

Demographic Detail Report

1645 Grayson Highway (GA-20), Grayson, GA 30017

Building Type: **General Retail** Total Available: **0 SF**
 Secondary: **Fast Food** % Leased: **100%**
 GLA: **2,200 SF** Rent/SF/Yr: **-**
 Year Built: **2023**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2028 Projection	9,028		68,944		174,980	
2023 Estimate	8,522		65,675		167,196	
2010 Census	6,424		53,416		139,335	
Growth 2023 - 2028	5.94%		4.98%		4.66%	
Growth 2010 - 2023	32.66%		22.95%		20.00%	
2023 Population by Age						
	8,522		65,675		167,196	
Age 0 - 4	466	5.47%	3,771	5.74%	9,836	5.88%
Age 5 - 9	516	6.05%	4,125	6.28%	10,745	6.43%
Age 10 - 14	627	7.36%	4,855	7.39%	12,491	7.47%
Age 15 - 19	681	7.99%	5,191	7.90%	13,171	7.88%
Age 20 - 24	611	7.17%	4,733	7.21%	12,008	7.18%
Age 25 - 29	530	6.22%	4,278	6.51%	11,030	6.60%
Age 30 - 34	462	5.42%	3,906	5.95%	10,347	6.19%
Age 35 - 39	455	5.34%	3,858	5.87%	10,341	6.18%
Age 40 - 44	517	6.07%	4,133	6.29%	10,846	6.49%
Age 45 - 49	592	6.95%	4,450	6.78%	11,290	6.75%
Age 50 - 54	645	7.57%	4,703	7.16%	11,661	6.97%
Age 55 - 59	634	7.44%	4,590	6.99%	11,268	6.74%
Age 60 - 64	559	6.56%	4,057	6.18%	9,953	5.95%
Age 65 - 69	446	5.23%	3,222	4.91%	7,933	4.74%
Age 70 - 74	337	3.95%	2,434	3.71%	5,994	3.59%
Age 75 - 79	218	2.56%	1,609	2.45%	3,953	2.36%
Age 80 - 84	126	1.48%	954	1.45%	2,337	1.40%
Age 85+	101	1.19%	806	1.23%	1,991	1.19%
Age 65+	1,228	14.41%	9,025	13.74%	22,208	13.28%
Median Age	39.00		37.60		36.90	
Average Age	38.40		37.70		37.30	

Demographic Detail Report

1645 Grayson Highway (GA-20), Grayson, GA 30017						
Radius	1 Mile		3 Mile		5 Mile	
2023 Population By Race	8,522		65,675		167,196	
White	4,183	49.08%	31,145	47.42%	80,599	48.21%
Black	3,297	38.69%	26,155	39.82%	66,660	39.87%
Am. Indian & Alaskan	45	0.53%	393	0.60%	1,101	0.66%
Asian	745	8.74%	5,918	9.01%	13,550	8.10%
Hawaiian & Pacific Island	5	0.06%	43	0.07%	130	0.08%
Other	248	2.91%	2,022	3.08%	5,155	3.08%
Population by Hispanic Origin	8,522		65,675		167,196	
Non-Hispanic Origin	7,854	92.16%	57,061	86.88%	140,694	84.15%
Hispanic Origin	668	7.84%	8,614	13.12%	26,501	15.85%
2023 Median Age, Male	37.40		35.90		35.40	
2023 Average Age, Male	37.50		36.70		36.30	
2023 Median Age, Female	40.40		39.10		38.30	
2023 Average Age, Female	39.20		38.70		38.20	
2023 Population by Occupation Classification	6,777		51,886		131,487	
Civilian Employed	4,653	68.66%	34,542	66.57%	86,974	66.15%
Civilian Unemployed	108	1.59%	1,046	2.02%	2,772	2.11%
Civilian Non-Labor Force	2,016	29.75%	16,296	31.41%	41,677	31.70%
Armed Forces	0	0.00%	2	0.00%	64	0.05%
Households by Marital Status						
Married	1,912		13,454		32,824	
Married No Children	905		6,208		15,142	
Married w/Children	1,007		7,246		17,682	
2023 Population by Education	6,124		46,649		117,741	
Some High School, No Diploma	283	4.62%	4,099	8.79%	10,922	9.28%
High School Grad (Incl Equivalency)	855	13.96%	9,496	20.36%	25,300	21.49%
Some College, No Degree	1,807	29.51%	12,923	27.70%	34,642	29.42%
Associate Degree	501	8.18%	3,649	7.82%	8,796	7.47%
Bachelor Degree	1,729	28.23%	10,504	22.52%	24,350	20.68%
Advanced Degree	949	15.50%	5,978	12.81%	13,731	11.66%

Demographic Detail Report

1645 Grayson Highway (GA-20), Grayson, GA 30017						
Radius	1 Mile		3 Mile		5 Mile	
2023 Population by Occupation	8,599		63,614		159,678	
Real Estate & Finance	282	3.28%	2,324	3.65%	6,120	3.83%
Professional & Management	2,722	31.65%	18,725	29.44%	44,998	28.18%
Public Administration	246	2.86%	1,617	2.54%	3,510	2.20%
Education & Health	1,436	16.70%	7,946	12.49%	18,388	11.52%
Services	458	5.33%	5,029	7.91%	12,655	7.93%
Information	173	2.01%	1,231	1.94%	3,128	1.96%
Sales	1,163	13.52%	8,528	13.41%	21,701	13.59%
Transportation	17	0.20%	275	0.43%	620	0.39%
Retail	700	8.14%	4,521	7.11%	10,810	6.77%
Wholesale	66	0.77%	968	1.52%	3,197	2.00%
Manufacturing	278	3.23%	2,395	3.76%	6,932	4.34%
Production	327	3.80%	3,532	5.55%	10,611	6.65%
Construction	308	3.58%	2,443	3.84%	6,984	4.37%
Utilities	310	3.61%	2,493	3.92%	5,441	3.41%
Agriculture & Mining	6	0.07%	111	0.17%	188	0.12%
Farming, Fishing, Forestry	0	0.00%	19	0.03%	116	0.07%
Other Services	107	1.24%	1,457	2.29%	4,279	2.68%
2023 Worker Travel Time to Job	4,480		32,747		82,126	
<30 Minutes	1,500	33.48%	12,666	38.68%	32,121	39.11%
30-60 Minutes	2,038	45.49%	13,314	40.66%	32,736	39.86%
60+ Minutes	942	21.03%	6,767	20.66%	17,269	21.03%
2010 Households by HH Size	2,155		17,410		45,102	
1-Person Households	367	17.03%	2,858	16.42%	7,593	16.84%
2-Person Households	608	28.21%	4,818	27.67%	12,299	27.27%
3-Person Households	413	19.16%	3,308	19.00%	8,727	19.35%
4-Person Households	436	20.23%	3,367	19.34%	8,623	19.12%
5-Person Households	208	9.65%	1,791	10.29%	4,522	10.03%
6-Person Households	81	3.76%	780	4.48%	2,007	4.45%
7 or more Person Households	42	1.95%	488	2.80%	1,331	2.95%
2023 Average Household Size	3.00		3.10		3.10	
Households						
2028 Projection	3,057		22,550		56,810	
2023 Estimate	2,884		21,475		54,267	
2010 Census	2,155		17,410		45,101	
Growth 2023 - 2028	6.00%		5.01%		4.69%	
Growth 2010 - 2023	33.83%		23.35%		20.32%	

Demographic Detail Report

1645 Grayson Highway (GA-20), Grayson, GA 30017						
Radius	1 Mile		3 Mile		5 Mile	
2023 Households by HH Income	2,886		21,476		54,266	
<\$25,000	114	3.95%	2,028	9.44%	6,269	11.55%
\$25,000 - \$50,000	317	10.98%	3,786	17.63%	9,828	18.11%
\$50,000 - \$75,000	307	10.64%	2,921	13.60%	9,195	16.94%
\$75,000 - \$100,000	482	16.70%	3,663	17.06%	8,114	14.95%
\$100,000 - \$125,000	263	9.11%	2,019	9.40%	5,398	9.95%
\$125,000 - \$150,000	443	15.35%	2,648	12.33%	5,939	10.94%
\$150,000 - \$200,000	459	15.90%	2,348	10.93%	5,137	9.47%
\$200,000+	501	17.36%	2,063	9.61%	4,386	8.08%
2023 Avg Household Income	\$139,266		\$107,994		\$99,941	
2023 Med Household Income	\$121,197		\$88,670		\$80,672	
2023 Occupied Housing	2,884		21,475		54,268	
Owner Occupied	2,363	81.93%	17,792	82.85%	44,040	81.15%
Renter Occupied	521	18.07%	3,683	17.15%	10,228	18.85%
2010 Housing Units	2,989		22,245		56,300	
1 Unit	2,668	89.26%	20,502	92.16%	51,479	91.44%
2 - 4 Units	3	0.10%	617	2.77%	1,882	3.34%
5 - 19 Units	188	6.29%	638	2.87%	1,742	3.09%
20+ Units	130	4.35%	488	2.19%	1,197	2.13%
2023 Housing Value	2,363		17,792		44,040	
<\$100,000	6	0.25%	251	1.41%	1,280	2.91%
\$100,000 - \$200,000	25	1.06%	965	5.42%	4,082	9.27%
\$200,000 - \$300,000	451	19.09%	5,262	29.58%	16,288	36.98%
\$300,000 - \$400,000	1,235	52.26%	6,597	37.08%	12,679	28.79%
\$400,000 - \$500,000	396	16.76%	3,082	17.32%	5,379	12.21%
\$500,000 - \$1,000,000	246	10.41%	1,474	8.28%	3,907	8.87%
\$1,000,000+	4	0.17%	161	0.90%	425	0.97%
2023 Median Home Value	\$356,639		\$336,653		\$302,918	
2023 Housing Units by Yr Built	2,988		22,431		57,032	
Built 2010+	706	23.63%	3,701	16.50%	8,381	14.70%
Built 2000 - 2010	1,267	42.40%	8,454	37.69%	19,225	33.71%
Built 1990 - 1999	653	21.85%	4,887	21.79%	12,078	21.18%
Built 1980 - 1989	236	7.90%	2,892	12.89%	9,829	17.23%
Built 1970 - 1979	68	2.28%	1,678	7.48%	4,917	8.62%
Built 1960 - 1969	22	0.74%	457	2.04%	1,427	2.50%
Built 1950 - 1959	12	0.40%	210	0.94%	671	1.18%
Built <1949	24	0.80%	152	0.68%	504	0.88%
2023 Median Year Built	2003		2000		1998	



Demographic Summary Report

1645 Grayson Highway (GA-20), Grayson, GA 30017

Building Type: **General Retail** Total Available: **0 SF**
 Secondary: **Fast Food** % Leased: **100%**
 GLA: **2,200 SF** Rent/SF/Yr: **-**
 Year Built: **2023**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2028 Projection	9,028		68,944		174,980	
2023 Estimate	8,522		65,675		167,196	
2010 Census	6,424		53,416		139,335	
Growth 2023 - 2028	5.94%		4.98%		4.66%	
Growth 2010 - 2023	32.66%		22.95%		20.00%	
2023 Population by Hispanic Origin	669		8,614		26,501	
2023 Population	8,522		65,675		167,196	
White	4,183	49.08%	31,145	47.42%	80,599	48.21%
Black	3,297	38.69%	26,155	39.82%	66,660	39.87%
Am. Indian & Alaskan	45	0.53%	393	0.60%	1,101	0.66%
Asian	745	8.74%	5,918	9.01%	13,550	8.10%
Hawaiian & Pacific Island	5	0.06%	43	0.07%	130	0.08%
Other	248	2.91%	2,022	3.08%	5,155	3.08%
U.S. Armed Forces	0		2		67	
Households						
2028 Projection	3,057		22,550		56,810	
2023 Estimate	2,884		21,475		54,267	
2010 Census	2,155		17,410		45,101	
Growth 2023 - 2028	6.00%		5.01%		4.69%	
Growth 2010 - 2023	33.83%		23.35%		20.32%	
Owner Occupied	2,363	81.93%	17,792	82.85%	44,040	81.15%
Renter Occupied	521	18.07%	3,683	17.15%	10,228	18.85%
2023 Households by HH Income	2,886		21,476		54,266	
Income: <\$25,000	114	3.95%	2,028	9.44%	6,269	11.55%
Income: \$25,000 - \$50,000	317	10.98%	3,786	17.63%	9,828	18.11%
Income: \$50,000 - \$75,000	307	10.64%	2,921	13.60%	9,195	16.94%
Income: \$75,000 - \$100,000	482	16.70%	3,663	17.06%	8,114	14.95%
Income: \$100,000 - \$125,000	263	9.11%	2,019	9.40%	5,398	9.95%
Income: \$125,000 - \$150,000	443	15.35%	2,648	12.33%	5,939	10.94%
Income: \$150,000 - \$200,000	459	15.90%	2,348	10.93%	5,137	9.47%
Income: \$200,000+	501	17.36%	2,063	9.61%	4,386	8.08%
2023 Avg Household Income	\$139,266		\$107,994		\$99,941	
2023 Med Household Income	\$121,197		\$88,670		\$80,672	

Daytime Employment Report

1 Mile Radius

1645 Grayson Highway (GA-20), Grayson, GA 30017

Building Type: **General Retail** Total Available: **0 SF**
 Secondary: **Fast Food** % Leased: **100%**
 GLA: **2,200 SF** Rent/SF/Yr: **-**
 Year Built: **2023**



Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	274	1,926	7
Retail & Wholesale Trade	26	140	5
Hospitality & Food Service	30	453	15
Real Estate, Renting, Leasing	8	33	4
Finance & Insurance	24	144	6
Information	2	6	3
Scientific & Technology Services	36	174	5
Management of Companies	0	0	0
Health Care & Social Assistance	37	227	6
Educational Services	11	301	27
Public Administration & Sales	1	3	3
Arts, Entertainment, Recreation	9	49	5
Utilities & Waste Management	16	53	3
Construction	23	78	3
Manufacturing	9	58	6
Agriculture, Mining, Fishing	0	0	0
Other Services	42	207	5