

NOW LEASING

Verde Plaza

I-35 & Mid-Cities Parkway
(between FM 3009 & Schertz Parkway)
Available for Finish Out September 2015



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Carduner Commercial
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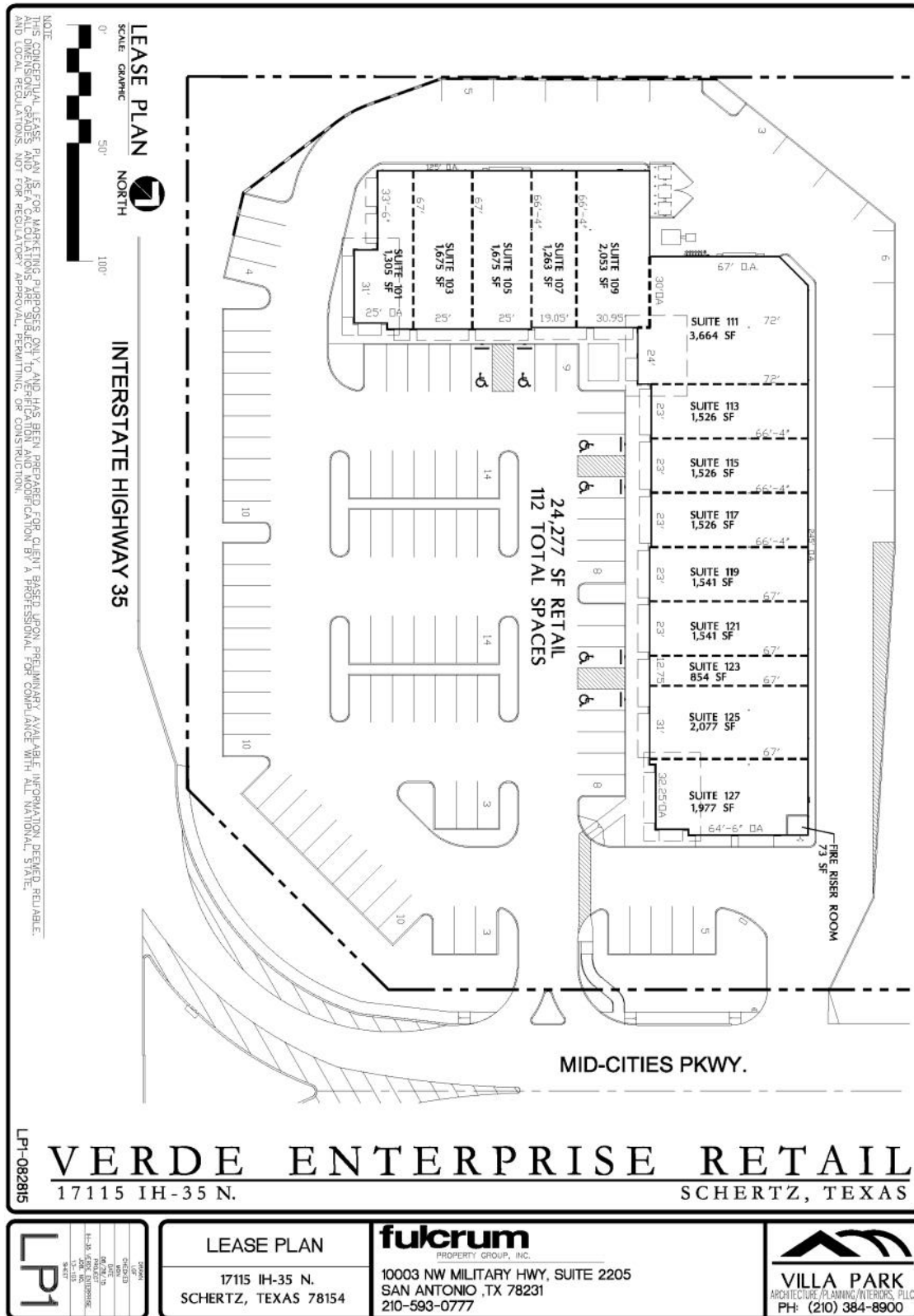
2161 NW Military Highway
Suite 402
San Antonio, Texas 78213



- Directly in front of new **Amazon Fulfillment Center** - 500 to 1,500 employees depending on season
- Great visibility to 126,000 cars per day traveling along I-35
- Easy accessibility to and from north and south bound I-35

2015 Demographics

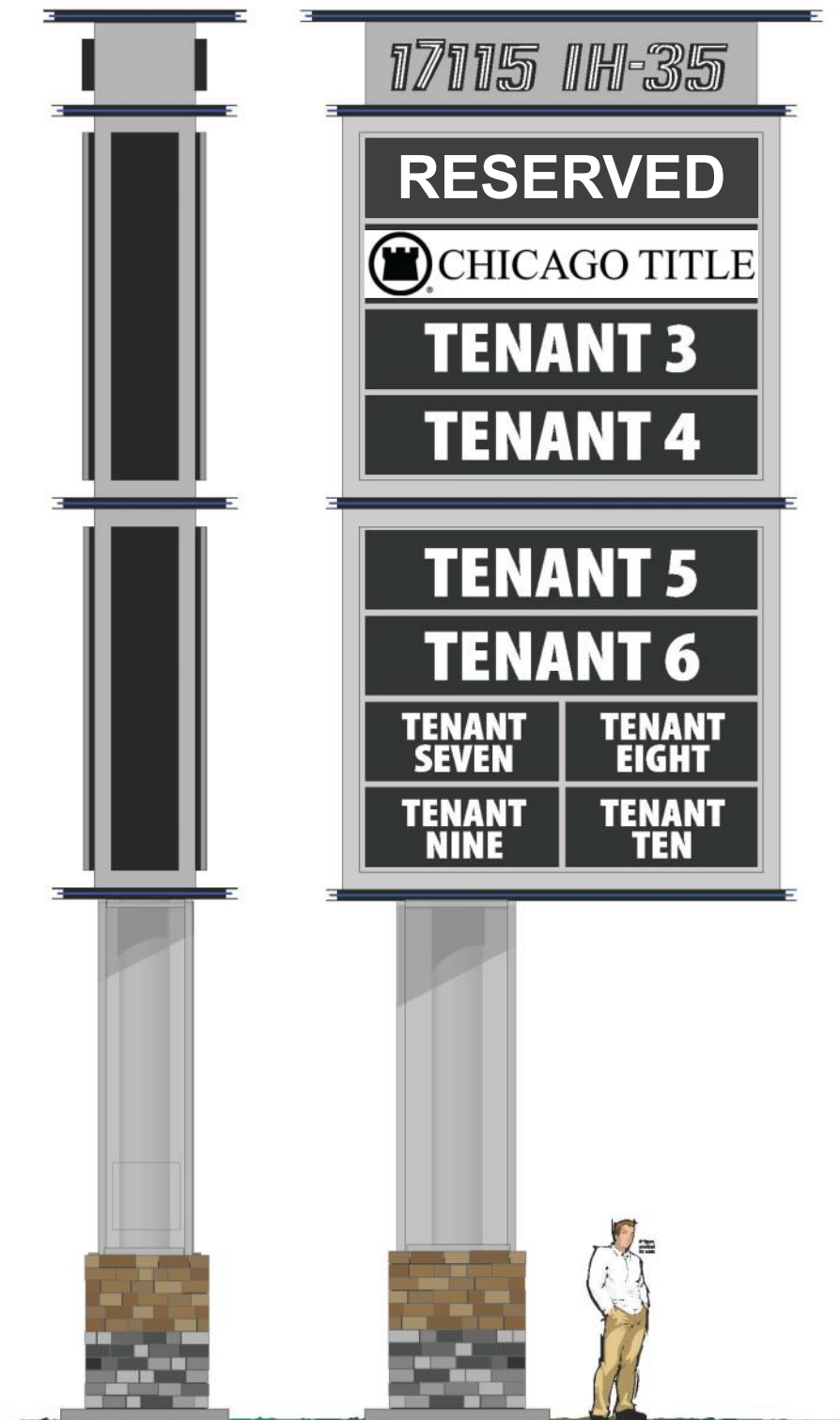
	1 mile	3 mile	5 mile
Population	4,277	53,096	111,637
Ave HH Income	\$91,735	\$92,113	\$81,495
Employees	5,811	18,169	34,897



DISCLAIMER

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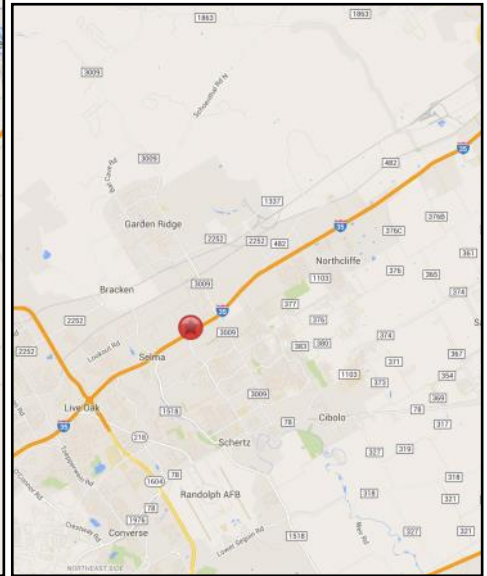
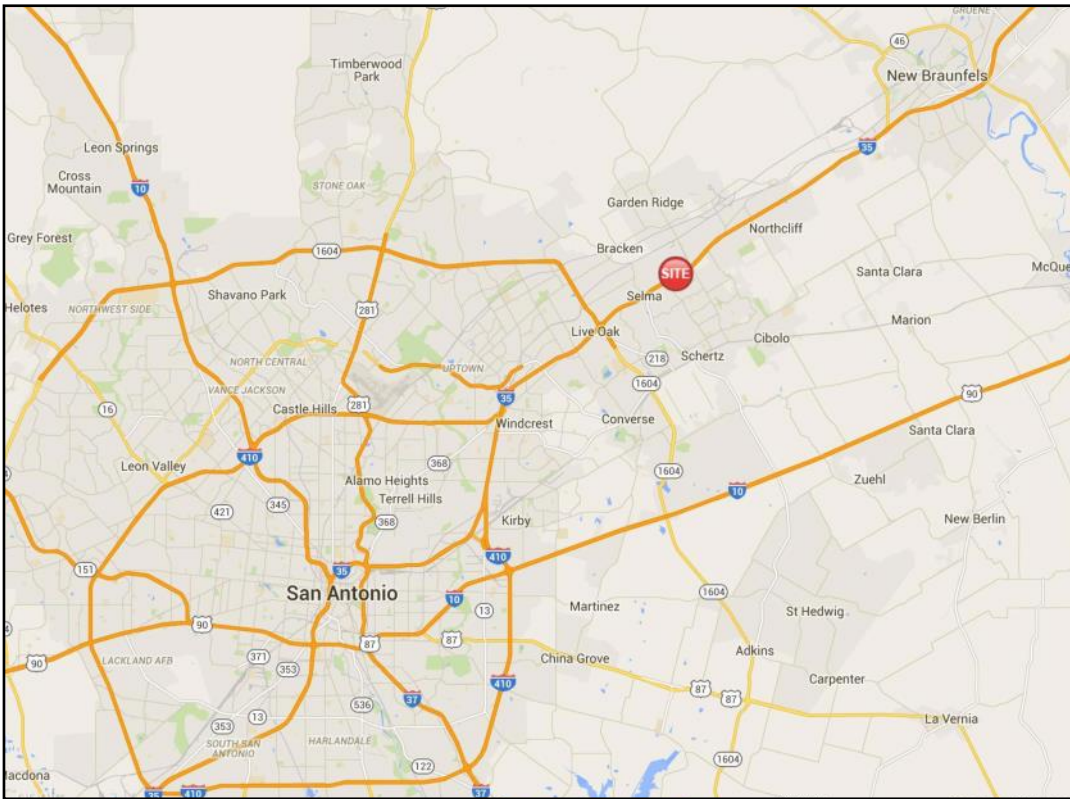
VISIBLE OPENING DIMENSIONS NOTED ABOVE

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VINYL SPECS







Amazon Fulfillment Center

Amazon beefing up its Schertz workforce

By Lynn Brezosky

June 25, 2015

Amazon on Thursday said it is hiring 300 more full-time workers at its fulfillment center in Schertz, a sizable expansion for a workforce that now totals about 450.

“We are growing to meet customer demand, and have found an enthusiastic, dedicated, and customer-obsessed workforce in the San Antonio region,” company spokeswoman Ashley Robinson said in an email.

Associates at the facility, along with fulfillment centers in Coppell and Haslet, “work alongside innovative technologies that associates use on a daily basis to fulfill customer orders,” according to the news release announcing the new openings.

Robinson said the facility was one of Amazon’s “8th generation fulfillment centers,” which uses robotics technology, vision systems and two decades worth of software and mechanical advances to fill customer orders.

Amazon began operations in Schertz in September 2013, after striking an incentive agreement with the city, the Schertz Economic Development Corp. and Guadalupe County.

The then-\$150 million facility became one of the largest work sites in Guadalupe County.

Amazon had a formal grand opening during an April event that included tours for Gov. Greg Abbott and other dignitaries.

The Schertz openings are in addition to the 6,000 full-time jobs across Amazon’s U.S. fulfillment network, announced by the company in May.

Amazon says it offers competitive hourly wages, stock awards, 401(k) and programs including “Career Choice,” which prepays tuition for courses in in-demand fields, even if they’re not relevant to a career at Amazon.

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FULL PROFILE

2000-2010 Census, 2015 Estimates with 2020 Projections

Calculated using Weighted Block Centroid from Block Groups



**Carduner
Commercial**
RETAIL REAL ESTATE SERVICES

Lat/Lon: 29.5967/-98.2871

RF1

5501 Mid Cities Pkwy Schertz, TX 78154		1 mi radius	3 mi radius	5 mi radius
POPULATION	2015 Estimated Population	4,277	53,096	111,637
	2020 Projected Population	4,759	58,687	121,971
	2010 Census Population	3,825	47,463	100,138
	2000 Census Population	2,042	23,767	60,028
	Projected Annual Growth 2015 to 2020	2.3%	2.1%	1.9%
	Historical Annual Growth 2000 to 2015	7.3%	8.2%	5.7%
HOUSEHOLDS	2015 Estimated Households	1,586	18,796	40,335
	2020 Projected Households	1,753	20,566	43,594
	2010 Census Households	1,429	16,911	36,548
	2000 Census Households	655	8,455	21,784
	Projected Annual Growth 2015 to 2020	2.1%	1.9%	1.6%
	Historical Annual Growth 2000 to 2015	9.5%	8.2%	5.7%
AGE	2015 Est. Population Under 10 Years	13.0%	13.3%	14.0%
	2015 Est. Population 10 to 19 Years	15.3%	15.7%	15.1%
	2015 Est. Population 20 to 29 Years	12.4%	11.4%	12.8%
	2015 Est. Population 30 to 44 Years	22.7%	21.8%	22.1%
	2015 Est. Population 45 to 59 Years	21.9%	21.5%	19.8%
	2015 Est. Population 60 to 74 Years	10.9%	12.2%	12.1%
	2015 Est. Population 75 Years or Over	3.8%	4.0%	4.1%
	2015 Est. Median Age	36.2	36.8	35.4
MARITAL STATUS & GENDER	2015 Est. Male Population	49.3%	48.5%	48.5%
	2015 Est. Female Population	50.7%	51.5%	51.5%
	2015 Est. Never Married	20.2%	23.3%	25.6%
	2015 Est. Now Married	62.3%	59.2%	54.2%
	2015 Est. Separated or Divorced	14.6%	12.8%	15.2%
	2015 Est. Widowed	2.9%	4.7%	4.9%
INCOME	2015 Est. HH Income \$200,000 or More	6.1%	4.4%	3.4%
	2015 Est. HH Income \$150,000 to \$199,999	5.1%	8.8%	6.7%
	2015 Est. HH Income \$100,000 to \$149,999	24.0%	23.6%	19.4%
	2015 Est. HH Income \$75,000 to \$99,999	18.3%	18.9%	17.3%
	2015 Est. HH Income \$50,000 to \$74,999	25.4%	19.4%	21.3%
	2015 Est. HH Income \$35,000 to \$49,999	14.0%	11.2%	13.0%
	2015 Est. HH Income \$25,000 to \$34,999	2.2%	4.4%	6.5%
	2015 Est. HH Income \$15,000 to \$24,999	2.5%	4.2%	5.3%
	2015 Est. HH Income Under \$15,000	2.3%	5.0%	7.2%
	2015 Est. Average Household Income	\$91,735	\$92,113	\$81,495
	2015 Est. Median Household Income	\$81,837	\$83,076	\$73,252
	2015 Est. Per Capita Income	\$34,010	\$32,625	\$29,488
	2015 Est. Total Businesses	310	1,348	2,951
	2015 Est. Total Employees	5,811	18,169	34,897

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Lat/Lon: 29.5967/-98.2871

RF1

5501 Mid Cities Pkwy

Schertz, TX 78154

1 mi radius

3 mi radius

5 mi radius

RACE	2015 Est. White	77.2%	74.8%	74.0%
	2015 Est. Black	9.5%	11.8%	11.3%
	2015 Est. Asian or Pacific Islander	3.8%	3.6%	3.5%
	2015 Est. American Indian or Alaska Native	0.4%	0.5%	0.6%
	2015 Est. Other Races	9.0%	9.3%	10.7%
HISPANIC	2015 Est. Hispanic Population	1,010	13,941	34,312
	2015 Est. Hispanic Population	23.6%	26.3%	30.7%
	2020 Proj. Hispanic Population	24.6%	27.3%	31.9%
	2010 Hispanic Population	22.4%	25.3%	30.1%
EDUCATION (Adults 25 or Older)	2015 Est. Adult Population (25 Years or Over)	3,299	41,724	86,230
	2015 Est. Elementary (Grade Level 0 to 8)	1.3%	3.9%	4.6%
	2015 Est. Some High School (Grade Level 9 to 11)	7.2%	6.0%	7.5%
	2015 Est. High School Graduate	18.8%	17.0%	19.5%
	2015 Est. Some College	21.7%	20.9%	22.1%
	2015 Est. Associate Degree Only	8.0%	10.1%	9.3%
	2015 Est. Bachelor Degree Only	20.8%	17.8%	16.6%
	2015 Est. Graduate Degree	22.2%	24.3%	20.3%
HOUSING	2015 Est. Total Housing Units	1,626	19,280	41,549
	2015 Est. Owner-Occupied	69.9%	76.7%	70.2%
	2015 Est. Renter-Occupied	27.6%	20.7%	26.9%
	2015 Est. Vacant Housing	2.5%	2.5%	2.9%
HOMES BUILT BY YEAR	2010 Homes Built 2005 or later	17.9%	24.7%	23.8%
	2010 Homes Built 2000 to 2004	32.2%	21.1%	15.6%
	2010 Homes Built 1990 to 1999	25.2%	19.5%	14.8%
	2010 Homes Built 1980 to 1989	9.0%	12.2%	15.3%
	2010 Homes Built 1970 to 1979	5.0%	11.0%	16.0%
	2010 Homes Built 1960 to 1969	4.2%	4.7%	7.1%
	2010 Homes Built 1950 to 1959	4.3%	4.2%	4.2%
	2010 Homes Built Before 1949	2.2%	2.6%	3.2%
HOME VALUES	2010 Home Value \$1,000,000 or More	0.1%	0.1%	0.2%
	2010 Home Value \$500,000 to \$999,999	0.2%	1.2%	1.3%
	2010 Home Value \$400,000 to \$499,999	0.3%	0.9%	1.2%
	2010 Home Value \$300,000 to \$399,999	3.4%	6.2%	4.3%
	2010 Home Value \$200,000 to \$299,999	38.6%	26.3%	18.0%
	2010 Home Value \$150,000 to \$199,999	32.8%	33.5%	28.2%
	2010 Home Value \$100,000 to \$149,999	16.7%	17.9%	25.3%
	2010 Home Value \$50,000 to \$99,999	3.9%	9.8%	16.9%
	2010 Home Value \$25,000 to \$49,999	3.3%	2.0%	2.5%
	2010 Home Value Under \$25,000	0.6%	2.0%	2.1%
	2010 Median Home Value	\$188,394	\$178,669	\$159,551
	2010 Median Rent	\$901	\$851	\$792

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RF1

5501 Mid Cities Pkwy Schertz, TX 78154		1 mi radius	3 mi radius	5 mi radius
LABOR FORCE	2015 Est. Labor Population Age 16 Years or Over	3,309	40,909	85,612
	2015 Est. Civilian Employed	67.7%	64.1%	63.3%
	2015 Est. Civilian Unemployed	3.0%	2.6%	2.8%
	2015 Est. in Armed Forces	2.0%	1.9%	2.4%
	2015 Est. not in Labor Force	27.3%	31.3%	31.6%
	2015 Labor Force Males	48.5%	47.6%	47.6%
	2015 Labor Force Females	51.5%	52.4%	52.4%
OCCUPATION	2010 Occupation: Population Age 16 Years or Over	1,838	21,684	46,010
	2010 Mgmt, Business, & Financial Operations	24.2%	20.6%	18.2%
	2010 Professional, Related	29.7%	26.2%	23.1%
	2010 Service	13.5%	14.4%	15.3%
	2010 Sales, Office	23.3%	27.0%	27.7%
	2010 Farming, Fishing, Forestry	-	-	0.1%
	2010 Construction, Extraction, Maintenance	3.9%	5.5%	7.3%
	2010 Production, Transport, Material Moving	5.4%	6.3%	8.2%
	2010 White Collar Workers	77.2%	73.8%	69.0%
	2010 Blue Collar Workers	22.8%	26.2%	31.0%
TRANSPORTATION TO WORK	2010 Drive to Work Alone	87.1%	86.2%	84.8%
	2010 Drive to Work in Carpool	8.3%	8.9%	9.7%
	2010 Travel to Work by Public Transportation	0.1%	0.2%	0.2%
	2010 Drive to Work on Motorcycle	0.5%	0.3%	0.3%
	2010 Walk or Bicycle to Work	1.4%	0.7%	1.2%
	2010 Other Means	0.1%	0.6%	0.7%
	2010 Work at Home	2.5%	3.1%	3.1%
TRAVEL TIME	2010 Travel to Work in 14 Minutes or Less	22.4%	24.8%	24.8%
	2010 Travel to Work in 15 to 29 Minutes	38.7%	38.4%	38.8%
	2010 Travel to Work in 30 to 59 Minutes	34.5%	32.1%	31.7%
	2010 Travel to Work in 60 Minutes or More	4.4%	4.6%	4.7%
	2010 Average Travel Time to Work	24.6	22.5	22.4
CONSUMER EXPENDITURE	2015 Est. Total Household Expenditure	\$106 M	\$1.25 B	\$2.46 B
	2015 Est. Apparel	\$3.70 M	\$43.9 M	\$86.2 M
	2015 Est. Contributions, Gifts	\$7.24 M	\$87.8 M	\$167 M
	2015 Est. Education, Reading	\$4.22 M	\$51.1 M	\$96.7 M
	2015 Est. Entertainment	\$6.00 M	\$71.1 M	\$139 M
	2015 Est. Food, Beverages, Tobacco	\$16.0 M	\$189 M	\$375 M
	2015 Est. Furnishings, Equipment	\$3.75 M	\$44.6 M	\$86.2 M
	2015 Est. Health Care, Insurance	\$8.97 M	\$106 M	\$212 M
	2015 Est. Household Operations, Shelter, Utilities	\$32.4 M	\$386 M	\$759 M
	2015 Est. Miscellaneous Expenses	\$1.55 M	\$18.2 M	\$36.1 M
	2015 Est. Personal Care	\$1.37 M	\$16.3 M	\$32.0 M
	2015 Est. Transportation	\$20.4 M	\$239 M	\$473 M

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