

3134 Hwy 315, Tract B

Houma, Louisiana 70360

Property Features

- Boat Launch Nearby
- Near, not touching, Bayou Dularge
- Between new high-quality multifamily and light industrial
- Across Hwy 315 from golf course
- Median HH Income: \$101,940
- Daily Traffic count: 17,000+
- Gross Land Area: 6.67 Acres
- Sale Price: \$799,999

For more information, contact:

BETTY PEI CHING SUN 孫佩菁

International Liaison/Associate Broker

504.569.9482

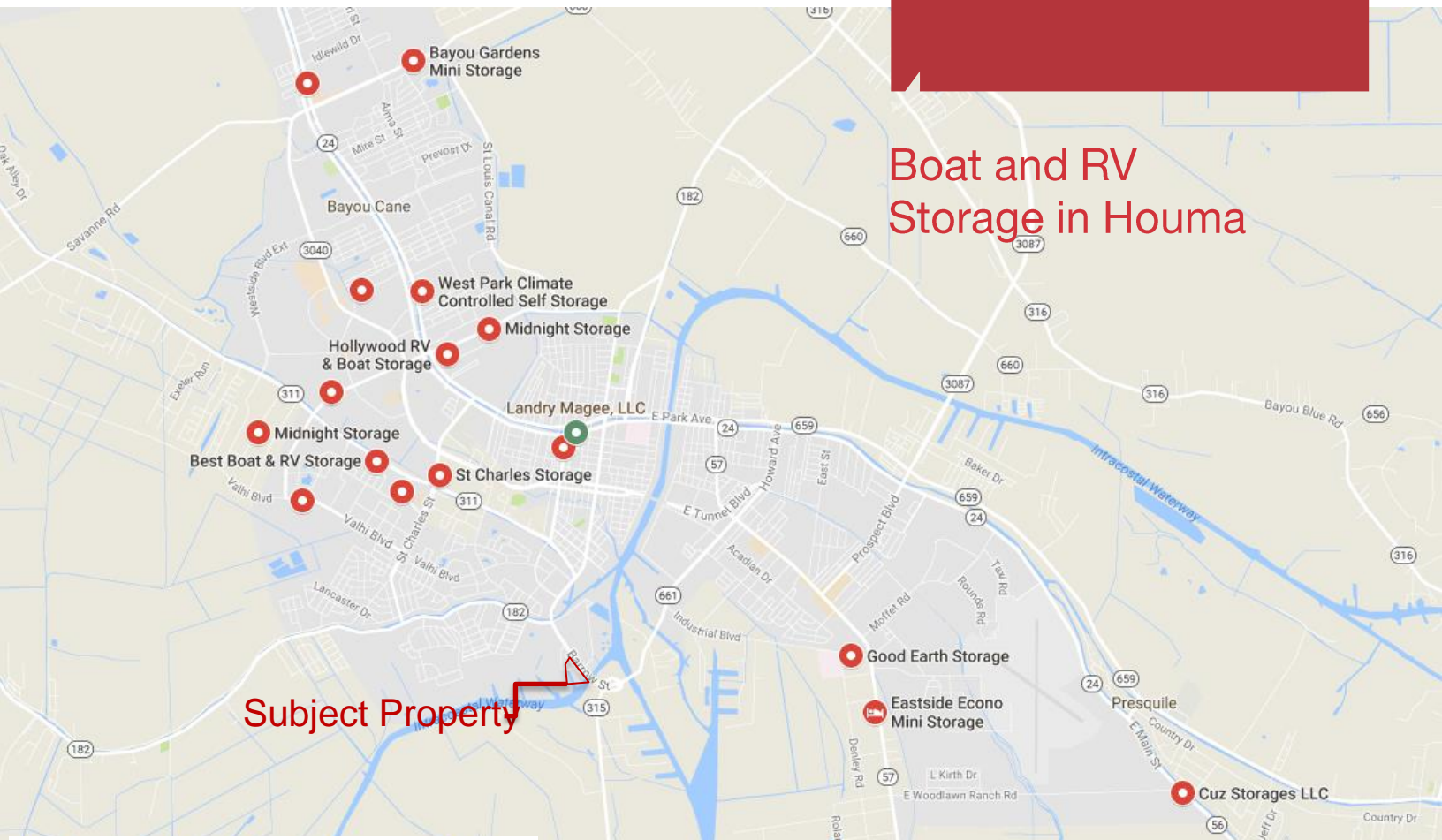
Betty@LatterBlum.com

ELI GUNSEBAKAN

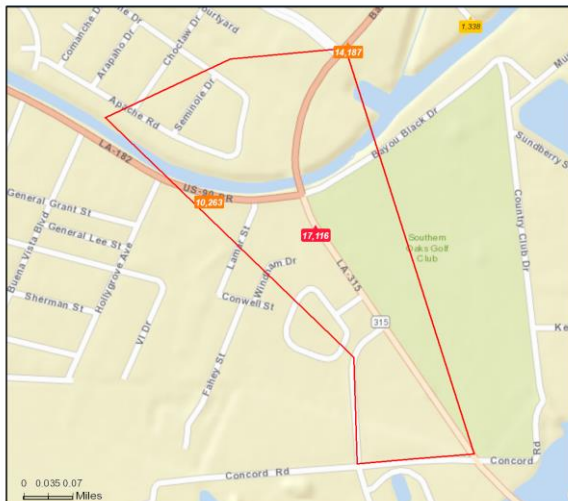
504.569.9486

elig@latterblum.com

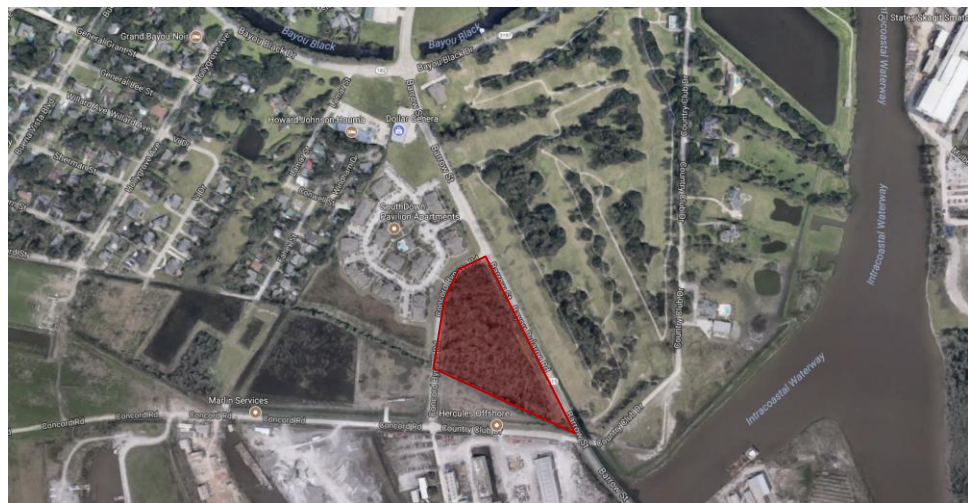
Boat and RV Storage in Houma



NAI Letter & Blum
 Traffic Count Map - Close Up
 Polygon 3
 Area: 0.13 square miles
 Prepared by NAI Letter & Blum



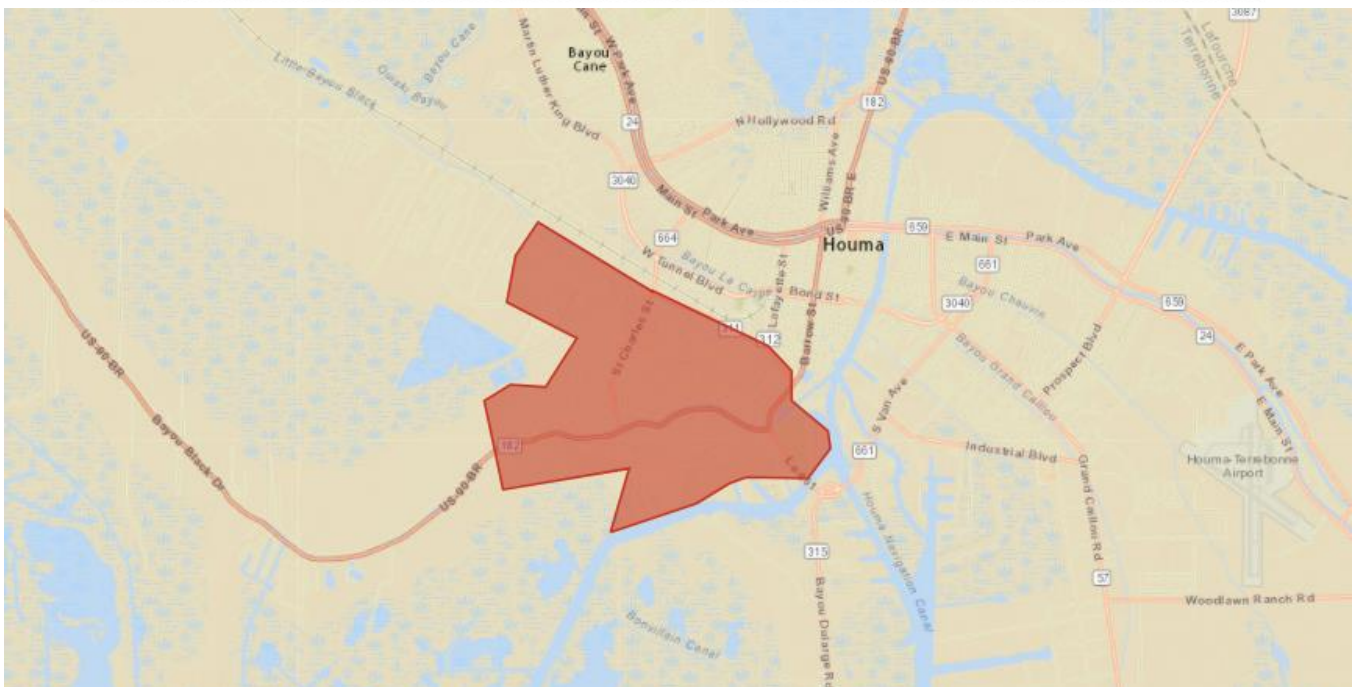
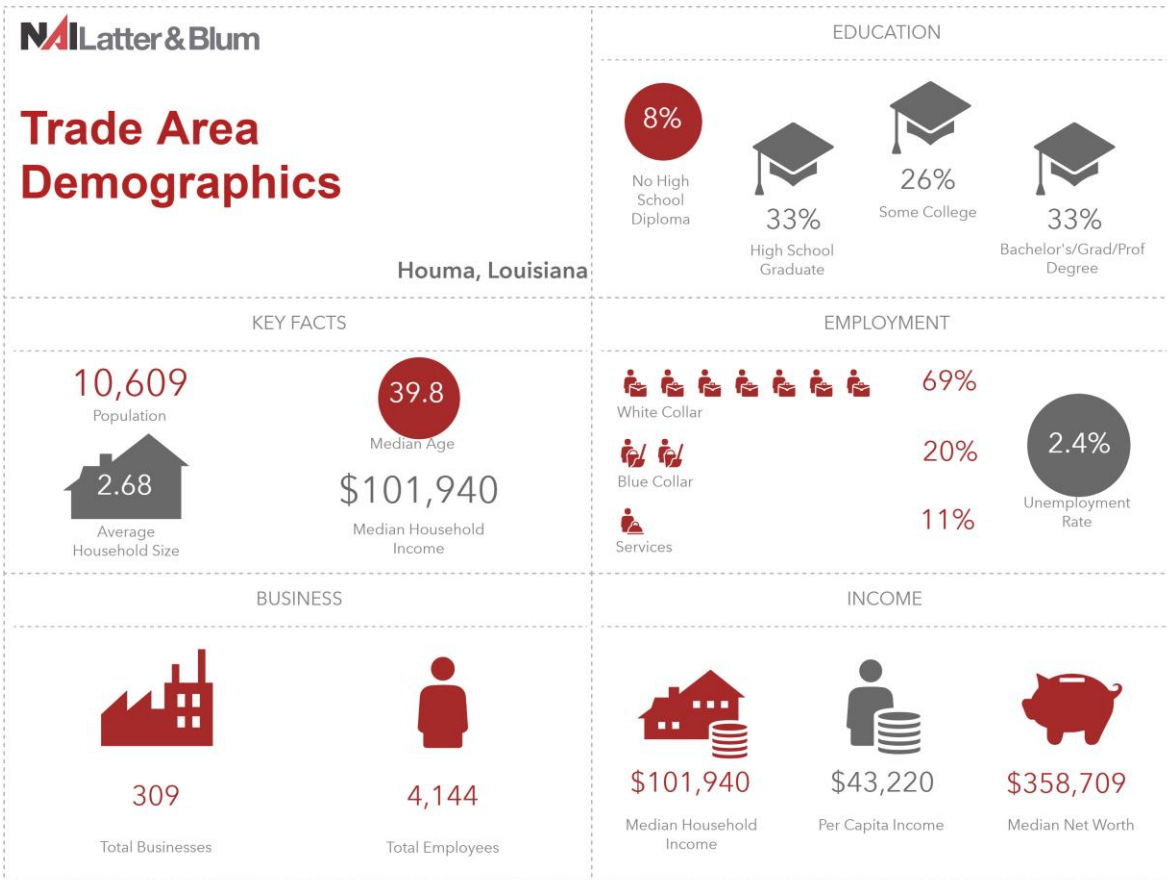
Average Daily Traffic Volume
 ▲ Up to 6,000 vehicles per day
 ▲ 6,001 - 15,000
 ▲ 15,001 - 30,000
 ▲ 30,001 - 50,000
 ▲ 50,001 - 100,000
 ▲ More than 100,000 per day



Source: ©2017 Kalbraite Technologies
 August 08, 2017

LICENSED IN LOUISIANA. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

430 Notre Dame Street
 New Orleans, LA 70130 USA
 504.569.9300
www.letterblum.com



Demographic and Income Profile

Polygon 8
 Area: 3.87 square miles

Prepared by NAI Latter & Blum

Summary	Census 2010	2017	2022			
Population	9,740	10,609	11,123			
Households	3,552	3,913	4,121			
Families	2,764	2,994	3,130			
Average Household Size	2.71	2.68	2.67			
Owner Occupied Housing Units	3,074	3,274	3,451			
Renter Occupied Housing Units	478	639	671			
Median Age	38.9	39.8	41.1			
Trends: 2017 - 2022 Annual Rate	Area	State	National			
Population	0.95%	0.71%	0.83%			
Households	1.04%	0.75%	0.79%			
Families	0.89%	0.58%	0.71%			
Owner HHs	1.06%	0.76%	0.72%			
Median Household Income	0.56%	2.15%	2.12%			
Households by Income	2017		2022			
	Number	Percent	Number	Percent		
<\$15,000	169	4.3%	185	4.5%		
\$15,000 - \$24,999	110	2.8%	108	2.6%		
\$25,000 - \$34,999	172	4.4%	163	4.0%		
\$35,000 - \$49,999	332	8.5%	283	6.9%		
\$50,000 - \$74,999	511	13.1%	487	11.8%		
\$75,000 - \$99,999	591	15.1%	648	15.7%		
\$100,000 - \$149,999	1,077	27.5%	1,179	28.6%		
\$150,000 - \$199,999	527	13.5%	576	14.0%		
\$200,000+	424	10.8%	493	12.0%		
Median Household Income	\$101,940		\$104,851			
Average Household Income	\$118,439		\$129,422			
Per Capita Income	\$43,220		\$47,338			
Population by Age	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	590	6.1%	599	5.6%	623	5.6%
5 - 9	751	7.7%	679	6.4%	664	6.0%
10 - 14	772	7.9%	788	7.4%	749	6.7%
15 - 19	676	6.9%	706	6.7%	715	6.4%
20 - 24	453	4.6%	540	5.1%	490	4.4%
25 - 34	1,121	11.5%	1,292	12.2%	1,318	11.8%
35 - 44	1,425	14.6%	1,434	13.5%	1,624	14.6%
45 - 54	1,616	16.6%	1,557	14.7%	1,474	13.3%
55 - 64	1,213	12.5%	1,512	14.2%	1,541	13.9%
65 - 74	547	5.6%	894	8.4%	1,177	10.6%
75 - 84	368	3.8%	376	3.5%	516	4.6%
85+	210	2.2%	234	2.2%	232	2.1%
Race and Ethnicity	Census 2010		2017		2022	
	Number	Percent	Number	Percent	Number	Percent
White Alone	8,763	90.0%	9,420	88.8%	9,771	87.8%
Black Alone	547	5.6%	626	5.9%	678	6.1%
American Indian Alone	135	1.4%	151	1.4%	163	1.5%
Asian Alone	168	1.7%	213	2.0%	246	2.2%
Pacific Islander Alone	4	0.0%	6	0.1%	7	0.1%
Some Other Race Alone	38	0.4%	64	0.6%	90	0.8%
Two or More Races	85	0.9%	129	1.2%	168	1.5%
Hispanic Origin (Any Race)	220	2.3%	366	3.4%	508	4.6%

Data Note: Income is expressed in current dollars.

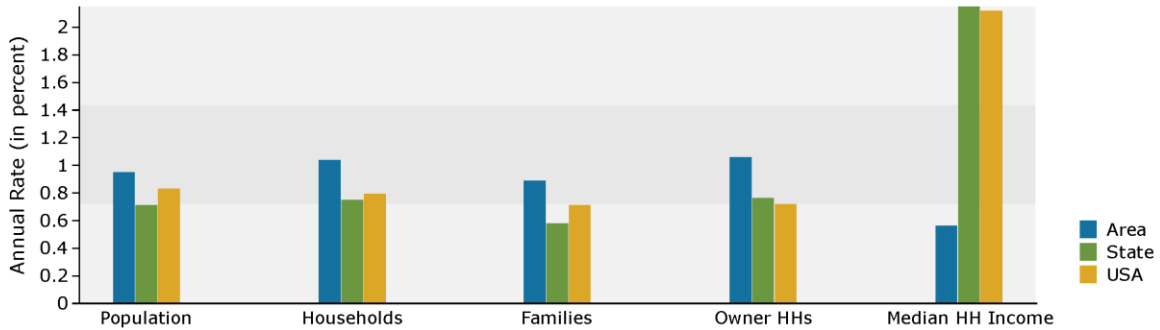
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

Demographic and Income Profile

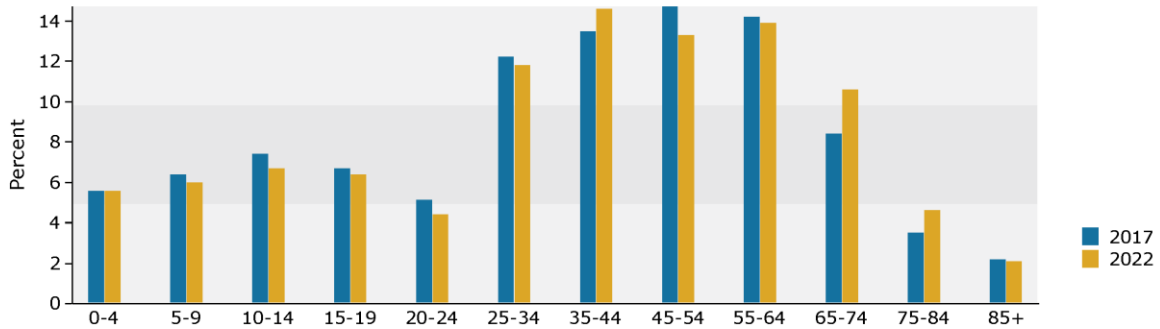
Polygon 8
 Area: 3.87 square miles

Prepared by NAI Latter & Blum

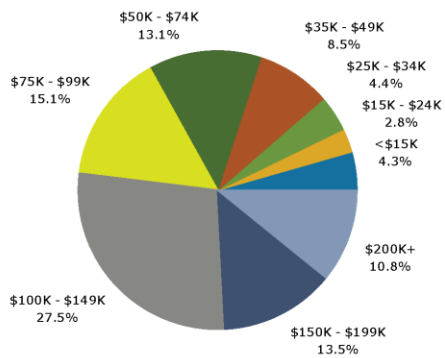
Trends 2017-2022



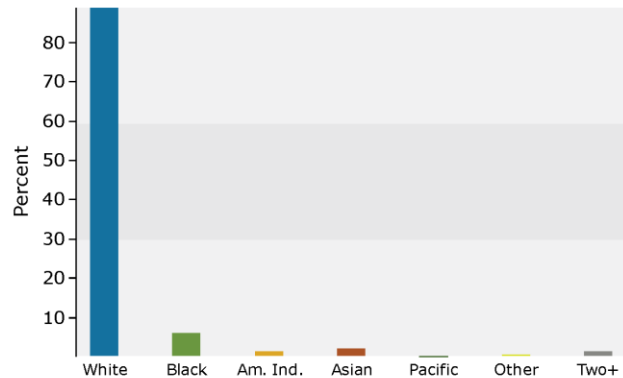
Population by Age



2017 Household Income



2017 Population by Race



2017 Percent Hispanic Origin: 3.4%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022.

Executive Summary

Polygon 8
 Area: 3.87 square miles

Prepared by NAI Latter & Blum

Population

2000 Population	7,352
2010 Population	9,740
2017 Population	10,609
2022 Population	11,123
2000-2010 Annual Rate	2.85%
2010-2017 Annual Rate	1.19%
2017-2022 Annual Rate	0.95%
2017 Male Population	48.9%
2017 Female Population	51.1%
2017 Median Age	39.8

In the identified area, the current year population is 10,609. In 2010, the Census count in the area was 9,740. The rate of change since 2010 was 1.19% annually. The five-year projection for the population in the area is 11,123 representing a change of 0.95% annually from 2017 to 2022. Currently, the population is 48.9% male and 51.1% female.

Median Age

The median age in this area is 39.8, compared to U.S. median age of 38.2.

Race and Ethnicity

2017 White Alone	88.8%
2017 Black Alone	5.9%
2017 American Indian/Alaska Native Alone	1.4%
2017 Asian Alone	2.0%
2017 Pacific Islander Alone	0.1%
2017 Other Race	0.6%
2017 Two or More Races	1.2%
2017 Hispanic Origin (Any Race)	3.4%

Persons of Hispanic origin represent 3.4% of the population in the identified area compared to 18.1% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 26.0 in the identified area, compared to 64.0 for the U.S. as a whole.

Households

2000 Households	2,497
2010 Households	3,552
2017 Total Households	3,913
2022 Total Households	4,121
2000-2010 Annual Rate	3.59%
2010-2017 Annual Rate	1.34%
2017-2022 Annual Rate	1.04%
2017 Average Household Size	2.68

The household count in this area has changed from 3,552 in 2010 to 3,913 in the current year, a change of 1.34% annually. The five-year projection of households is 4,121, a change of 1.04% annually from the current year total. Average household size is currently 2.68, compared to 2.71 in the year 2010. The number of families in the current year is 2,994 in the specified area.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022. Esri converted Census 2000 data into 2010 geography.

Executive Summary

Polygon 8
 Area: 3.87 square miles

Prepared by NAI Latter & Blum

Median Household Income

2017 Median Household Income	\$101,940
2022 Median Household Income	\$104,851
2017-2022 Annual Rate	0.56%

Average Household Income

2017 Average Household Income	\$118,439
2022 Average Household Income	\$129,422
2017-2022 Annual Rate	1.79%

Per Capita Income

2017 Per Capita Income	\$43,220
2022 Per Capita Income	\$47,338
2017-2022 Annual Rate	1.84%

Households by Income

Current median household income is \$101,940 in the area, compared to \$56,124 for all U.S. households. Median household income is projected to be \$104,851 in five years, compared to \$62,316 for all U.S. households

Current average household income is \$118,439 in this area, compared to \$80,675 for all U.S. households. Average household income is projected to be \$129,422 in five years, compared to \$91,585 for all U.S. households

Current per capita income is \$43,220 in the area, compared to the U.S. per capita income of \$30,820. The per capita income is projected to be \$47,338 in five years, compared to \$34,828 for all U.S. households

Housing

2000 Total Housing Units	2,579
2000 Owner Occupied Housing Units	2,329
2000 Renter Occupied Housing Units	168
2000 Vacant Housing Units	82
2010 Total Housing Units	3,755
2010 Owner Occupied Housing Units	3,074
2010 Renter Occupied Housing Units	478
2010 Vacant Housing Units	203
2017 Total Housing Units	4,005
2017 Owner Occupied Housing Units	3,274
2017 Renter Occupied Housing Units	639
2017 Vacant Housing Units	92
2022 Total Housing Units	4,215
2022 Owner Occupied Housing Units	3,451
2022 Renter Occupied Housing Units	671
2022 Vacant Housing Units	94

Currently, 81.7% of the 4,005 housing units in the area are owner occupied; 16.0%, renter occupied; and 2.3% are vacant. Currently, in the U.S., 55.6% of the housing units in the area are owner occupied; 33.1% are renter occupied; and 11.3% are vacant. In 2010, there were 3,755 housing units in the area - 81.9% owner occupied, 12.7% renter occupied, and 5.4% vacant. The annual rate of change in housing units since 2010 is 2.91%. Median home value in the area is \$248,290, compared to a median home value of \$207,344 for the U.S. In five years, median value is projected to change by 3.49% annually to \$294,815.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022. Esri converted Census 2000 data into 2010 geography.