

Demographic Detail Report

4999 Northcutt Pl, Dayton, OH 45414

Building Type: **Class C Office** Total Available: **12,992 SF**
 Class: **C** % Leased: **100%**
 RBA: **12,992 SF** Rent/SF/Yr: **\$8.76**
 Typical Floor: **6,496 SF**



Radius	2 Mile	5 Mile	10 Mile
Population			
2029 Projection	26,057	173,626	455,723
2024 Estimate	25,955	170,765	450,298
2020 Census	25,774	159,930	436,347
Growth 2024 - 2029	0.39%	1.68%	1.20%
Growth 2020 - 2024	0.70%	6.77%	3.20%
2024 Population by Age			
	25,955	170,765	450,298
Age 0 - 4	1,559 6.01%	10,107 5.92%	27,159 6.03%
Age 5 - 9	1,633 6.29%	10,712 6.27%	27,200 6.04%
Age 10 - 14	1,600 6.16%	10,944 6.41%	27,664 6.14%
Age 15 - 19	1,586 6.11%	11,048 6.47%	28,842 6.41%
Age 20 - 24	1,565 6.03%	10,684 6.26%	30,785 6.84%
Age 25 - 29	1,606 6.19%	10,666 6.25%	31,525 7.00%
Age 30 - 34	1,693 6.52%	11,480 6.72%	32,187 7.15%
Age 35 - 39	1,692 6.52%	11,784 6.90%	31,606 7.02%
Age 40 - 44	1,492 5.75%	10,399 6.09%	27,682 6.15%
Age 45 - 49	1,382 5.32%	9,414 5.51%	24,459 5.43%
Age 50 - 54	1,496 5.76%	9,611 5.63%	24,478 5.44%
Age 55 - 59	1,566 6.03%	9,679 5.67%	24,455 5.43%
Age 60 - 64	1,754 6.76%	10,706 6.27%	26,714 5.93%
Age 65 - 69	1,725 6.65%	10,544 6.17%	26,181 5.81%
Age 70 - 74	1,437 5.54%	8,860 5.19%	22,291 4.95%
Age 75 - 79	1,033 3.98%	6,579 3.85%	16,765 3.72%
Age 80 - 84	610 2.35%	4,010 2.35%	10,543 2.34%
Age 85+	526 2.03%	3,537 2.07%	9,762 2.17%
Age 65+	5,331 20.54%	33,530 19.64%	85,542 19.00%
Median Age	40.10	39.10	38.10
Average Age	40.60	40.00	39.60

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Radius	2 Mile		5 Mile		10 Mile	
2024 Population By Race	25,955		170,765		450,298	
White	13,818	53.24%	82,776	48.47%	288,808	64.14%
Black	9,528	36.71%	67,949	39.79%	106,457	23.64%
Am. Indian & Alaskan	33	0.13%	265	0.16%	743	0.17%
Asian	189	0.73%	2,135	1.25%	8,907	1.98%
Hawaiian & Pacific Island	0	0.00%	0	0.00%	150	0.03%
Other	2,387	9.20%	17,641	10.33%	45,233	10.05%
Population by Hispanic Origin	25,955		170,765		450,298	
Non-Hispanic Origin	25,096	96.69%	162,998	95.45%	429,932	95.48%
Hispanic Origin	858	3.31%	7,767	4.55%	20,366	4.52%
2024 Median Age, Male	38.80		37.50		36.70	
2024 Average Age, Male	39.60		38.80		38.30	
2024 Median Age, Female	41.60		40.90		39.70	
2024 Average Age, Female	41.60		41.20		40.70	
2024 Population by Occupation Classification	20,849		136,803		362,517	
Civilian Employed	11,718	56.20%	76,894	56.21%	210,103	57.96%
Civilian Unemployed	1,007	4.83%	6,047	4.42%	12,782	3.53%
Civilian Non-Labor Force	8,094	38.82%	53,409	39.04%	136,021	37.52%
Armed Forces	30	0.14%	453	0.33%	3,611	1.00%
Households by Marital Status						
Married	3,169		20,795		65,316	
Married No Children	2,263		14,269		42,781	
Married w/Children	906		6,526		22,535	
2024 Population by Education	19,547		125,190		330,050	
Some High School, No Diploma	1,993	10.20%	14,471	11.56%	31,733	9.61%
High School Grad (Incl Equivalency)	6,135	31.39%	37,718	30.13%	88,540	26.83%
Some College, No Degree	6,571	33.62%	40,841	32.62%	107,044	32.43%
Associate Degree	1,534	7.85%	7,919	6.33%	21,401	6.48%
Bachelor Degree	2,361	12.08%	15,268	12.20%	49,395	14.97%
Advanced Degree	953	4.88%	8,973	7.17%	31,937	9.68%

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Radius	2 Mile		5 Mile		10 Mile	
2024 Population by Occupation	21,727		145,549		393,780	
Real Estate & Finance	738	3.40%	4,593	3.16%	11,396	2.89%
Professional & Management	4,351	20.03%	31,338	21.53%	98,278	24.96%
Public Administration	473	2.18%	3,440	2.36%	11,362	2.89%
Education & Health	2,596	11.95%	19,302	13.26%	53,033	13.47%
Services	2,699	12.42%	16,033	11.02%	40,411	10.26%
Information	163	0.75%	797	0.55%	3,044	0.77%
Sales	2,283	10.51%	15,322	10.53%	43,597	11.07%
Transportation	458	2.11%	3,695	2.54%	5,718	1.45%
Retail	1,302	5.99%	7,818	5.37%	21,774	5.53%
Wholesale	263	1.21%	1,758	1.21%	4,257	1.08%
Manufacturing	1,930	8.88%	10,754	7.39%	28,486	7.23%
Production	2,822	12.99%	16,713	11.48%	36,801	9.35%
Construction	720	3.31%	5,135	3.53%	13,610	3.46%
Utilities	518	2.38%	5,628	3.87%	12,800	3.25%
Agriculture & Mining	43	0.20%	207	0.14%	490	0.12%
Farming, Fishing, Forestry	10	0.05%	63	0.04%	259	0.07%
Other Services	358	1.65%	2,953	2.03%	8,464	2.15%
2024 Worker Travel Time to Job	11,120		73,204		200,284	
<30 Minutes	8,935	80.35%	57,117	78.02%	155,727	77.75%
30-60 Minutes	1,752	15.76%	12,153	16.60%	35,136	17.54%
60+ Minutes	433	3.89%	3,934	5.37%	9,421	4.70%
2020 Households by HH Size	11,534		69,477		184,495	
1-Person Households	4,341	37.64%	26,014	37.44%	64,886	35.17%
2-Person Households	3,733	32.37%	21,565	31.04%	59,898	32.47%
3-Person Households	1,655	14.35%	9,817	14.13%	26,406	14.31%
4-Person Households	1,041	9.03%	6,643	9.56%	18,916	10.25%
5-Person Households	439	3.81%	3,123	4.50%	8,682	4.71%
6-Person Households	188	1.63%	1,404	2.02%	3,615	1.96%
7 or more Person Households	137	1.19%	911	1.31%	2,092	1.13%
2024 Average Household Size	2.10		2.20		2.20	
Households						
2029 Projection	11,647		75,357		192,921	
2024 Estimate	11,603		74,116		190,554	
2020 Census	11,534		69,477		184,495	
Growth 2024 - 2029	0.38%		1.67%		1.24%	
Growth 2020 - 2024	0.60%		6.68%		3.28%	

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Radius	2 Mile		5 Mile		10 Mile	
2024 Households by HH Income	11,603		74,116		190,555	
<\$25,000	3,510	30.25%	20,039	27.04%	41,252	21.65%
\$25,000 - \$50,000	2,729	23.52%	16,975	22.90%	39,529	20.74%
\$50,000 - \$75,000	2,296	19.79%	14,116	19.05%	36,716	19.27%
\$75,000 - \$100,000	1,100	9.48%	7,844	10.58%	23,885	12.53%
\$100,000 - \$125,000	922	7.95%	5,681	7.67%	17,195	9.02%
\$125,000 - \$150,000	374	3.22%	2,444	3.30%	8,809	4.62%
\$150,000 - \$200,000	470	4.05%	4,183	5.64%	12,374	6.49%
\$200,000+	202	1.74%	2,834	3.82%	10,795	5.67%
2024 Avg Household Income	\$59,694		\$68,289		\$79,260	
2024 Med Household Income	\$47,083		\$50,082		\$60,068	
2024 Occupied Housing	11,603		74,116		190,554	
Owner Occupied	5,753	49.58%	36,639	49.43%	105,590	55.41%
Renter Occupied	5,850	50.42%	37,477	50.57%	84,964	44.59%
2020 Housing Units	12,750		82,471		208,844	
1 Unit	8,650	67.84%	58,839	71.35%	156,325	74.85%
2 - 4 Units	1,324	10.38%	8,466	10.27%	19,412	9.29%
5 - 19 Units	2,022	15.86%	8,353	10.13%	20,503	9.82%
20+ Units	754	5.91%	6,813	8.26%	12,604	6.04%
2024 Housing Value	5,752		36,639		105,590	
<\$100,000	2,594	45.10%	14,094	38.47%	25,722	24.36%
\$100,000 - \$200,000	1,738	30.22%	12,191	33.27%	39,315	37.23%
\$200,000 - \$300,000	920	15.99%	6,317	17.24%	22,555	21.36%
\$300,000 - \$400,000	362	6.29%	2,533	6.91%	10,186	9.65%
\$400,000 - \$500,000	116	2.02%	792	2.16%	4,207	3.98%
\$500,000 - \$1,000,000	14	0.24%	560	1.53%	2,992	2.83%
\$1,000,000+	8	0.14%	152	0.41%	613	0.58%
2024 Median Home Value	\$116,225		\$134,660		\$168,861	
2024 Housing Units by Yr Built	13,034		83,496		211,819	
Built 2010+	442	3.39%	5,998	7.18%	15,252	7.20%
Built 2000 - 2010	351	2.69%	3,163	3.79%	11,981	5.66%
Built 1990 - 1999	383	2.94%	3,600	4.31%	12,762	6.02%
Built 1980 - 1989	787	6.04%	4,903	5.87%	13,823	6.53%
Built 1970 - 1979	2,044	15.68%	12,530	15.01%	29,477	13.92%
Built 1960 - 1969	2,424	18.60%	12,819	15.35%	32,124	15.17%
Built 1950 - 1959	3,112	23.88%	14,674	17.57%	41,127	19.42%
Built <1949	3,491	26.78%	25,809	30.91%	55,273	26.09%
2024 Median Year Built	1959		1960		1962	