

Demographic Summary Report

Pecanland Plaza 4351 Pecanland Mall Dr, Monroe, LA 71203

Building Type: **General Retail** Total Available: **1,583 SF**
 Secondary: **Storefront** % Leased: **80.42%**
 GLA: **8,083 SF** Rent/SF/Yr: **Negotiable**
 Year Built: **2018**



Radius	3 Mile	5 Mile	10 Mile
Population			
2029 Projection	32,503	73,615	126,395
2024 Estimate	32,576	74,559	128,663
2020 Census	31,607	74,783	131,068
Growth 2024 - 2029	-0.22%	-1.27%	-1.76%
Growth 2020 - 2024	3.07%	-0.30%	-1.83%
2024 Population by Hispanic Origin	643	2,551	4,858
2024 Population	32,576	74,559	128,663
White	4,131 12.68%	21,966 29.46%	61,919 48.12%
Black	26,724 82.04%	46,982 63.01%	56,241 43.71%
Am. Indian & Alaskan	69 0.21%	171 0.23%	388 0.30%
Asian	400 1.23%	1,331 1.79%	2,080 1.62%
Hawaiian & Pacific Island	11 0.03%	22 0.03%	38 0.03%
Other	1,240 3.81%	4,086 5.48%	7,998 6.22%
U.S. Armed Forces	32	54	118
Households			
2029 Projection	12,249	28,465	49,648
2024 Estimate	12,255	28,844	50,563
2020 Census	11,812	28,955	51,555
Growth 2024 - 2029	-0.05%	-1.31%	-1.81%
Growth 2020 - 2024	3.75%	-0.38%	-1.92%
Owner Occupied	4,411 35.99%	12,192 42.27%	26,585 52.58%
Renter Occupied	7,844 64.01%	16,651 57.73%	23,978 47.42%
2024 Households by HH Income	12,255	28,841	50,563
Income: <\$25,000	6,742 55.01%	12,123 42.03%	17,634 34.88%
Income: \$25,000 - \$50,000	2,712 22.13%	6,322 21.92%	10,519 20.80%
Income: \$50,000 - \$75,000	1,485 12.12%	4,361 15.12%	7,418 14.67%
Income: \$75,000 - \$100,000	803 6.55%	2,330 8.08%	5,770 11.41%
Income: \$100,000 - \$125,000	161 1.31%	983 3.41%	2,751 5.44%
Income: \$125,000 - \$150,000	89 0.73%	710 2.46%	2,189 4.33%
Income: \$150,000 - \$200,000	199 1.62%	1,241 4.30%	2,743 5.42%
Income: \$200,000+	64 0.52%	771 2.67%	1,539 3.04%
2024 Avg Household Income	\$34,488	\$52,307	\$62,033
2024 Med Household Income	\$21,936	\$32,219	\$43,911