

# NORTHWAY PLAZA 5300 DIXIE HIGHWAY WATERFORD, MICHIGAN

## FOR LEASE

### SPACE SIZE:

1,200 - 5,038 SQ. FT.

### AVAILABLE:

IMMEDIATELY

### ZONING:

COMMERCIAL

### JOIN:

PET SUPPLIES PLUS,  
O'REILLY AUTO PARTS,  
H&R BLOCK,  
JET'S PIZZA & MORE

### TRAFFIC COUNTS:

DIXIE HWY. @  
WALTON BLVD- 31,535



### CONTACT:

BRYAN WEISS

BWEISS@LUDWIGSEELEY.COM



GREAT VISIBILITY ON BUSY DIXIE HIGHWAY

EASY INGRESS & EGRESS

PET SUPPLIES "PLUS"



H&R BLOCK

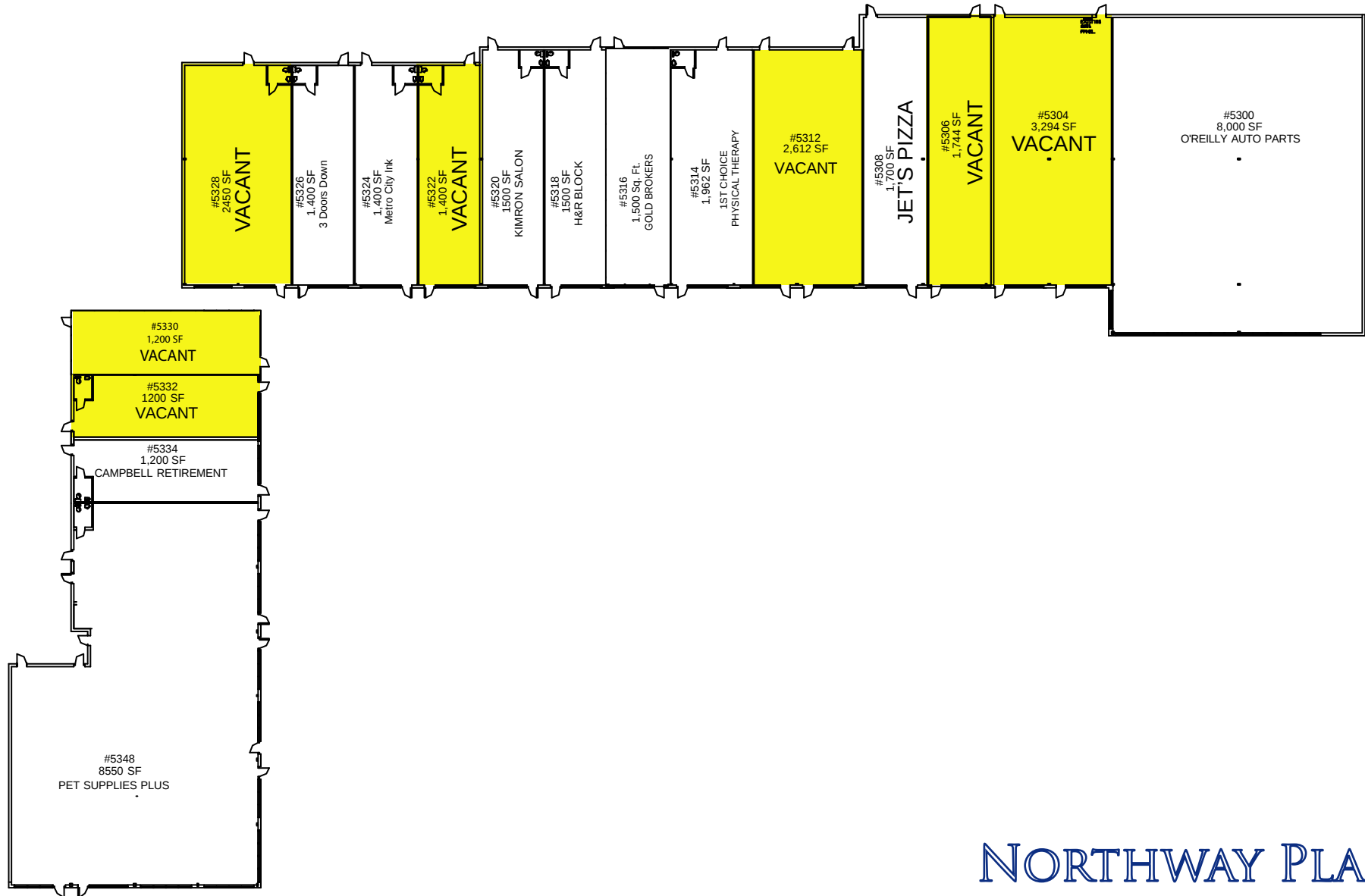


### DEMOGRAPHICS

| CATEGORY       | 1 MILE:  | 3 MILE:  | 5 MILE:  |
|----------------|----------|----------|----------|
| POPULATION     | 6,296    | 59,013   | 143,137  |
| AVERAGE INCOME | \$85,437 | \$71,015 | \$72,774 |
| HOUSEHOLDS     | 2,430    | 23,451   | 56,058   |

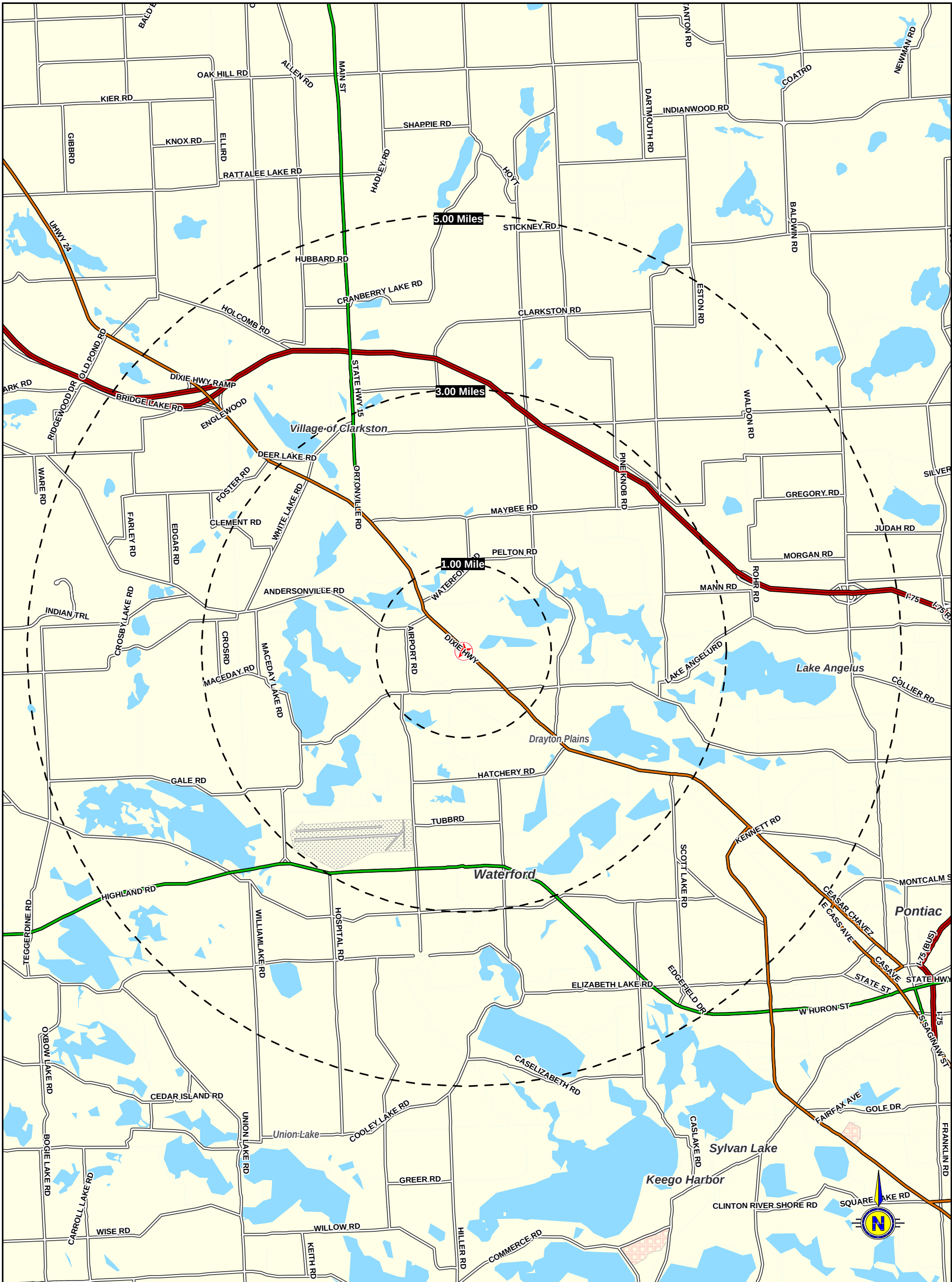
**Ludwig & Seeley**  
REAL ESTATE

29580 NORTHWESTERN HWY. SUITE 110 SOUTHFIELD MI 48034  
PHONE: 248.750.1700 FAX: 248.750.1771



NORTHWAY PLAZA  
5300 DIXIE HIGHWAY  
WATERFORD, MICHIGAN





Lat: 42.6959 Lon: -83.3933 Zoom: 0.506 Logos are for identification purposes only and may be trademarks of their respective companies.

©2004, SITES USA, Inc., Tempe, AZ (480) 491-1112. All Rights Reserved.

**5300 Dixie Highway**  
**Waterford, Michigan**

Prepared By:  
**Ludwig & Seeley, Inc.**

June 2004

**Ludwig & Seeley**  
REAL ESTATE

This map was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

## EXPANDED PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections  
Calculated using Proportional Block Groups



Ludwig & Seeley, Inc.  
Lat/Lon: 42.679271-83.37037

| 5300 Dixie Highway                      | 1 Mile             |        | 3 Miles             |        | 5 Miles             |        |
|-----------------------------------------|--------------------|--------|---------------------|--------|---------------------|--------|
| Waterford, MI                           |                    |        |                     |        |                     |        |
| Population (2010)                       |                    |        |                     |        |                     |        |
| Estimated Population                    | 6,296              |        | 59,013              |        | 143,137             |        |
| Census Population (1990)                | 6,229              |        | 54,200              |        | 133,116             |        |
| Census Population (2000)                | 6,325              |        | 59,731              |        | 145,906             |        |
| Projected Population (2015)             | 6,663              |        | 60,223              |        | 144,002             |        |
| Forecasted Population (2020)            | 6,849              |        | 60,478              |        | 142,892             |        |
| Historical Annual Growth (1990 to 2000) | 96                 | 0.15%  | 5,530               | 1.02%  | 12,791              | 0.96%  |
| Historical Annual Growth (2000 to 2010) | -29                | -0.05% | -718                | -0.12% | -2,769              | -0.19% |
| Projected Annual Growth (2010 to 2015)  | 367                | 1.17%  | 1,210               | 0.41%  | 865                 | 0.12%  |
| Estimated Population Density            | 2,006 <i>psm</i>   |        | 2,088 <i>psm</i>    |        | 1,824 <i>psm</i>    |        |
| Trade Area Size                         | 3.14 <i>sq mil</i> |        | 28.26 <i>sq mil</i> |        | 78.49 <i>sq mil</i> |        |
| Households (2010)                       |                    |        |                     |        |                     |        |
| Estimated Households                    | 2,430              |        | 23,451              |        | 56,058              |        |
| Census Households (1990)                | 2,193              |        | 20,096              |        | 48,924              |        |
| Census Households (2000)                | 2,423              |        | 23,623              |        | 56,562              |        |
| Projected Households (2015)             | 2,555              |        | 23,813              |        | 56,171              |        |
| Forecasted Households (2020)            | 2,625              |        | 23,899              |        | 55,903              |        |
| Households with Children                | 766                | 31.52% | 7,424               | 31.66% | 18,588              | 33.16% |
| Average Household Size                  | 2.55               |        | 2.43                |        | 2.49                |        |
| Average Household Income (2010)         |                    |        |                     |        |                     |        |
| Est. Average Household Income           | \$85,437           |        | \$71,015            |        | \$72,774            |        |
| Proj. Average Household Income (2015)   | \$89,775           |        | \$74,511            |        | \$76,224            |        |
| Average Family Income                   | \$99,962           |        | \$84,680            |        | \$87,318            |        |
| Median Household Income (2010)          |                    |        |                     |        |                     |        |
| Est. Median Household Income            | \$62,862           |        | \$57,068            |        | \$57,657            |        |
| Proj. Median Household Income (2015)    | \$64,833           |        | \$58,536            |        | \$59,232            |        |
| Median Family Income                    | \$73,268           |        | \$69,227            |        | \$70,361            |        |
| Per Capita Income (2010)                |                    |        |                     |        |                     |        |
| Est. Per Capita Income                  | \$34,185           |        | \$30,200            |        | \$29,687            |        |
| Proj. Per Capita Income (2015)          | \$35,615           |        | \$31,475            |        | \$30,958            |        |
| Per Capita Income Est. 5 year change    | \$1,430            | 4.18%  | \$1,275             | 4.22%  | \$1,271             | 4.28%  |
| Other Income (2010)                     |                    |        |                     |        |                     |        |
| Est. Median Disposable Income           | \$51,845           |        | \$47,330            |        | \$47,702            |        |
| Proj. Median Disposable Income (2015)   | \$53,227           |        | \$48,328            |        | \$48,804            |        |
| Disposable Income Est. 5 year change    | \$1,383            | 2.67%  | \$997               | 2.11%  | \$1,102             | 2.31%  |
| Est. Average Household Net Worth        | \$266,364          |        | \$219,149           |        | \$222,010           |        |
| Daytime Demos (2010)                    |                    |        |                     |        |                     |        |
| Total Number of Businesses              | 291                |        | 2,335               |        | 5,594               |        |
| Total Number of Employees               | 2,301              |        | 26,537              |        | 65,553              |        |
| Company Headqtrs: Businesses            | -                  | -      | -                   | -      | 4                   | 0.08%  |
| Company Headqtrs: Employees             | -                  | -      | -                   | -      | 267                 | 0.41%  |
| Unemployment Rate                       | 8.62%              |        | 9.22%               |        | 10.77%              |        |
| Employee Population per Business        | 7.9 to 1           |        | 11.4 to 1           |        | 11.7 to 1           |        |
| Residential Population per Business     | 21.7 to 1          |        | 25.3 to 1           |        | 25.6 to 1           |        |

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

## EXPANDED PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections  
Calculated using Proportional Block Groups



Ludwig & Seeley, Inc.  
Lat/Lon: 42.67927/-83.37037

### 5300 Dixie Highway

### Waterford, MI

#### Race & Ethnicity (2010)

|                                          | 1 Mile |        | 3 Miles |        | 5 Miles |        |
|------------------------------------------|--------|--------|---------|--------|---------|--------|
| White                                    | 5,606  | 89.05% | 49,714  | 84.24% | 112,386 | 78.52% |
| Black or African American                | 331    | 5.26%  | 5,118   | 8.67%  | 18,243  | 12.75% |
| American Indian & Alaska Native          | 20     | 0.31%  | 233     | 0.39%  | 603     | 0.42%  |
| Asian                                    | 157    | 2.50%  | 1,750   | 2.97%  | 4,706   | 3.29%  |
| Hawaiian & Pacific Islander              | 2      | 0.02%  | 8       | 0.01%  | 44      | 0.03%  |
| Other Race                               | 69     | 1.10%  | 921     | 1.56%  | 3,729   | 2.60%  |
| Two or More Races                        | 111    | 1.77%  | 1,269   | 2.15%  | 3,427   | 2.39%  |
| Not Hispanic or Latino Population        | 6,026  | 95.71% | 55,542  | 94.12% | 130,447 | 91.13% |
| Hispanic or Latino Population            | 270    | 4.29%  | 3,470   | 5.88%  | 12,690  | 8.87%  |
| Not of Hispanic Origin Population (1990) | 6,104  | 97.99% | 52,653  | 97.14% | 126,963 | 95.38% |
| Hispanic Origin Population (1990)        | 125    | 2.01%  | 1,548   | 2.86%  | 6,153   | 4.62%  |
| Not Hispanic or Latino Population (2000) | 6,128  | 96.88% | 57,156  | 95.69% | 135,993 | 93.21% |
| Hispanic or Latino Population (2000)     | 197    | 3.12%  | 2,575   | 4.31%  | 9,914   | 6.79%  |
| Not Hispanic or Latino Population (2015) | 6,345  | 95.23% | 56,291  | 93.47% | 129,983 | 90.27% |
| Hispanic or Latino Population (2015)     | 318    | 4.77%  | 3,932   | 6.53%  | 14,018  | 9.73%  |
| Hist. Hispanic Ann Growth (1990 to 2010) | 145    | 5.79%  | 1,923   | 6.21%  | 6,538   | 5.31%  |
| Proj. Hispanic Ann Growth (2015 to 2010) | 47     | 3.51%  | 462     | 2.66%  | 1,328   | 2.09%  |

#### Age Distribution (2010)

|              |           |       |           |       |           |       |
|--------------|-----------|-------|-----------|-------|-----------|-------|
| 0 to 4 yrs   | 340       | 5.41% | 3,592     | 6.09% | 9,310     | 6.50% |
| 5 to 9 yrs   | 360       | 5.72% | 3,520     | 5.97% | 9,180     | 6.41% |
| 10 to 14 yrs | 387       | 6.15% | 3,481     | 5.90% | 9,101     | 6.36% |
| 15 to 19 yrs | 404       | 6.42% | 3,809     | 6.45% | 9,526     | 6.66% |
| 20 to 24 yrs | 336       | 5.34% | 4,185     | 7.09% | 10,212    | 7.13% |
| 25 to 29 yrs | 341       | 5.41% | 3,852     | 6.53% | 9,561     | 6.68% |
| 30 to 34 yrs | 388       | 6.17% | 3,916     | 6.64% | 9,569     | 6.69% |
| 35 to 39 yrs | 396       | 6.29% | 3,926     | 6.65% | 9,752     | 6.81% |
| 40 to 44 yrs | 460       | 7.30% | 4,100     | 6.95% | 10,182    | 7.11% |
| 45 to 49 yrs | 449       | 7.13% | 4,319     | 7.32% | 10,689    | 7.47% |
| 50 to 54 yrs | 524       | 8.32% | 4,451     | 7.54% | 10,742    | 7.50% |
| 55 to 59 yrs | 462       | 7.34% | 4,001     | 6.78% | 9,706     | 6.78% |
| 60 to 64 yrs | 384       | 6.10% | 3,411     | 5.78% | 7,872     | 5.50% |
| 65 to 74 yrs | 567       | 9.01% | 4,569     | 7.74% | 9,896     | 6.91% |
| 75 to 84 yrs | 299       | 4.75% | 2,478     | 4.20% | 5,159     | 3.60% |
| 85 yrs plus  | 197       | 3.13% | 1,403     | 2.38% | 2,679     | 1.87% |
| Median Age   | 41.32 yrs |       | 38.13 yrs |       | 36.68 yrs |       |

#### Gender Age Distribution (2010)

|                   |           |        |           |        |           |        |
|-------------------|-----------|--------|-----------|--------|-----------|--------|
| Female Population | 3,229     | 51.29% | 29,725    | 50.37% | 71,552    | 49.99% |
| 0 to 19 yrs       | 745       | 23.06% | 6,971     | 23.45% | 17,884    | 24.99% |
| 20 to 64 yrs      | 1,871     | 57.92% | 17,872    | 60.13% | 43,519    | 60.82% |
| 65 yrs plus       | 614       | 19.01% | 4,882     | 16.42% | 10,149    | 14.18% |
| Female Median Age | 43 yrs    |        | 40 yrs    |        | 38 yrs    |        |
| Male Population   | 3,067     | 48.71% | 29,288    | 49.63% | 71,585    | 50.01% |
| 0 to 19 yrs       | 747       | 24.37% | 7,432     | 25.38% | 19,234    | 26.87% |
| 20 to 64 yrs      | 1,870     | 60.98% | 18,288    | 62.44% | 44,766    | 62.54% |
| 65 yrs plus       | 449       | 14.65% | 3,568     | 12.18% | 7,585     | 10.60% |
| Male Median Age   | 39.85 yrs |        | 36.63 yrs |        | 35.50 yrs |        |

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

## EXPANDED PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections  
Calculated using Proportional Block Groups



Ludwig & Seeley, Inc.  
Lat/Lon: 42.67927/-83.37037

| 5300 Dixie Highway                    | 1 Mile |        | 3 Miles |        | 5 Miles |        |
|---------------------------------------|--------|--------|---------|--------|---------|--------|
| Waterford, MI                         |        |        |         |        |         |        |
| Household Income Distribution (2010)  |        |        |         |        |         |        |
| \$200,000 or More                     | 91     | 3.76%  | 652     | 2.78%  | 1,794   | 3.20%  |
| \$150,000 to \$199,999                | 85     | 3.50%  | 967     | 4.12%  | 2,346   | 4.18%  |
| \$100,000 to \$149,999                | 355    | 14.59% | 2,960   | 12.62% | 7,392   | 13.19% |
| \$75,000 to \$99,999                  | 418    | 17.22% | 3,335   | 14.22% | 7,808   | 13.93% |
| \$50,000 to \$74,999                  | 581    | 23.91% | 4,940   | 21.06% | 11,231  | 20.03% |
| \$35,000 to \$49,999                  | 334    | 13.74% | 3,390   | 14.46% | 7,816   | 13.94% |
| \$25,000 to \$34,999                  | 256    | 10.54% | 2,536   | 10.81% | 5,869   | 10.47% |
| \$15,000 to \$24,999                  | 157    | 6.46%  | 2,400   | 10.24% | 5,549   | 9.90%  |
| \$0 to \$14,999                       | 153    | 6.29%  | 2,272   | 9.69%  | 6,254   | 11.16% |
| \$35,000+                             | 1,864  | 76.72% | 16,243  | 69.26% | 38,386  | 68.48% |
| \$75,000+                             | 949    | 39.07% | 7,913   | 33.74% | 19,340  | 34.50% |
| Housing (2010)                        |        |        |         |        |         |        |
| Total Housing Units                   | 2,631  |        | 25,599  |        | 61,809  |        |
| Housing Units, Occupied               | 2,430  | 92.37% | 23,451  | 91.61% | 56,058  | 90.70% |
| <i>Housing Units, Owner-Occupied</i>  | 2,170  | 89.32% | 17,662  | 75.31% | 40,897  | 72.96% |
| <i>Housing Units, Renter-Occupied</i> | 260    | 10.68% | 5,789   | 24.69% | 15,161  | 27.04% |
| Housing Units, Vacant                 | 201    | 7.63%  | 2,148   | 8.39%  | 5,751   | 9.30%  |
| Median Years in Residence             | 6 yrs  |        | 5 yrs   |        | 4 yrs   |        |
| Marital Status (2010)                 |        |        |         |        |         |        |
| Never Married                         | 1,119  | 21.49% | 12,003  | 24.76% | 31,444  | 27.18% |
| Now Married                           | 3,073  | 59.01% | 25,884  | 53.39% | 59,230  | 51.19% |
| Separated                             | 167    | 3.21%  | 1,755   | 3.62%  | 4,400   | 3.80%  |
| Widowed                               | 310    | 5.95%  | 3,041   | 6.27%  | 6,299   | 5.44%  |
| Divorced                              | 538    | 10.34% | 5,800   | 11.96% | 14,328  | 12.38% |
| Household Type (2010)                 |        |        |         |        |         |        |
| Population Family                     | 5,300  | 84.18% | 46,927  | 79.52% | 114,278 | 79.84% |
| Population Non-Family                 | 888    | 14.10% | 10,063  | 17.05% | 25,463  | 17.79% |
| Population Group Qtrs                 | 108    | 1.72%  | 2,023   | 3.43%  | 3,396   | 2.37%  |
| Family Households                     | 1,709  | 70.33% | 15,191  | 64.78% | 36,013  | 64.24% |
| <i>Married Couple With Children</i>   | 551    | 17.92% | 4,818   | 18.61% | 11,608  | 19.60% |
| <i>Average Family Household Size</i>  | 3.1    |        | 3.1     |        | 3.2     |        |
| Non-Family Households                 | 721    | 29.67% | 8,260   | 35.22% | 20,046  | 35.76% |
| Household Size (2010)                 |        |        |         |        |         |        |
| 1 Person Household                    | 612    | 25.19% | 7,037   | 30.01% | 16,869  | 30.09% |
| 2 Person Households                   | 812    | 33.43% | 7,394   | 31.53% | 17,039  | 30.39% |
| 3 Person Households                   | 412    | 16.96% | 3,756   | 16.02% | 8,760   | 15.63% |
| 4 Person Households                   | 373    | 15.35% | 3,412   | 14.55% | 8,148   | 14.54% |
| 5 Person Households                   | 140    | 5.77%  | 1,231   | 5.25%  | 3,360   | 5.99%  |
| 6+ Person Households                  | 80     | 3.30%  | 622     | 2.65%  | 1,882   | 3.36%  |
| Household Vehicles (2010)             |        |        |         |        |         |        |
| Total Vehicles Available              | 4,952  |        | 44,365  |        | 103,337 |        |
| Household: 0 Vehicles Available       | 66     | 2.74%  | 1,159   | 4.94%  | 3,084   | 5.50%  |
| Household: 1 Vehicles Available       | 676    | 27.81% | 7,819   | 33.34% | 19,294  | 34.42% |
| Household: 2+ Vehicles Available      | 1,688  | 69.46% | 14,473  | 61.72% | 33,680  | 60.08% |
| Average Vehicles Per Household        | 2.0    |        | 1.9     |        | 1.8     |        |

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

## EXPANDED PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections  
Calculated using Proportional Block Groups



Ludwig & Seeley, Inc.  
Lat/Lon: 42.679271-83.37037

| 5300 Dixie Highway                     |          |        |          |        |          |        |
|----------------------------------------|----------|--------|----------|--------|----------|--------|
| Waterford, MI                          |          |        |          |        |          |        |
|                                        | 1 Mile   |        | 3 Miles  |        | 5 Miles  |        |
| <b>Labor Force (2010)</b>              |          |        |          |        |          |        |
| Est. Labor: Population Age 16+         | 5,127    |        | 47,795   |        | 113,923  |        |
| Est. Civilian Employed                 | 3,009    | 58.69% | 27,432   | 57.40% | 65,246   | 57.27% |
| Est. Civilian Unemployed               | 442      | 8.62%  | 4,407    | 9.22%  | 12,273   | 10.77% |
| Est. in Armed Forces                   | -        | -      | 67       | 0.14%  | 104      | 0.09%  |
| Est. not in Labor Force                | 1,676    | 32.69% | 15,889   | 33.24% | 36,300   | 31.86% |
| <b>Occupation (2000)</b>               |          |        |          |        |          |        |
| Occupation: Population Age 16+         | 3,252    |        | 29,815   |        | 72,081   |        |
| Mgmt, Business, & Financial Operations | 298      | 9.15%  | 3,231    | 10.84% | 8,837    | 12.26% |
| Professional and Related               | 619      | 19.03% | 6,000    | 20.13% | 14,255   | 19.78% |
| Service                                | 399      | 12.27% | 4,429    | 14.85% | 10,892   | 15.11% |
| Sales and Office                       | 1,004    | 30.87% | 8,467    | 28.40% | 19,459   | 27.00% |
| Farming, Fishing, and Forestry         | 6        | 0.17%  | 67       | 0.23%  | 152      | 0.21%  |
| Construct, Extraction, & Maintenance   | 340      | 10.46% | 3,225    | 10.82% | 7,045    | 9.77%  |
| Production, Transp. & Material Moving  | 587      | 18.04% | 4,395    | 14.74% | 11,442   | 15.87% |
| <i>Percent White Collar Workers</i>    |          | 59.05% |          | 59.36% |          | 59.03% |
| <i>Percent Blue Collar Workers</i>     |          | 40.95% |          | 40.64% |          | 40.97% |
| <b>Consumer Expenditure (2010)</b>     |          |        |          |        |          |        |
| Total Household Expenditure            | \$154 M  |        | \$1.30 B |        | \$3.14 B |        |
| <i>Total Non-Retail Expenditures</i>   | \$88.8 M | 57.67% | \$747 M  | 57.57% | \$1.81 B | 57.59% |
| <i>Total Retail Expenditures</i>       | \$65.2 M | 42.33% | \$550 M  | 42.43% | \$1.33 B | 42.41% |
| Apparel                                | \$7.33 M | 4.76%  | \$61.8 M | 4.76%  | \$150 M  | 4.77%  |
| Contributions                          | \$5.75 M | 3.73%  | \$48.3 M | 3.72%  | \$118 M  | 3.75%  |
| Education                              | \$3.61 M | 2.34%  | \$30.8 M | 2.37%  | \$76.0 M | 2.42%  |
| Entertainment                          | \$8.65 M | 5.62%  | \$72.6 M | 5.60%  | \$176 M  | 5.60%  |
| Food And Beverages                     | \$23.4 M | 15.19% | \$198 M  | 15.26% | \$480 M  | 15.25% |
| Furnishings And Equipment              | \$6.90 M | 4.48%  | \$57.5 M | 4.43%  | \$139 M  | 4.44%  |
| Gifts                                  | \$4.06 M | 2.64%  | \$34.4 M | 2.65%  | \$83.7 M | 2.66%  |
| Health Care                            | \$9.34 M | 6.07%  | \$79.5 M | 6.13%  | \$192 M  | 6.09%  |
| Household Operations                   | \$5.57 M | 3.62%  | \$46.5 M | 3.59%  | \$113 M  | 3.61%  |
| Miscellaneous Expenses                 | \$2.55 M | 1.65%  | \$21.7 M | 1.67%  | \$52.4 M | 1.67%  |
| Personal Care                          | \$2.23 M | 1.45%  | \$18.8 M | 1.45%  | \$45.5 M | 1.45%  |
| Personal Insurance                     | \$1.59 M | 1.03%  | \$13.3 M | 1.03%  | \$32.4 M | 1.03%  |
| Reading                                | \$506 K  | 0.33%  | \$4.26 M | 0.33%  | \$10.3 M | 0.33%  |
| Shelter                                | \$29.7 M | 19.31% | \$250 M  | 19.29% | \$607 M  | 19.30% |
| Tobacco                                | \$981 K  | 0.64%  | \$8.41 M | 0.65%  | \$20.2 M | 0.64%  |
| Transportation                         | \$31.2 M | 20.25% | \$261 M  | 20.12% | \$630 M  | 20.05% |
| Utilities                              | \$10.6 M | 6.88%  | \$90.3 M | 6.96%  | \$219 M  | 6.95%  |
| <b>Educational Attainment (2010)</b>   |          |        |          |        |          |        |
| Adult Population (25 Years or Older)   | 4,468    |        | 40,426   |        | 95,807   |        |
| Elementary (0 to 8)                    | 72       | 1.61%  | 933      | 2.31%  | 2,773    | 2.89%  |
| Some High School (9 to 11)             | 297      | 6.64%  | 3,119    | 7.72%  | 7,697    | 8.03%  |
| High School Graduate (12)              | 1,445    | 32.35% | 12,277   | 30.37% | 27,360   | 28.56% |
| Some College (13 to 16)                | 1,131    | 25.32% | 9,502    | 23.51% | 21,983   | 22.95% |
| Associate Degree Only                  | 303      | 6.78%  | 3,196    | 7.91%  | 7,372    | 7.69%  |
| Bachelor Degree Only                   | 755      | 16.89% | 7,540    | 18.65% | 18,398   | 19.20% |
| Graduate Degree                        | 465      | 10.41% | 3,858    | 9.54%  | 10,224   | 10.67% |

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

## EXPANDED PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections  
Calculated using Proportional Block Groups



Ludwig & Seeley, Inc.  
Lat/Lon: 42.67927/-83.37037

### 5300 Dixie Highway

### Waterford, MI

#### Units In Structure (2000)

|                        | 1 Mile |        | 3 Miles |        | 5 Miles |        |
|------------------------|--------|--------|---------|--------|---------|--------|
| 1 Detached Unit        | 2,238  | 89.68% | 17,185  | 69.96% | 41,771  | 70.37% |
| 1 Attached Unit        | 40     | 1.59%  | 765     | 3.11%  | 2,230   | 3.76%  |
| 2 to 4 Units           | 37     | 1.50%  | 843     | 3.43%  | 2,971   | 5.00%  |
| 5 to 9 Units           | 58     | 2.32%  | 1,164   | 4.74%  | 3,214   | 5.41%  |
| 10 to 19 Units         | 38     | 1.51%  | 1,748   | 7.11%  | 3,835   | 6.46%  |
| 20 to 49 Units         | 28     | 1.12%  | 921     | 3.75%  | 1,790   | 3.01%  |
| 50 or more Units       | 54     | 2.15%  | 1,232   | 5.02%  | 2,133   | 3.59%  |
| Mobile Home or Trailer | 2      | 0.09%  | 700     | 2.85%  | 1,388   | 2.34%  |
| Other Structure        | 1      | 0.04%  | 7       | 0.03%  | 29      | 0.05%  |

#### Homes Built By Year

|                   |     |        |       |        |        |        |
|-------------------|-----|--------|-------|--------|--------|--------|
| 1999 to 2000      | 95  | 3.80%  | 1,093 | 4.45%  | 2,174  | 3.66%  |
| 1995 to 1998      | 104 | 4.19%  | 1,594 | 6.49%  | 4,469  | 7.53%  |
| 1990 to 1994      | 125 | 5.03%  | 1,728 | 7.04%  | 4,114  | 6.93%  |
| 1980 to 1989      | 236 | 9.44%  | 2,241 | 9.12%  | 5,895  | 9.93%  |
| 1970 to 1979      | 294 | 11.80% | 4,239 | 17.26% | 9,412  | 15.86% |
| 1960 to 1969      | 397 | 15.91% | 4,292 | 17.47% | 8,525  | 14.36% |
| 1950 to 1959      | 674 | 27.03% | 5,406 | 22.01% | 11,526 | 19.42% |
| Built Before 1949 | 569 | 22.81% | 3,971 | 16.17% | 13,246 | 22.31% |

#### Home Values (2000)

|                                  |           |        |           |        |           |        |
|----------------------------------|-----------|--------|-----------|--------|-----------|--------|
| \$1,000,000 or More              | -         | -      | 39        | 0.25%  | 96        | 0.26%  |
| \$500,000 to \$999,999           | 36        | 1.78%  | 192       | 1.22%  | 459       | 1.24%  |
| \$400,000 to \$499,999           | 50        | 2.48%  | 304       | 1.93%  | 774       | 2.09%  |
| \$300,000 to \$399,999           | 49        | 2.40%  | 462       | 2.93%  | 1,627     | 4.40%  |
| \$200,000 to \$299,999           | 158       | 7.79%  | 1,625     | 10.31% | 5,133     | 13.88% |
| \$150,000 to \$199,999           | 604       | 29.80% | 4,353     | 27.62% | 8,580     | 23.20% |
| \$100,000 to \$149,999           | 852       | 42.02% | 6,386     | 40.53% | 11,482    | 31.05% |
| \$70,000 to \$99,999             | 219       | 10.78% | 1,852     | 11.75% | 5,395     | 14.59% |
| \$50,000 to \$69,999             | 36        | 1.78%  | 332       | 2.11%  | 2,014     | 5.45%  |
| \$25,000 to \$49,999             | 24        | 1.16%  | 182       | 1.16%  | 1,186     | 3.21%  |
| \$0 to \$24,999                  | -         | -      | 29        | 0.19%  | 234       | 0.63%  |
| Owner Occupied Median Home Value | \$146,509 |        | \$151,092 |        | \$151,678 |        |
| Renter Occupied Median Rent      | \$752     |        | \$557     |        | \$563     |        |

#### Transportation To Work (2000)

|                                        |       |        |        |        |        |        |
|----------------------------------------|-------|--------|--------|--------|--------|--------|
| Drive to Work Alone                    | 2,916 | 89.65% | 26,286 | 88.11% | 62,570 | 86.78% |
| Drive to Work in Carpool               | 203   | 6.25%  | 2,328  | 7.80%  | 6,221  | 8.63%  |
| Travel to Work - Public Transportation | 9     | 0.28%  | 53     | 0.18%  | 283    | 0.39%  |
| Drive to Work on Motorcycle            | 4     | 0.13%  | 52     | 0.18%  | 62     | 0.09%  |
| Walk or Bicycle to Work                | 48    | 1.49%  | 322    | 1.08%  | 1,009  | 1.40%  |
| Other Means                            | 2     | 0.06%  | 70     | 0.24%  | 291    | 0.40%  |
| Work at Home                           | 69    | 2.13%  | 721    | 2.42%  | 1,669  | 2.31%  |

#### Travel Time (2000)

|                                      |           |        |           |        |           |        |
|--------------------------------------|-----------|--------|-----------|--------|-----------|--------|
| Travel to Work in 14 Minutes or Less | 690       | 21.69% | 6,316     | 21.70% | 16,340    | 23.20% |
| Travel to Work in 14 to 29 Minutes   | 1,042     | 32.73% | 10,497    | 36.06% | 24,934    | 35.40% |
| Travel to Work in 30 to 59 Minutes   | 1,145     | 35.96% | 9,946     | 34.16% | 23,853    | 33.86% |
| Travel to Work in 60 Minutes or More | 306       | 9.62%  | 2,353     | 8.08%  | 5,309     | 7.54%  |
| Average Travel Time to Work          | 29.6 mins |        | 27.1 mins |        | 26.4 mins |        |

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.