

Demographic Detail Report

Huntington Station

5834 N Kings Hwy, Alexandria, VA 22303

Building Type: **General Retail**
 Secondary: **Freestanding**
 GLA: **17,913 SF**
 Year Built: **1951**

Total Available: **0 SF**
 % Leased: **100%**
 Rent/SF/Yr: **-**



Radius	1 Mile	3 Mile	5 Mile
Population			
2027 Projection	27,558	150,654	469,692
2022 Estimate	26,770	150,089	464,323
2010 Census	20,844	134,601	415,782
Growth 2022 - 2027	2.94%	0.38%	1.16%
Growth 2010 - 2022	28.43%	11.51%	11.67%
2022 Population by Age			
	26,770	150,089	464,323
Age 0 - 4	1,734 6.48%	9,664 6.44%	30,867 6.65%
Age 5 - 9	1,683 6.29%	8,731 5.82%	27,926 6.01%
Age 10 - 14	1,489 5.56%	7,871 5.24%	25,586 5.51%
Age 15 - 19	1,232 4.60%	7,059 4.70%	23,506 5.06%
Age 20 - 24	1,098 4.10%	6,969 4.64%	24,355 5.25%
Age 25 - 29	1,493 5.58%	9,527 6.35%	33,636 7.24%
Age 30 - 34	2,158 8.06%	11,891 7.92%	39,593 8.53%
Age 35 - 39	2,571 9.60%	12,917 8.61%	40,471 8.72%
Age 40 - 44	2,456 9.17%	12,099 8.06%	36,844 7.93%
Age 45 - 49	2,142 8.00%	10,997 7.33%	33,104 7.13%
Age 50 - 54	1,835 6.85%	10,221 6.81%	30,445 6.56%
Age 55 - 59	1,650 6.16%	9,712 6.47%	28,460 6.13%
Age 60 - 64	1,459 5.45%	8,861 5.90%	25,290 5.45%
Age 65 - 69	1,206 4.51%	7,506 5.00%	20,833 4.49%
Age 70 - 74	977 3.65%	6,208 4.14%	16,728 3.60%
Age 75 - 79	709 2.65%	4,472 2.98%	11,865 2.56%
Age 80 - 84	443 1.65%	2,697 1.80%	7,256 1.56%
Age 85+	436 1.63%	2,685 1.79%	7,562 1.63%
Age 65+	3,771 14.09%	23,568 15.70%	64,244 13.84%
Median Age	39.90	40.20	38.30
Average Age	39.20	39.90	38.40

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Radius	1 Mile	3 Mile	5 Mile
2022 Population By Race	26,770	150,089	464,323
White	18,717 69.92%	107,470 71.60%	279,831 60.27%
Black	4,182 15.62%	25,800 17.19%	121,288 26.12%
Am. Indian & Alaskan	171 0.64%	773 0.52%	3,033 0.65%
Asian	2,691 10.05%	10,996 7.33%	43,027 9.27%
Hawaiian & Pacific Island	25 0.09%	171 0.11%	641 0.14%
Other	984 3.68%	4,877 3.25%	16,503 3.55%
Population by Hispanic Origin	26,770	150,089	464,323
Non-Hispanic Origin	20,885 78.02%	126,261 84.12%	374,790 80.72%
Hispanic Origin	5,885 21.98%	23,828 15.88%	89,533 19.28%
2022 Median Age, Male	39.70	39.40	37.60
2022 Average Age, Male	38.70	39.00	37.60
2022 Median Age, Female	40.10	40.90	39.00
2022 Average Age, Female	39.60	40.70	39.30
2022 Population by Occupation Classification	21,621	122,414	375,246
Civilian Employed	15,983 73.92%	85,953 70.22%	260,198 69.34%
Civilian Unemployed	555 2.57%	4,120 3.37%	15,794 4.21%
Civilian Non-Labor Force	4,423 20.46%	29,206 23.86%	91,076 24.27%
Armed Forces	660 3.05%	3,135 2.56%	8,178 2.18%
Households by Marital Status			
Married	4,479	26,774	74,654
Married No Children	2,896	16,235	42,651
Married w/Children	1,583	10,538	32,004
2022 Population by Education	20,991	117,642	358,905
Some High School, No Diploma	1,297 6.18%	6,847 5.82%	31,311 8.72%
High School Grad (Incl Equivalency)	2,224 10.60%	12,699 10.79%	50,046 13.94%
Some College, No Degree	3,312 15.78%	18,035 15.33%	65,694 18.30%
Associate Degree	1,455 6.93%	7,847 6.67%	26,820 7.47%
Bachelor Degree	5,859 27.91%	32,894 27.96%	92,405 25.75%
Advanced Degree	6,844 32.60%	39,320 33.42%	92,629 25.81%

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Radius	1 Mile		3 Mile		5 Mile	
2022 Population by Occupation	34,907		178,311		525,730	
Real Estate & Finance	1,183	3.39%	5,905	3.31%	15,909	3.03%
Professional & Management	13,387	38.35%	74,252	41.64%	196,193	37.32%
Public Administration	3,091	8.85%	14,904	8.36%	40,150	7.64%
Education & Health	2,906	8.32%	13,800	7.74%	44,071	8.38%
Services	2,553	7.31%	11,891	6.67%	44,987	8.56%
Information	347	0.99%	2,201	1.23%	5,890	1.12%
Sales	2,438	6.98%	12,559	7.04%	40,516	7.71%
Transportation	4,945	14.17%	18,039	10.12%	49,066	9.33%
Retail	948	2.72%	5,245	2.94%	18,557	3.53%
Wholesale	145	0.42%	786	0.44%	1,958	0.37%
Manufacturing	281	0.80%	2,192	1.23%	5,566	1.06%
Production	605	1.73%	3,685	2.07%	16,407	3.12%
Construction	549	1.57%	3,583	2.01%	17,640	3.36%
Utilities	488	1.40%	2,585	1.45%	10,449	1.99%
Agriculture & Mining	9	0.03%	96	0.05%	335	0.06%
Farming, Fishing, Forestry	13	0.04%	33	0.02%	177	0.03%
Other Services	1,019	2.92%	6,555	3.68%	17,859	3.40%
2022 Worker Travel Time to Job	15,718		83,414		253,775	
<30 Minutes	6,333	40.29%	36,208	43.41%	112,727	44.42%
30-60 Minutes	7,561	48.10%	37,203	44.60%	108,989	42.95%
60+ Minutes	1,824	11.60%	10,003	11.99%	32,059	12.63%
2010 Households by HH Size	9,877		61,022		180,147	
1-Person Households	4,166	42.18%	23,332	38.24%	66,584	36.96%
2-Person Households	3,270	33.11%	20,284	33.24%	55,916	31.04%
3-Person Households	1,086	11.00%	7,869	12.90%	24,554	13.63%
4-Person Households	732	7.41%	5,604	9.18%	18,085	10.04%
5-Person Households	335	3.39%	2,276	3.73%	8,394	4.66%
6-Person Households	138	1.40%	859	1.41%	3,616	2.01%
7 or more Person Households	150	1.52%	798	1.31%	2,998	1.66%
2022 Average Household Size	2.10		2.20		2.30	
Households						
2027 Projection	12,780		67,765		203,148	
2022 Estimate	12,449		67,576		200,795	
2010 Census	9,878		61,021		180,148	
Growth 2022 - 2027	2.66%		0.28%		1.17%	
Growth 2010 - 2022	26.03%		10.74%		11.46%	

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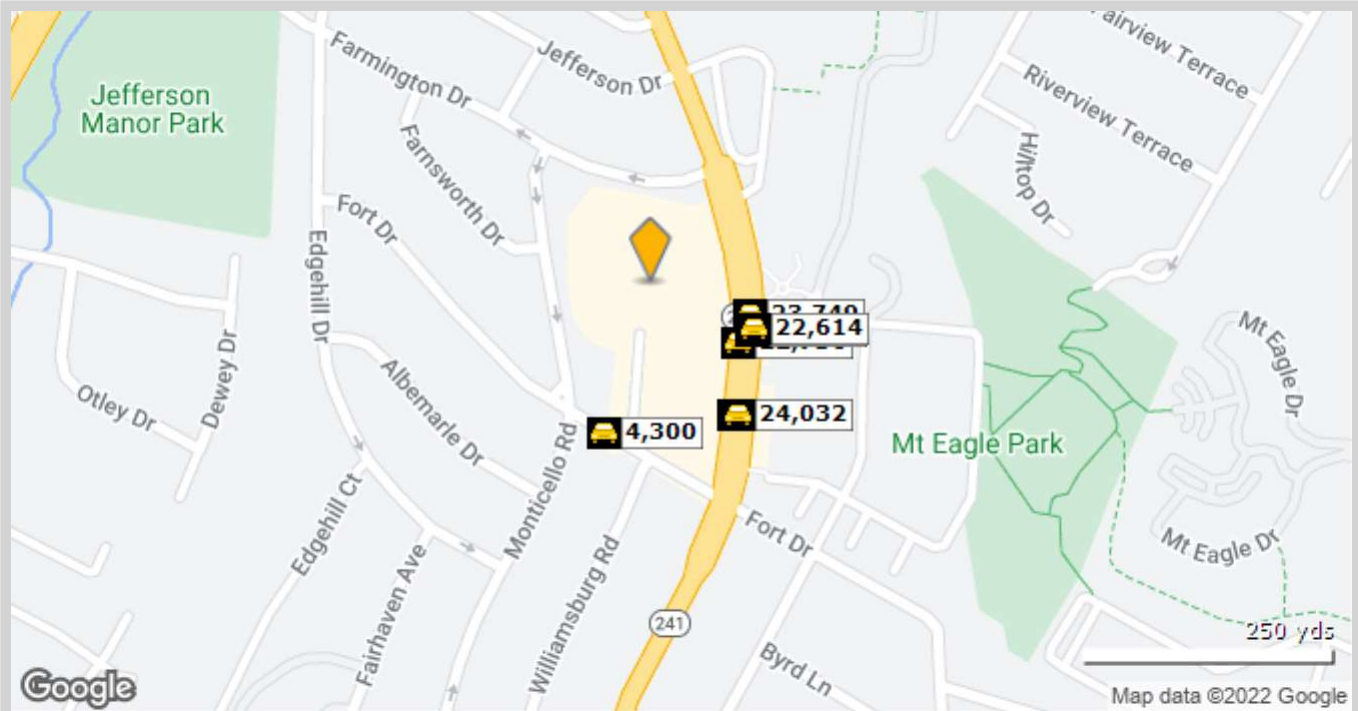
Radius	1 Mile	3 Mile	5 Mile
2022 Households by HH Income	12,448	67,576	200,795
<\$25,000	602 4.84%	3,858 5.71%	18,668 9.30%
\$25,000 - \$50,000	1,394 11.20%	6,585 9.74%	25,564 12.73%
\$50,000 - \$75,000	1,899 15.26%	7,954 11.77%	29,668 14.78%
\$75,000 - \$100,000	1,648 13.24%	7,887 11.67%	26,034 12.97%
\$100,000 - \$125,000	1,878 15.09%	7,317 10.83%	21,628 10.77%
\$125,000 - \$150,000	1,073 8.62%	5,427 8.03%	16,516 8.23%
\$150,000 - \$200,000	1,844 14.81%	9,125 13.50%	24,486 12.19%
\$200,000+	2,110 16.95%	19,423 28.74%	38,231 19.04%
2022 Avg Household Income	\$133,441	\$157,984	\$130,413
2022 Med Household Income	\$109,065	\$125,861	\$100,536
2022 Occupied Housing	12,449	67,576	200,795
Owner Occupied	5,582 44.84%	37,485 55.47%	94,189 46.91%
Renter Occupied	6,867 55.16%	30,091 44.53%	106,606 53.09%
2010 Housing Units	13,200	70,957	211,416
1 Unit	4,363 33.05%	36,209 51.03%	90,631 42.87%
2 - 4 Units	250 1.89%	2,791 3.93%	9,104 4.31%
5 - 19 Units	1,820 13.79%	12,395 17.47%	42,152 19.94%
20+ Units	6,767 51.27%	19,562 27.57%	69,529 32.89%
2022 Housing Value	5,581	37,484	94,189
<\$100,000	73 1.31%	435 1.16%	1,889 2.01%
\$100,000 - \$200,000	272 4.87%	1,003 2.68%	4,394 4.67%
\$200,000 - \$300,000	375 6.72%	2,203 5.88%	10,364 11.00%
\$300,000 - \$400,000	937 16.79%	4,302 11.48%	14,273 15.15%
\$400,000 - \$500,000	1,421 25.46%	5,933 15.83%	15,811 16.79%
\$500,000 - \$1,000,000	2,119 37.97%	17,974 47.95%	39,182 41.60%
\$1,000,000+	384 6.88%	5,634 15.03%	8,276 8.79%
2022 Median Home Value	\$479,767	\$635,362	\$504,639
2022 Housing Units by Yr Built	13,270	71,178	212,702
Built 2010+	2,378 17.92%	6,992 9.82%	21,374 10.05%
Built 2000 - 2010	3,099 23.35%	9,028 12.68%	25,127 11.81%
Built 1990 - 1999	1,252 9.43%	6,118 8.60%	19,303 9.08%
Built 1980 - 1989	1,417 10.68%	6,584 9.25%	23,495 11.05%
Built 1970 - 1979	1,666 12.55%	9,214 12.95%	34,268 16.11%
Built 1960 - 1969	1,080 8.14%	8,814 12.38%	33,910 15.94%
Built 1950 - 1959	1,170 8.82%	10,507 14.76%	25,822 12.14%
Built <1949	1,208 9.10%	13,921 19.56%	29,403 13.82%
2022 Median Year Built	1990	1972	1974

Traffic Count Report

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Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 N Kings Hwy	Fort Dr	0.09 S	2022	22,614	MPSI	.06
2 N Kings Hwy	Fort Dr	0.05 S	2018	24,000	ADT	.06
3 N Kings Hwy	Fort Dr	0.09 S	2021	22,736	MPSI	.06
4 North Kings Highway	N Kings Hwy	0.00 SW	2022	23,749	MPSI	.06
5 N Kings Hwy	Farmington Dr	0.09 N	2018	21,864	MPSI	.06
6 N Kings Hwy	Farmington Dr	0.09 N	2020	23,225	MPSI	.06
7 N Kings Hwy	Farmington Dr	0.09 N	2022	22,614	MPSI	.07
8 Fort Dr	Monticello Rd	0.03 NW	2022	4,300	MPSI	.09
9 N Kings Hwy	Fort Dr	0.05 S	2022	22,617	MPSI	.09
10 N Kings Hwy	Fort Dr	0.05 S	2020	24,032	MPSI	.09