

Available Retail Pad

SPRUCE STREET, BISHOP CA

RI



FEATURES

- Adjacent to Vons Supermarket
- Easy access to Highway 395
- In close vicinity to Eastern Sierra Regional Airport
- APN: 008-360-09
- ± 5.27 Acres

DEMOGRAPHICS

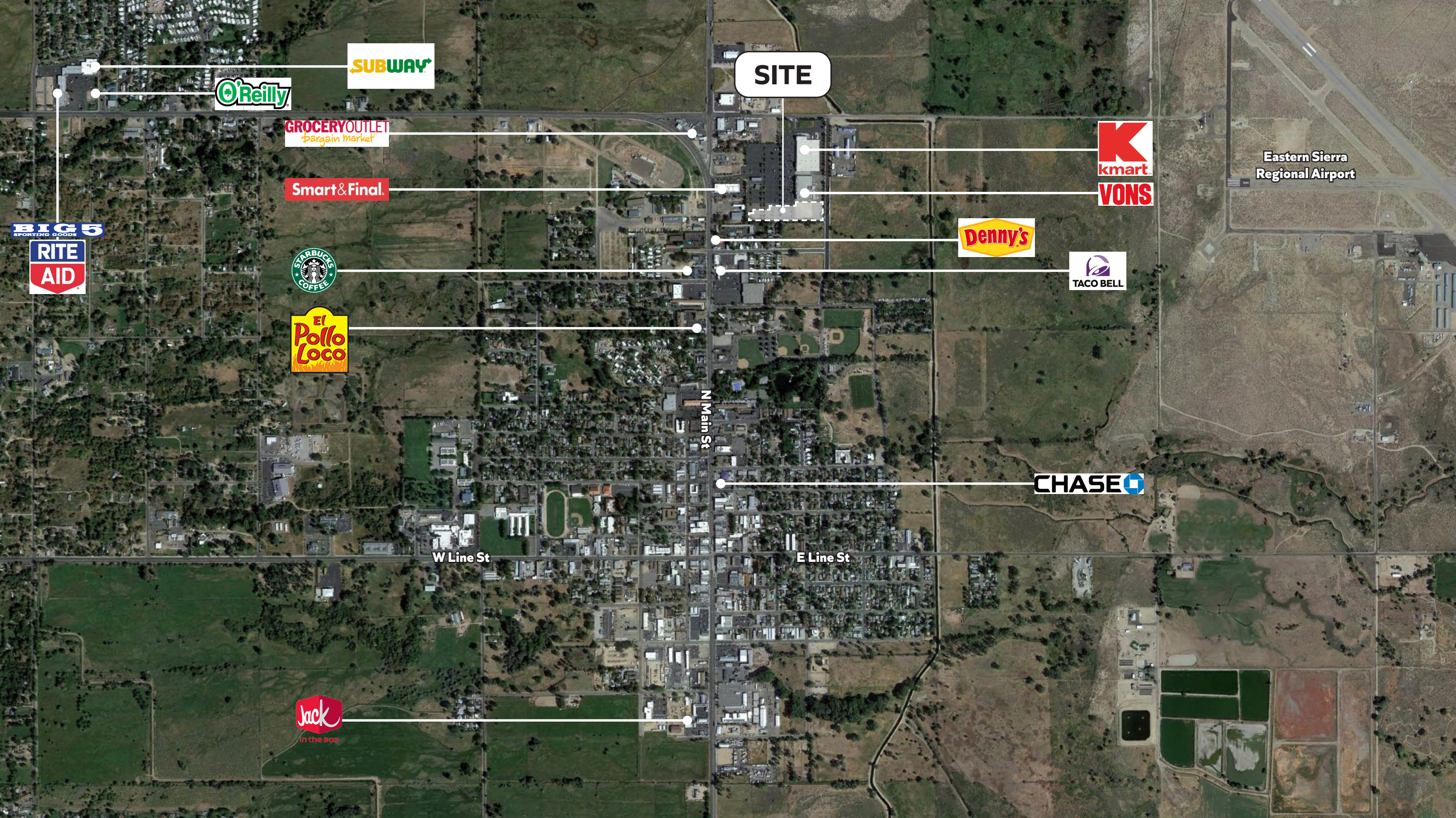
	3 miles	5 miles	10 miles
POPULATION	10,341	10,817	12,133
AVERAGE HH INCOME	\$70,239	\$72,068	\$74,492
DAYTIME POPULATION	10,860	11,268	12,256

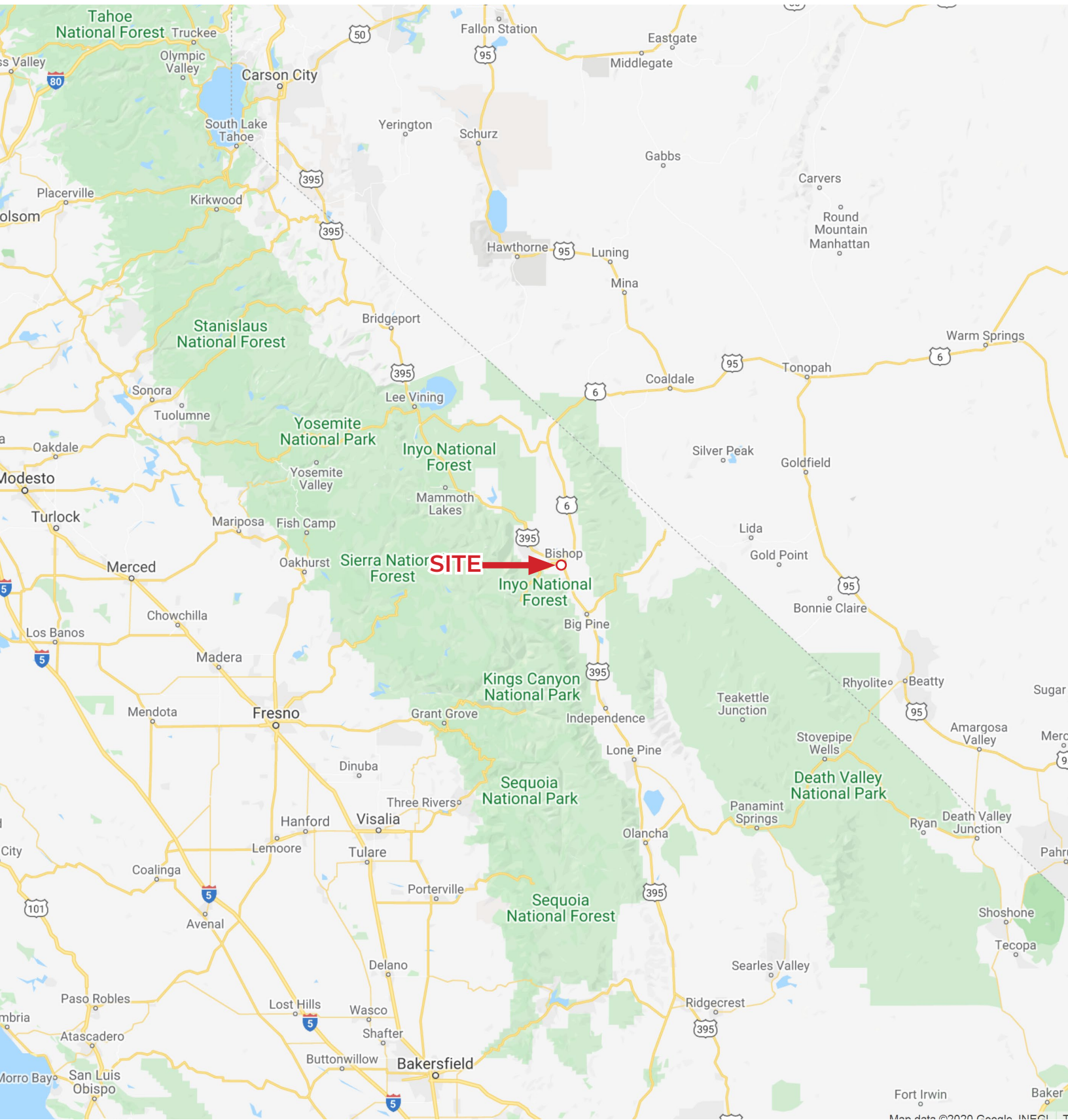


RETAIL INSITE

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ESTIMATED 2020 • CALCULATED USING PROPORTIONAL BLOCK GROUPS

Spruce St, Bishop, California, 93514 2

Rings: 3, 5, 10 mile radii

 POPULATION	3 miles	5 miles	10 miles
Total Population	10,341	10,817	12,133
Projected Population (2022)	10,115	10,588	11,894
 HOUSING			
Total Households	4,418	4,633	5,155
Projected Total Households (2022)	4,318	4,532	5,050
 INCOME			
Median Household Income	\$52,750	\$53,640	\$55,470
Average Household Income	\$70,239	\$72,068	\$74,492
Per Capita Income	\$30,122	\$30,826	\$31,858
Median Disposable Income	\$44,422	\$45,340	\$47,197
Average Disposable Income	\$56,435	\$57,655	\$59,432
 DAYTIME DEMOS			
Total Daytime Population	10,860	11,268	12,256
Daytime Population Workers	4,920	5,061	5,406
Daytime Population Residents	5,940	6,207	6,850
 RACE & ETHNICITY			
White	6,995 67.64%	7,420 68.60%	8,530 70.30%
Black or African American	61 0.59%	65 0.60%	115 0.95%
American Indian & Alaska Native Population	1,386 13.40%	1,392 12.87%	1,442 11.88%
Asian Population	197 1.90%	205 1.90%	222 1.83%
Pacific Islander Population	7 0.07%	7 0.06%	10 0.08%
Other Race Population	1,304 12.61%	1,316 12.17%	1,363 11.23%
Population of Two or More Races	392 3.79%	411 3.80%	451 3.72%
Hispanic Population	2,680 25.92%	2,740 25.33%	2,912 24.00%
Non-Hispanic Population	7,661 74.08%	8,077 74.67%	9,221 76.00%
 EDUCATION			
Bachelor's Degree	1,232 16.84%	1,318 17.14%	1,570 17.93%
Graduate/Professional Degree	831 11.36%	885 11.51%	965 11.02%
 AGE			
Median Age	43.9	44.3	45.4

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