$250,000 - \$499,999	29 0.58%	396 0.86%	868 0.85%
Income: \$500,000 or more	3 0.06%	156 0.34%	323 0.32%
2006 Avg Household Income	\$52,180	\$56,452	\$58,600
2006 Med Household Income	\$41,318	\$41,792	\$45,120
2006 Per Capita Income	\$21,321	\$23,352	\$23,374