

Coldwater PM
 355 S. Willowbrook rd.
 Coldwater, MI 49036
 County: Branch

CONTACT LISTING BROKER
Fred Beck (260) 668-1822

**Midwestern Management
 LLC**

Population	1-mi.	3-mi.	5-mi.
2006 Male Population	366	5,248	10,879
2006 Female Population	394	5,261	10,535
% 2006 Male Population	48.16%	49.94%	50.80%
% 2006 Female Population	51.84%	50.06%	49.20%
2006 Total Adult Population	603	7,901	16,839
2006 Total Daytime Population	458	13,143	24,588
2006 Total Daytime Work Population	326	8,227	12,702
2006 Median Age Total Population	45	37	40
2006 Median Age Adult Population	51	45	45
2006 Age 0-5	45	829	1,387
2006 Age 6-13	70	1,147	2,036
2006 Age 14-17	42	632	1,152
2006 Age 18-20	32	516	915
2006 Age 21-24	20	695	1,202
2006 Age 25-29	32	623	1,234
2006 Age 30-34	31	530	1,188
2006 Age 35-39	34	559	1,387
2006 Age 40-44	55	786	1,990
2006 Age 45-49	65	838	1,982
2006 Age 50-54	67	754	1,786
2006 Age 55-59	48	579	1,311
2006 Age 60-64	34	430	933
2006 Age 65-69	34	374	774
2006 Age 70-74	31	319	627
2006 Age 75-79	30	306	570
2006 Age 80-84	34	267	461
2006 Age 85+	55	324	477
% 2006 Age 0-5	5.93%	7.89%	6.48%
% 2006 Age 6-13	9.22%	10.92%	9.51%
% 2006 Age 14-17	5.53%	6.01%	5.38%
% 2006 Age 18-20	4.22%	4.91%	4.27%
% 2006 Age 21-24	2.64%	6.61%	5.61%
% 2006 Age 25-29	4.22%	5.93%	5.76%
% 2006 Age 30-34	4.08%	5.04%	5.55%
% 2006 Age 35-39	4.48%	5.32%	6.48%
% 2006 Age 40-44	7.25%	7.48%	9.29%
% 2006 Age 45-49	8.56%	7.97%	9.26%
% 2006 Age 50-54	8.83%	7.18%	8.34%
% 2006 Age 55-59	6.32%	5.51%	6.12%
% 2006 Age 60-64	4.48%	4.09%	4.36%

% 2006 Age 65-69	4.48%	3.56%	3.61%
% 2006 Age 70-74	4.08%	3.04%	2.93%
% 2006 Age 75-79	3.95%	2.91%	2.66%
% 2006 Age 80-84	4.48%	2.54%	2.15%
% 2006 Age 85+	7.25%	3.08%	2.23%
2006 White Population	733	9,845	18,692
2006 Black Population	7	75	1,696
2006 Asian/Hawaiian/Pacific Islander	5	82	191
2006 American Indian/Alaska Native	1	60	114
2006 Other Population (Incl 2+ Races)	13	446	720
2006 Hispanic Population	7	540	817
2006 Non-Hispanic Population	753	9,969	20,597
% 2006 White Population	96.57%	93.69%	87.29%
% 2006 Black Population	0.92%	0.71%	7.92%
% 2006 Asian/Hawaiian/Pacific Islander	0.66%	0.78%	0.89%
% 2006 American Indian/Alaska Native	0.13%	0.57%	0.53%
% 2006 Other Population (Incl 2+ Races)	1.71%	4.24%	3.36%
% 2006 Hispanic Population	0.92%	5.14%	3.82%
% 2006 Non-Hispanic Population	99.08%	94.86%	96.18%
2000 Non-Hispanic White	698	9,489	18,536
2000 Non-Hispanic Black	n/a	5	933
2000 Non-Hispanic Amer Indian/Alaska Native	n/a	25	87
2000 Non-Hispanic Asian	7	53	172
2000 Non-Hispanic Hawaiian/Pacific Islander	n/a	14	14
2000 Non-Hispanic Some Other Race	n/a	n/a	21
2000 Non-Hispanic Two or More Races	12	305	506
% 2000 Non-Hispanic White	97.35%	95.94%	91.45%
% 2000 Non-Hispanic Black	0.00%	0.05%	4.60%
% 2000 Non-Hispanic Amer Indian/Alaska Native	0.00%	0.25%	0.43%
% 2000 Non-Hispanic Asian	0.98%	0.54%	0.85%
% 2000 Non-Hispanic Hawaiian/Pacific Islander	0.00%	0.14%	0.07%
% 2000 Non-Hispanic Some Other Race	0.00%	0.00%	0.10%
% 2000 Non-Hispanic Two or More Races	1.67%	3.08%	2.50%
Population Change	1-mi.	3-mi.	5-mi.
Total Employees	n/a	n/a	n/a
Total Establishments	n/a	n/a	n/a
2006 Total Population	760	10,509	21,414
2006 Total Households	243	3,954	7,578
Population Change 1990-2006	74	691	2,933
Household Change 1990-2006	31	269	964
% Population Change 1990-2006	10.79%	7.04%	15.87%
% Household Change 1990-2006	14.62%	7.30%	14.58%
Population Change 2000-2006	35	206	463
Household Change 2000-2006	14	117	302
% Population Change 2000-2006	4.83%	2.00%	2.21%

% Households Change 2000-2006		6.11%	3.05%	4.15%
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Housing		1-mi.	3-mi.	5-mi.
2000 Total Housing Units		238	4,237	8,568
2000 Occupied Housing Units		232	3,900	7,292
2000 Owner Occupied Housing Units		198	2,802	5,471
2000 Renter Occupied Housing Units		33	1,098	1,820
2000 Vacant Housing Units		7	337	1,276
% 2000 Occupied Housing Units		97.48%	92.05%	85.11%
% 2000 Owner Occupied Housing Units		83.19%	66.13%	63.86%
% 2000 Renter Occupied Housing Units		13.87%	25.91%	21.24%
% 2000 Vacant Housing Units		2.94%	7.95%	14.89%
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Income		1-mi.	3-mi.	5-mi.
2006 Median Household Income		\$46,028	\$36,397	\$40,560
2006 Per Capita Income		\$18,533	\$18,849	\$19,071
2006 Average Household Income		\$57,965	\$50,097	\$53,891
2006 Household Income < \$10,000		7	325	502
2006 Household Income \$10,000-\$14,999		25	284	505
2006 Household Income \$15,000-\$19,999		30	320	594
2006 Household Income \$20,000-\$24,999		15	318	587
2006 Household Income \$25,000-\$29,999		12	372	638
2006 Household Income \$30,000-\$34,999		13	290	491
2006 Household Income \$35,000-\$39,999		7	245	422
2006 Household Income \$40,000-\$44,999		9	208	446
2006 Household Income \$45,000-\$49,999		17	282	538
2006 Household Income \$50,000-\$59,999		17	338	689
2006 Household Income \$60,000-\$74,999		29	367	822
2006 Household Income \$75,000-\$99,999		25	410	867
2006 Household Income \$100,000-\$124,999		21	133	274
2006 Household Income \$125,000-\$149,999		7	23	91
2006 Household Income \$150,000-\$199,999		9	24	79
2006 Household Income \$200,000-\$249,999		n/a	2	6
2006 Household Income \$250,000-\$499,999		n/a	14	27
2006 Household Income \$500,000+		n/a	n/a	n/a
2006 Household Income \$200,000+		n/a	16	33
% 2006 Household Income < \$10,000		2.88%	8.22%	6.62%
% 2006 Household Income \$10,000-\$14,999		10.29%	7.18%	6.66%
% 2006 Household Income \$15,000-\$19,999		12.35%	8.09%	7.84%
% 2006 Household Income \$20,000-\$24,999		6.17%	8.04%	7.75%
% 2006 Household Income \$25,000-\$29,999		4.94%	9.41%	8.42%
% 2006 Household Income \$30,000-\$34,999		5.35%	7.33%	6.48%
% 2006 Household Income \$35,000-\$39,999		2.88%	6.19%	5.57%
% 2006 Household Income \$40,000-\$44,999		3.70%	5.26%	5.89%
% 2006 Household Income \$45,000-\$49,999		7.00%	7.13%	7.10%
% 2006 Household Income \$50,000-\$59,999		7.00%	8.55%	9.09%

% 2006 Household Income \$60,000-\$74,999	11.93%	9.28%	10.85%
% 2006 Household Income \$75,000-\$99,999	10.29%	10.37%	11.44%
% 2006 Household Income \$100,000-\$124,999	8.64%	3.36%	3.62%
% 2006 Household Income \$125,000-\$149,999	2.88%	0.58%	1.20%
% 2006 Household Income \$150,000-\$199,999	3.70%	0.61%	1.04%
% 2006 Household Income \$200,000-\$249,999	0.00%	0.05%	0.08%
% 2006 Household Income \$250,000-\$499,999	0.00%	0.35%	0.36%
% 2006 Household Income \$500,000+	0.00%	0.00%	0.00%
% 2006 Household Income \$200,000+	0.00%	0.40%	0.44%

Retail Sales Volume	1-mi.	3-mi.	5-mi.
2006 Children/Infants Clothing Stores	\$42,364	\$2,599,591	\$5,253,256
2006 Jewelry Stores	\$29,624	\$682,562	\$1,400,051
2006 Mens Clothing Stores	\$113,458	\$2,879,409	\$6,004,692
2006 Shoe Stores	\$69,615	\$2,446,643	\$4,877,216
2006 Womens Clothing Stores	\$191,778	\$4,111,218	\$8,552,084
2006 Automobile Dealers	\$1,143,899	\$31,280,834	\$65,300,759
2006 Automotive Parts/Acc/Repair Stores	\$198,507	\$4,790,780	\$9,842,888
2006 Other Motor Vehicle Dealers	\$50,667	\$760,157	\$1,670,597
2006 Tire Dealers	\$47,529	\$1,233,866	\$2,630,801
2006 Hardware Stores	\$58,758	\$1,295,653	\$2,779,436
2006 Home Centers	\$417,880	\$7,764,939	\$17,391,386
2006 Nursery/Garden Centers	\$148,297	\$2,754,400	\$5,683,439
2006 Outdoor Power Equipment Stores	\$103,050	\$1,700,893	\$4,081,390
2006 Paint/Wallpaper Stores	\$36,381	\$614,127	\$1,376,995
2006 Appliance/TV/Other Electronics Stores	\$160,808	\$3,820,069	\$8,202,248
2006 Camera/Photographic Supplies Stores	\$21,239	\$501,578	\$1,040,760
2006 Computer/Software Stores	\$60,894	\$1,477,965	\$2,942,032
2006 Beer/Wine/Liquor Stores	\$102,085	\$2,006,558	\$3,917,440
2006 Convenience/Specialty Food Stores	\$86,975	\$2,697,109	\$5,531,499
2006 Restaurant Expenditures	\$467,448	\$11,288,974	\$23,229,900
2006 Supermarkets/Other Grocery excl Conv	\$1,060,327	\$30,222,167	\$62,613,775
2006 Furniture Stores	\$93,150	\$2,356,852	\$4,840,849
2006 Home Furnishings Stores	\$404,809	\$8,508,091	\$17,614,481
2006 Gen Merch/Appliance/Furniture Stores	\$1,422,644	\$35,209,270	\$72,670,569
2006 Gasoline Stations w/ Convenience Stores	\$487,153	\$14,926,859	\$31,496,816
2006 Other Gasoline Stations	\$400,178	\$12,229,750	\$25,965,316
2006 Department Stores excl Leased Depts	\$1,583,452	\$39,029,339	\$80,872,817
2006 General Merchandise Stores	\$1,329,495	\$32,852,418	\$67,829,719
2006 Other Health/Personal Care Stores	\$79,885	\$1,456,939	\$3,024,301
2006 Pharmacies/Drug Stores	\$674,224	\$13,801,107	\$29,632,207
2006 Pet/Pet Supplies Stores	\$117,118	\$2,599,156	\$5,587,218
2006 Book/Periodical/Music Stores	\$44,623	\$979,829	\$2,003,030
2006 Hobby/Toy/Game Stores	\$64,148	\$1,987,734	\$4,164,494
2006 Musical Instrument/Supplies Stores	\$3,921	\$129,951	\$257,233
2006 Sewing/Needlework/Piece Goods Stores	\$4,956	\$98,439	\$204,878

2006 Sporting Goods Stores	\$90,592	\$1,366,906	\$2,741,340
2006 Video Tape Stores - Retail	\$11,267	\$453,379	\$906,398

