



retail SPECIALISTS




FOR LEASE

ANCHOR PLAZA

I-10 & US-49 & LANDON ROAD, GULFPORT, MISSISSIPPI 39503

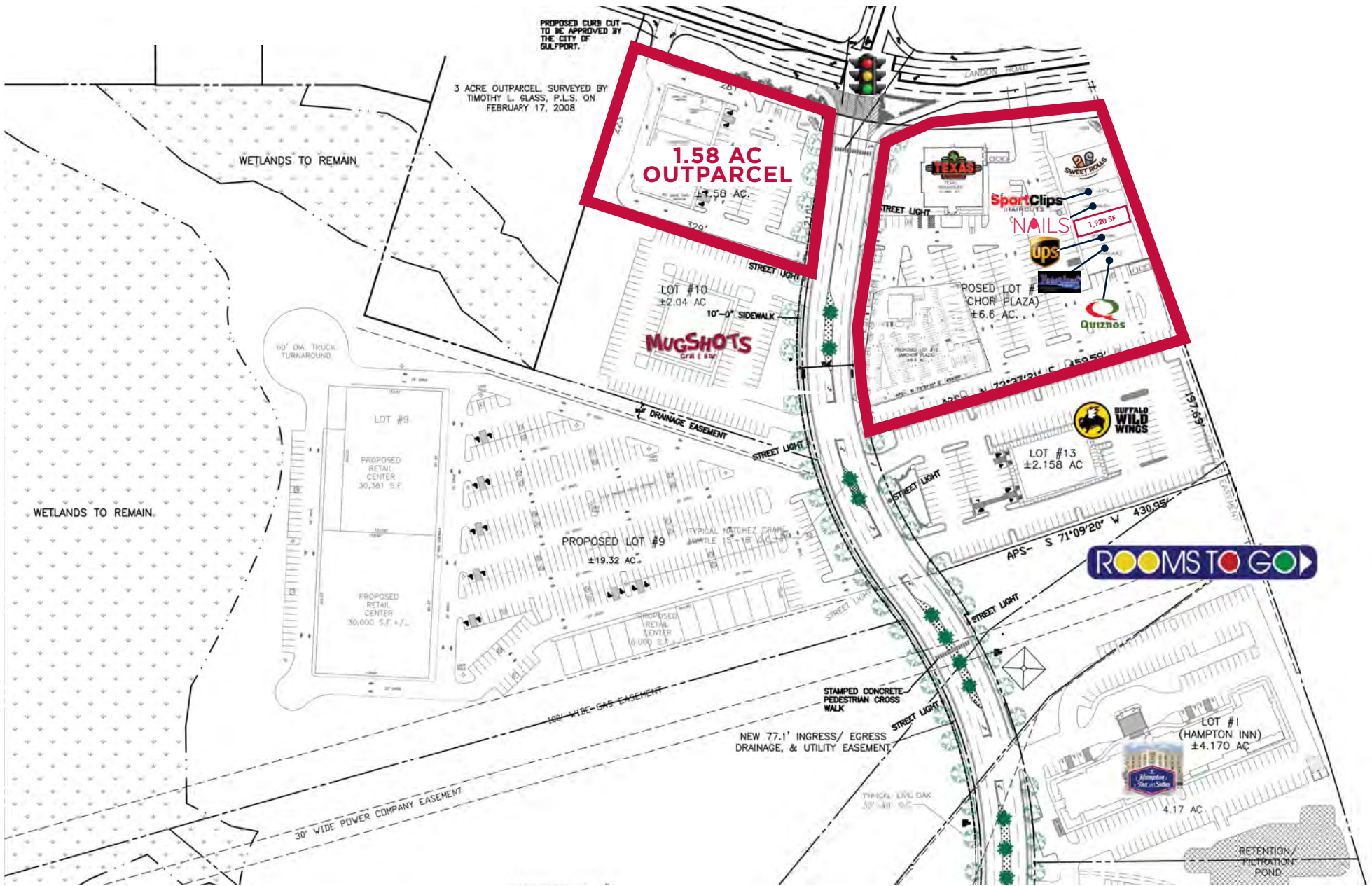


- Unbeatable location near I-10 at the intersection of US-49 and Landon Road which has the second highest traffic count in the state of Mississippi
- Located near the Naval Construction Battalion Center in the second largest city in Mississippi with an estimated population of approximately 70,000
- **STRIP CENTER SUITES** ONE REMAINING SPACE: Inline 1,920 SF
- **OUTPARCEL** 1.58 acre signalized corner outparcel

 POPULATION	 AVG HH INCOME	 TRAFFIC
71,197	\$54,213	63,000 VPD

*5 MILE RADIUS | MSDOT

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RMP GAP ANALYSIS - 10 MILE RADIUS I-10 & HWY 49, GULFPORT, MISSISSIPPI 39503

RETAIL STORES	OPPORTUNITY (GAP)
Food & Beverage Stores	\$79,336,600
Non-Store Retailers	\$52,845,652
Grocery Stores	\$50,500,653
Supermarkets, Grocery (Ex Conv) Stores	\$47,070,879
Beer, Wine and Liquor Stores	\$26,835,347
Lawn, Garden Equipment, Supplies Stores	\$5,944,856
Special Food Services	\$4,940,619
Nursery & Garden Centers	\$3,746,905
Convenience Stores	\$3,429,774
Hardware Stores	\$3,342,873

15510 Daniel Blvd Gulfport, MS		3 Miles	5 Miles	10 Miles
POPULATION	2016 Estimated Population	28,096	71,197	151,768
	2021 Projected Population	29,462	74,980	161,227
	2010 Census Population	26,507	66,425	140,172
	2000 Census Population	23,600	63,707	139,562
	Projected Annual Growth 2016 to 2021	1.0%	1.1%	1.2%
	Historical Annual Growth 2000 to 2016	1.2%	0.7%	0.5%
2016 Median Age	33.1	34.3	36	
HOUSEHOLDS	2016 Estimated Households	10,691	27,742	60,943
	2021 Projected Households	11,454	29,868	66,241
	2010 Census Households	9,755	25,014	54,313
	2000 Census Households	8,280	23,217	53,025
	Projected Annual Growth 2016 to 2021	1.4%	1.5%	1.7%
	Historical Annual Growth 2000 to 2016	1.8%	1.2%	0.9%
RACE AND ETHNICITY	2016 Estimated White	50.4%	54.8%	65.5%
	2016 Estimated Black or African American	42.0%	37.7%	26.7%
	2016 Estimated Asian or Pacific Islander	2.6%	2.2%	2.5%
	2016 Estimated American Indian or Native Alaskan	0.3%	0.4%	0.4%
	2016 Estimated Other Races	4.7%	4.9%	5.0%
	2016 Estimated Hispanic	4.6%	5.0%	5.5%
INCOME	2016 Estimated Average Household Income	\$49,062	\$54,213	\$58,771
	2016 Estimated Median Household Income	\$40,110	\$42,464	\$46,310
	2016 Estimated Per Capita Income	\$18,932	\$21,439	\$23,813
EDUCATION (AGE 25+)	2016 Estimated Elementary (Grade Level 0 to 8)	4.4%	4.9%	4.4%
	2016 Estimated Some High School (Grade Level 9 to 11)	10.2%	9.8%	8.7%
	2016 Estimated High School Graduate	30.6%	30.0%	28.2%
	2016 Estimated Some College	27.6%	27.2%	26.8%
	2016 Estimated Associates Degree Only	8.1%	7.6%	9.3%
	2016 Estimated Bachelors Degree Only	12.3%	12.8%	13.7%
2016 Estimated Graduate Degree	6.9%	7.8%	8.8%	
BUSINESS	2016 Estimated Total Businesses	1,637	3,815	6,799
	2016 Estimated Total Employees	21,572	47,835	79,331
	2016 Estimated Employee Population per Business	13.2	12.5	11.7
	2016 Estimated Residential Population per Business	17.2	18.7	22.3