

Demographic and Income Profile

Bradlick Shopping Center
6900 Braddock Rd, Annandale, Virginia, 22003
Ring: 1 mile radius



Summary	Census 2020	2025	2030
Total Population	10,651	10,591	10,560
Total Households	3,302	3,254	3,228
Family Households	2,522	2,452	2,430
Average Household Size	3.16	3.19	3.21
Owner Occupied Housing Units	2,545	2,600	2,626
Renter Occupied Housing Units	757	654	602
Median Age	40.3	41.3	42.4

Trends 2025 - 2030	Area	State	National
Population	-0.1%	0.4%	0.4%
Households	-0.2%	0.5%	0.6%
Family Population	-0.2%	0.4%	0.5%
Owner Occupied Housing Units	0.2%	0.8%	0.0%
Median Household Income	2.1%	2.4%	2.5%

Households by Income	2025		2030	
	Number	Percent	Number	Percent
Less than \$15,000	99	3.0%	79	2.5%
\$15,000-\$24,999	55	1.7%	37	1.1%
\$25,000-\$34,999	112	3.4%	80	2.5%
\$35,000-\$49,999	113	3.5%	80	2.5%
\$50,000-\$74,999	202	6.2%	155	4.8%
\$75,000-\$99,999	384	11.8%	318	9.8%
\$100,000-\$149,999	551	16.9%	511	15.8%
\$150,000-\$199,999	622	19.1%	635	19.7%
\$200,000 or greater	1,116	34.3%	1,332	41.3%
Median Household Income	\$156,599	-	\$173,655	-
Average Household Income	\$185,620	-	\$207,207	-
Per Capita Income	\$58,753	-	\$65,248	-

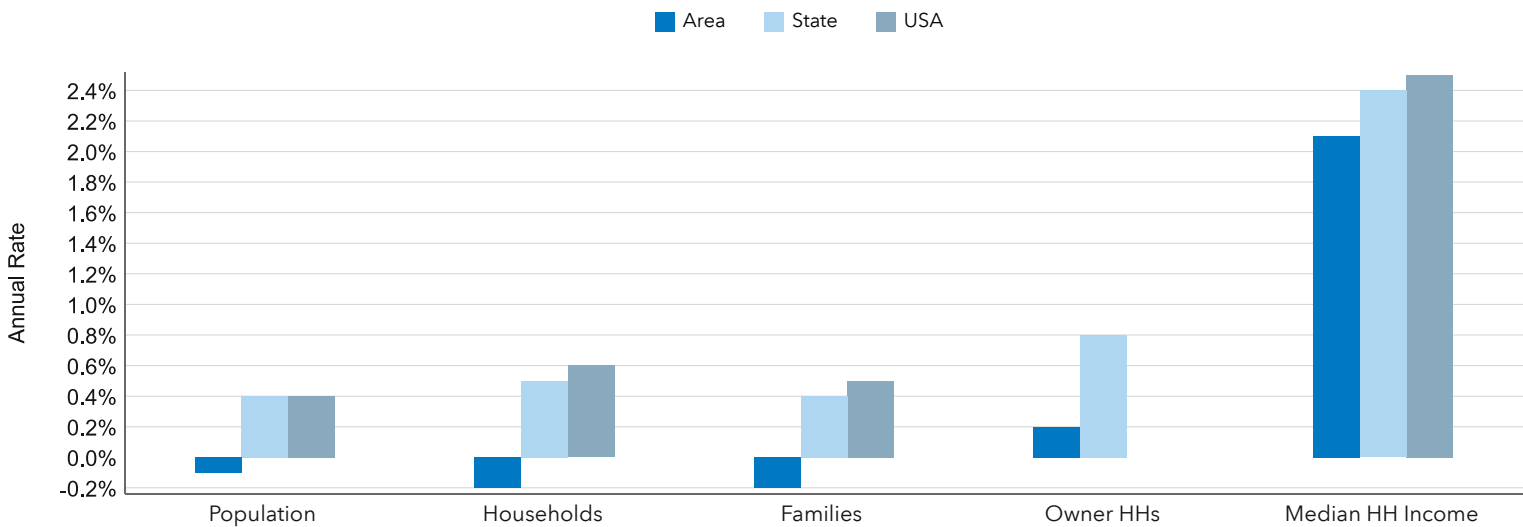
Population by Age	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
0-4	615	5.8%	584	5.5%	556	5.3%
5-9	606	5.7%	667	6.3%	604	5.7%
10-14	640	6.0%	617	5.8%	689	6.5%
15-19	666	6.3%	590	5.6%	578	5.5%
20-24	601	5.6%	555	5.2%	509	4.8%
25-29	638	6.0%	612	5.8%	578	5.5%
30-34	728	6.8%	705	6.7%	647	6.1%
35-39	788	7.4%	761	7.2%	740	7.0%
40-44	681	6.4%	798	7.5%	777	7.4%
45-49	653	6.1%	657	6.2%	777	7.4%
50-54	701	6.6%	633	6.0%	630	6.0%
55-59	795	7.5%	646	6.1%	585	5.5%
60-64	781	7.3%	695	6.6%	584	5.5%
65-69	624	5.9%	672	6.3%	615	5.8%
70-74	431	4.0%	556	5.3%	608	5.8%
75-79	285	2.7%	378	3.6%	498	4.7%
80-84	189	1.8%	224	2.1%	305	2.9%
Age 85+	230	2.2%	242	2.3%	280	2.6%

Race and Ethnicity	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
White Alone	4,131	38.8%	3,896	36.8%	3,646	34.5%
Black Alone	1,085	10.2%	1,102	10.4%	1,083	10.3%
American Indian	86	0.8%	89	0.8%	90	0.8%
Asian Alone	2,657	24.9%	2,710	25.6%	2,851	27.0%
Pacific Islander	3	0.0%	3	0.0%	3	0.0%
Some Other Race	1,350	12.7%	1,404	13.3%	1,458	13.8%
Two or More Races	1,339	12.6%	1,387	13.1%	1,429	13.5%
Hispanic (Any Race)	2,556	24.0%	2,621	24.7%	2,709	25.7%

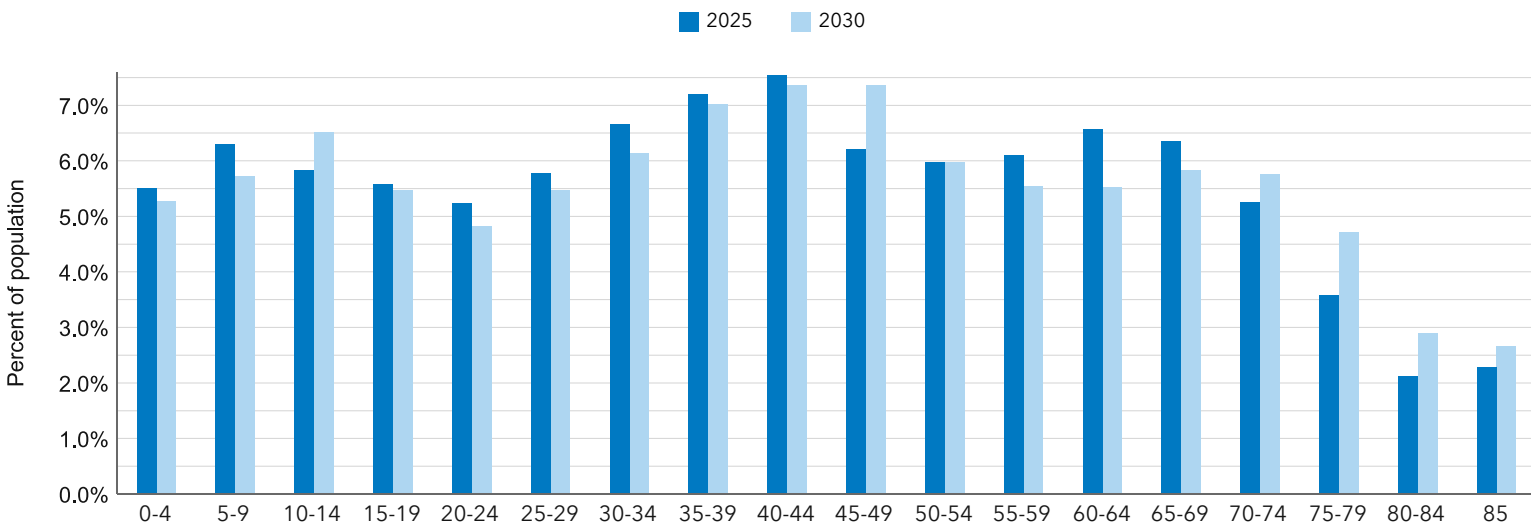
Key Indicators for 2025



Trends: 2025 - 2030 Annual Rate



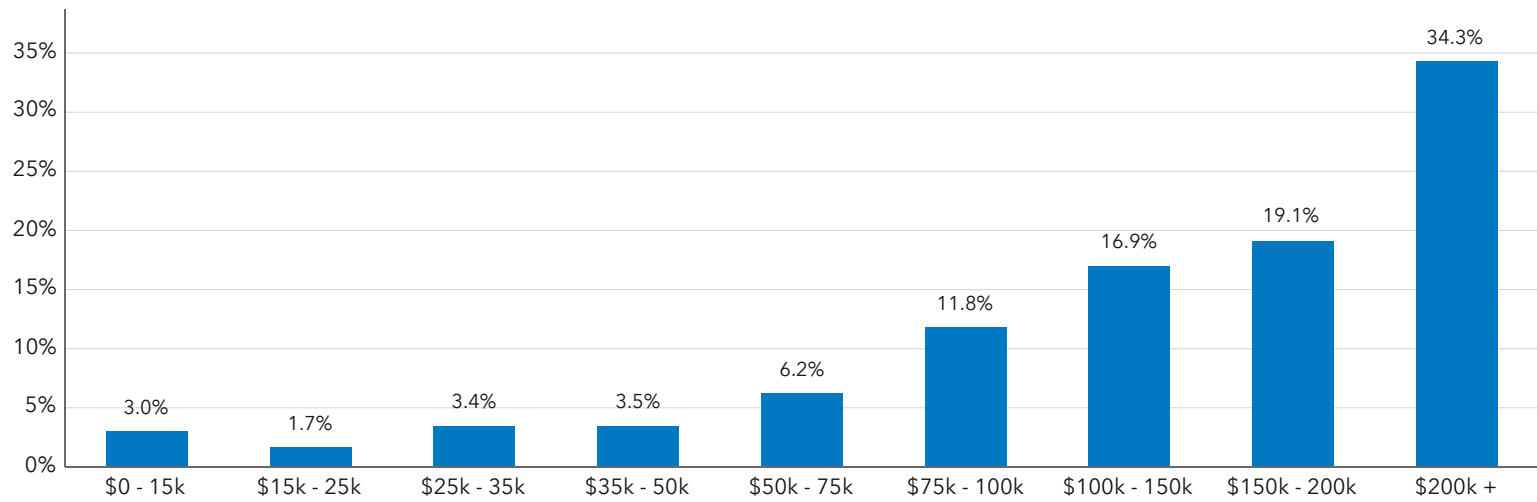
Population by Age



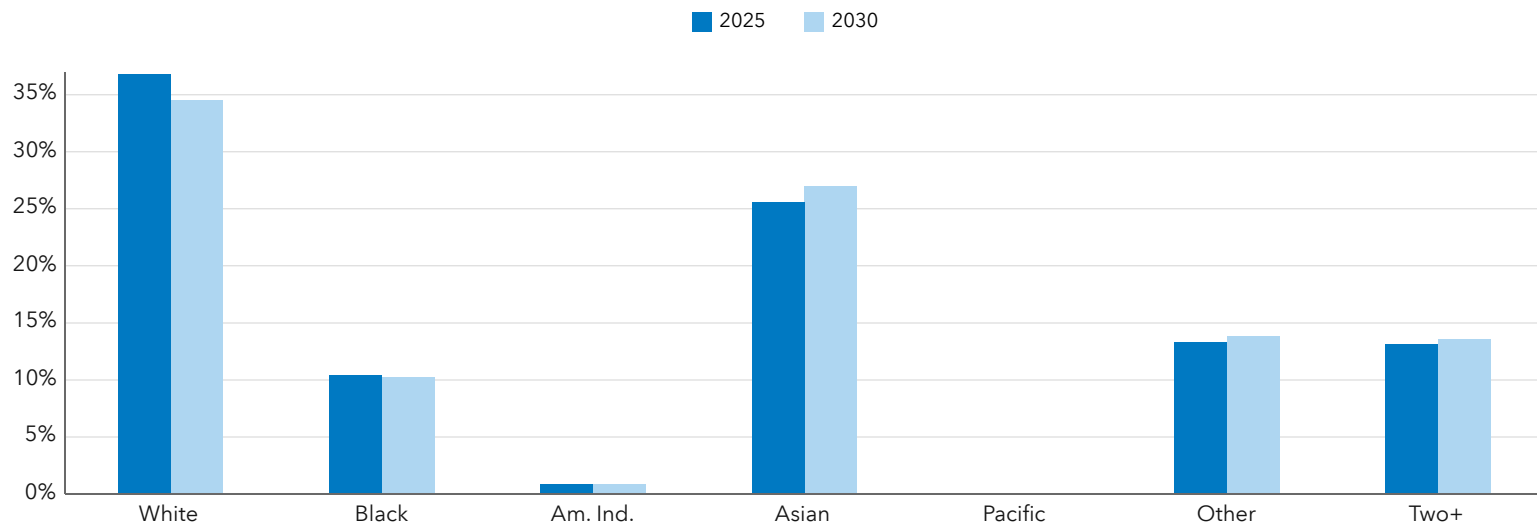
Key Indicators for 2025



Households by Income for 2025



Population by Race



Demographic and Income Profile

Bradlick Shopping Center
6900 Braddock Rd, Annandale, Virginia, 22003
Ring: 3 mile radius



Summary	Census 2020	2025	2030
Total Population	141,308	140,571	141,310
Total Households	49,674	48,757	48,973
Family Households	33,696	32,535	32,390
Average Household Size	2.82	2.86	2.86
Owner Occupied Housing Units	29,271	30,130	30,643
Renter Occupied Housing Units	20,403	18,627	18,331
Median Age	37.8	38.9	39.9

Trends 2025 - 2030	Area	State	National
Population	0.1%	0.4%	0.4%
Households	0.1%	0.5%	0.6%
Family Population	-0.1%	0.4%	0.5%
Owner Occupied Housing Units	0.3%	0.8%	0.0%
Median Household Income	3.1%	2.4%	2.5%

Households by Income	2025		2030	
	Number	Percent	Number	Percent
Less than \$15,000	1,845	3.8%	1,546	3.2%
\$15,000-\$24,999	1,534	3.1%	1,143	2.3%
\$25,000-\$34,999	1,970	4.0%	1,548	3.2%
\$35,000-\$49,999	2,607	5.3%	2,091	4.3%
\$50,000-\$74,999	5,783	11.9%	5,060	10.3%
\$75,000-\$99,999	6,261	12.8%	5,754	11.8%
\$100,000-\$149,999	8,926	18.3%	8,626	17.6%
\$150,000-\$199,999	7,191	14.8%	7,758	15.8%
\$200,000 or greater	12,638	25.9%	15,446	31.5%
Median Household Income	\$120,254	-	\$140,194	-
Average Household Income	\$156,825	-	\$174,361	-
Per Capita Income	\$54,394	-	\$60,421	-

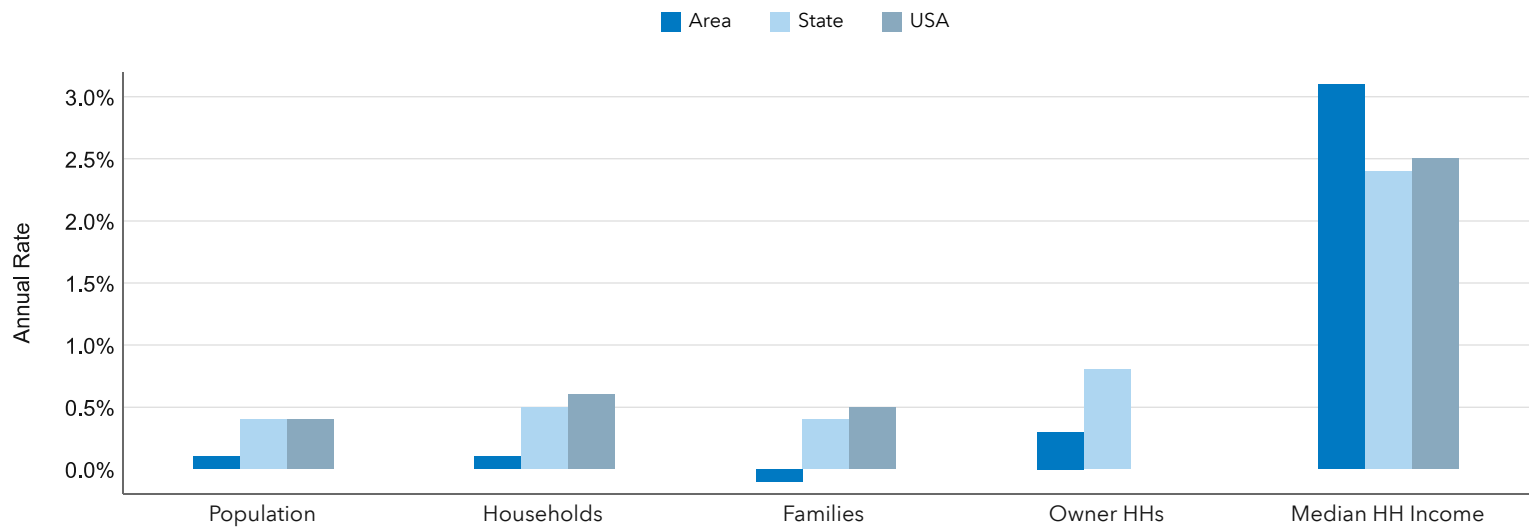
Population by Age	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
0-4	9,080	6.4%	8,419	6.0%	8,126	5.8%
5-9	8,820	6.2%	9,212	6.5%	8,245	5.8%
10-14	8,512	6.0%	8,669	6.2%	9,182	6.5%
15-19	8,003	5.7%	7,927	5.6%	8,153	5.8%
20-24	8,514	6.0%	7,848	5.6%	8,231	5.8%
25-29	10,143	7.2%	9,383	6.7%	8,947	6.3%
30-34	11,281	8.0%	10,495	7.5%	9,714	6.9%
35-39	11,427	8.1%	10,815	7.7%	10,307	7.3%
40-44	10,014	7.1%	11,123	7.9%	10,660	7.5%
45-49	9,256	6.5%	9,447	6.7%	10,574	7.5%
50-54	9,214	6.5%	8,884	6.3%	9,036	6.4%
55-59	9,258	6.5%	8,231	5.9%	7,979	5.7%
60-64	8,477	6.0%	8,075	5.7%	7,481	5.3%
65-69	6,658	4.7%	7,185	5.1%	7,088	5.0%
70-74	4,996	3.5%	5,731	4.1%	6,372	4.5%
75-79	3,311	2.3%	4,197	3.0%	4,980	3.5%
80-84	2,175	1.5%	2,646	1.9%	3,441	2.4%
Age 85+	2,169	1.5%	2,285	1.6%	2,794	2.0%

Race and Ethnicity	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
White Alone	50,576	35.8%	47,650	33.9%	45,049	31.9%
Black Alone	20,900	14.8%	21,254	15.1%	21,320	15.1%
American Indian	1,213	0.9%	1,259	0.9%	1,292	0.9%
Asian Alone	29,225	20.7%	29,627	21.1%	31,207	22.1%
Pacific Islander	83	0.1%	129	0.1%	139	0.1%
Some Other Race	21,546	15.3%	22,290	15.9%	23,205	16.4%
Two or More Races	17,765	12.6%	18,361	13.1%	19,099	13.5%
Hispanic (Any Race)	38,249	27.1%	39,231	27.9%	40,758	28.8%

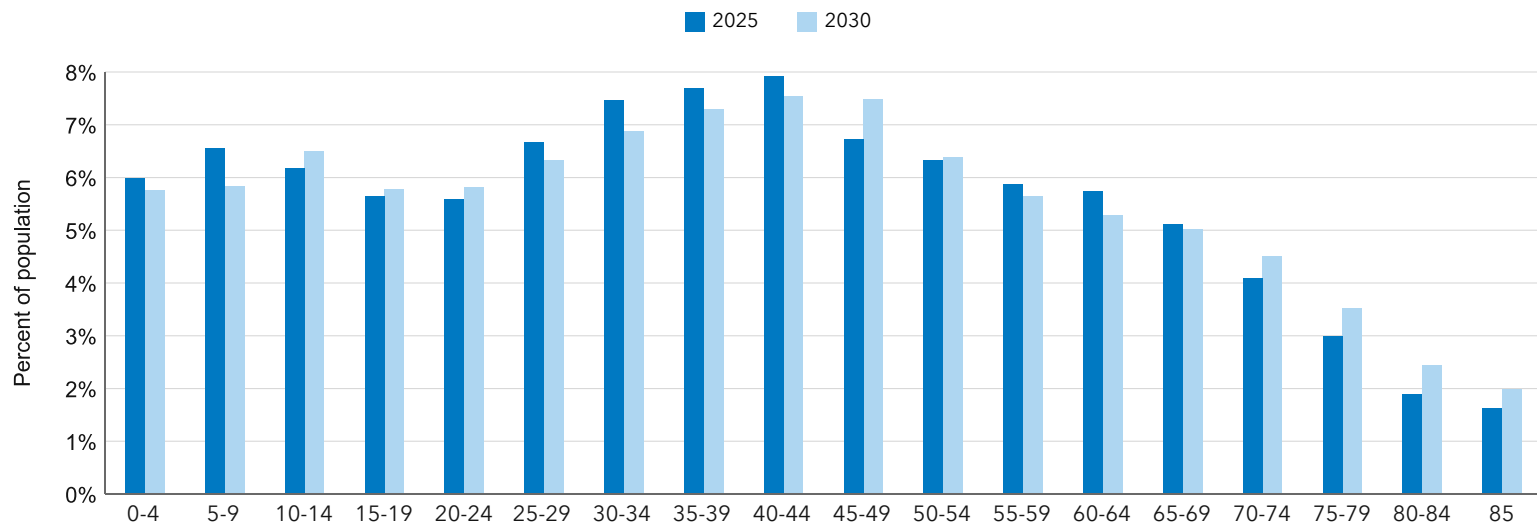
Key Indicators for 2025



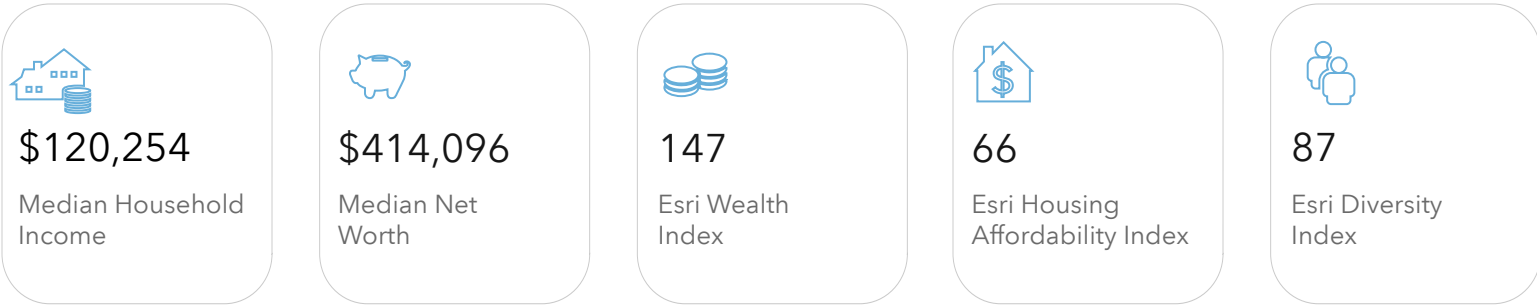
Trends: 2025 - 2030 Annual Rate



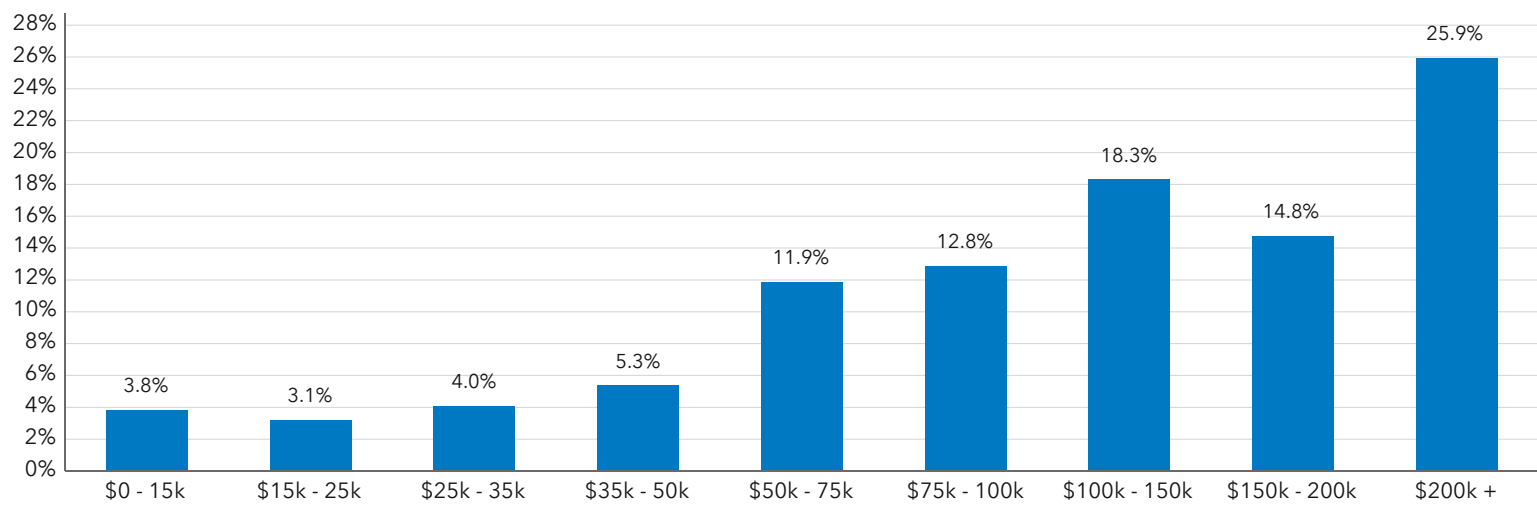
Population by Age



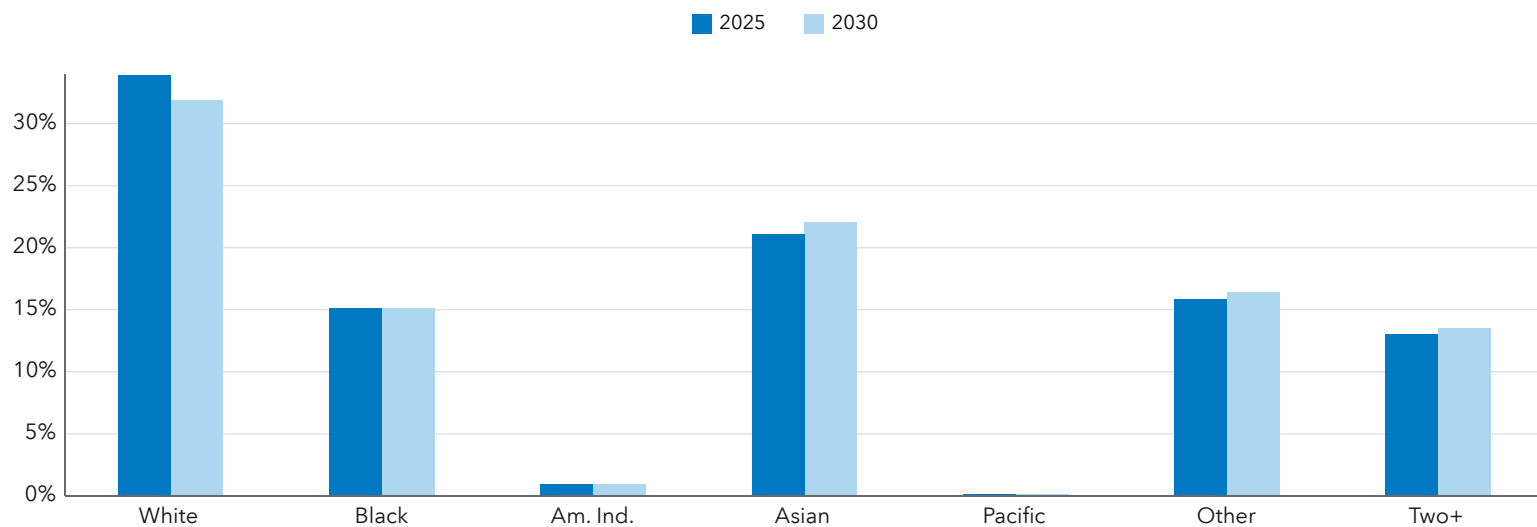
Key Indicators for 2025



Households by Income for 2025



Population by Race



Demographic and Income Profile

Bradlick Shopping Center
6900 Braddock Rd, Annandale, Virginia, 22003
Ring: 5 mile radius



Summary	Census 2020	2025	2030
Total Population	435,937	435,684	437,567
Total Households	163,575	161,913	161,762
Family Households	104,994	101,800	101,262
Average Household Size	2.65	2.67	2.69
Owner Occupied Housing Units	91,330	94,150	95,709
Renter Occupied Housing Units	72,245	67,763	66,054
Median Age	37.7	38.8	39.8

Trends 2025 - 2030	Area	State	National
Population	0.1%	0.4%	0.4%
Households	0.0%	0.5%	0.6%
Family Population	-0.1%	0.4%	0.5%
Owner Occupied Housing Units	0.3%	0.8%	0.0%
Median Household Income	3.1%	2.4%	2.5%

Households by Income	2025		2030	
	Number	Percent	Number	Percent
Less than \$15,000	7,164	4.4%	6,156	3.8%
\$15,000-\$24,999	4,746	2.9%	3,575	2.2%
\$25,000-\$34,999	6,276	3.9%	5,106	3.2%
\$35,000-\$49,999	9,035	5.6%	7,242	4.5%
\$50,000-\$74,999	18,315	11.3%	15,835	9.8%
\$75,000-\$99,999	19,468	12.0%	17,848	11.0%
\$100,000-\$149,999	28,804	17.8%	27,574	17.1%
\$150,000-\$199,999	24,160	14.9%	25,418	15.7%
\$200,000 or greater	43,943	27.1%	53,006	32.8%
Median Household Income	\$124,012	-	\$144,151	-
Average Household Income	\$161,132	-	\$178,404	-
Per Capita Income	\$60,091	-	\$66,178	-

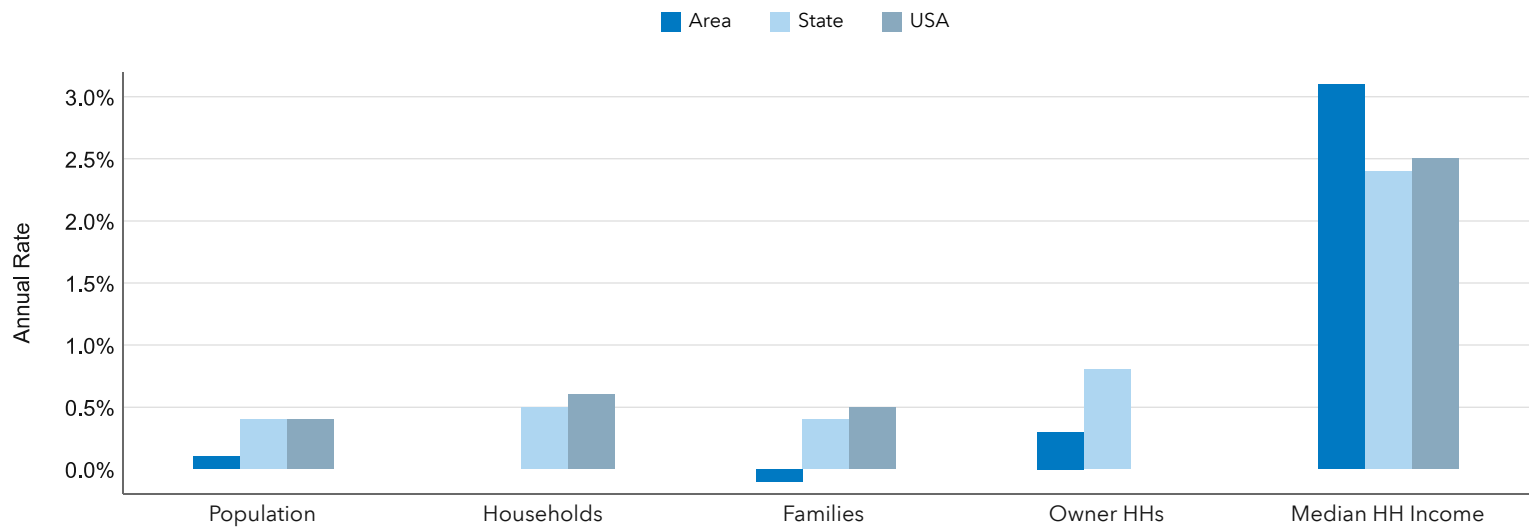
Population by Age	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
0-4	27,998	6.4%	25,833	5.9%	24,879	5.7%
5-9	27,456	6.3%	28,352	6.5%	25,192	5.8%
10-14	26,481	6.1%	26,983	6.2%	28,270	6.5%
15-19	24,240	5.6%	24,497	5.6%	25,332	5.8%
20-24	25,196	5.8%	24,862	5.7%	26,348	6.0%
25-29	31,831	7.3%	29,048	6.7%	29,127	6.7%
30-34	35,424	8.1%	32,726	7.5%	29,631	6.8%
35-39	36,227	8.3%	33,666	7.7%	31,488	7.2%
40-44	31,721	7.3%	35,239	8.1%	32,765	7.5%
45-49	29,000	6.7%	29,695	6.8%	33,109	7.6%
50-54	28,280	6.5%	27,686	6.3%	28,061	6.4%
55-59	27,423	6.3%	25,487	5.8%	25,070	5.7%
60-64	24,477	5.6%	24,011	5.5%	22,979	5.3%
65-69	19,781	4.5%	20,838	4.8%	21,097	4.8%
70-74	15,572	3.6%	17,134	3.9%	18,565	4.2%
75-79	10,305	2.4%	13,253	3.0%	15,004	3.4%
80-84	6,928	1.6%	8,408	1.9%	10,976	2.5%
Age 85+	7,597	1.7%	7,966	1.8%	9,674	2.2%

Race and Ethnicity	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
White Alone	185,724	42.6%	177,068	40.6%	167,986	38.4%
Black Alone	61,229	14.1%	63,364	14.5%	64,138	14.7%
American Indian	4,101	0.9%	4,240	1.0%	4,342	1.0%
Asian Alone	74,230	17.0%	75,824	17.4%	80,477	18.4%
Pacific Islander	307	0.1%	395	0.1%	418	0.1%
Some Other Race	56,227	12.9%	58,348	13.4%	61,243	14.0%
Two or More Races	54,120	12.4%	56,445	13.0%	58,962	13.5%
Hispanic (Any Race)	104,047	23.9%	106,943	24.5%	111,820	25.6%

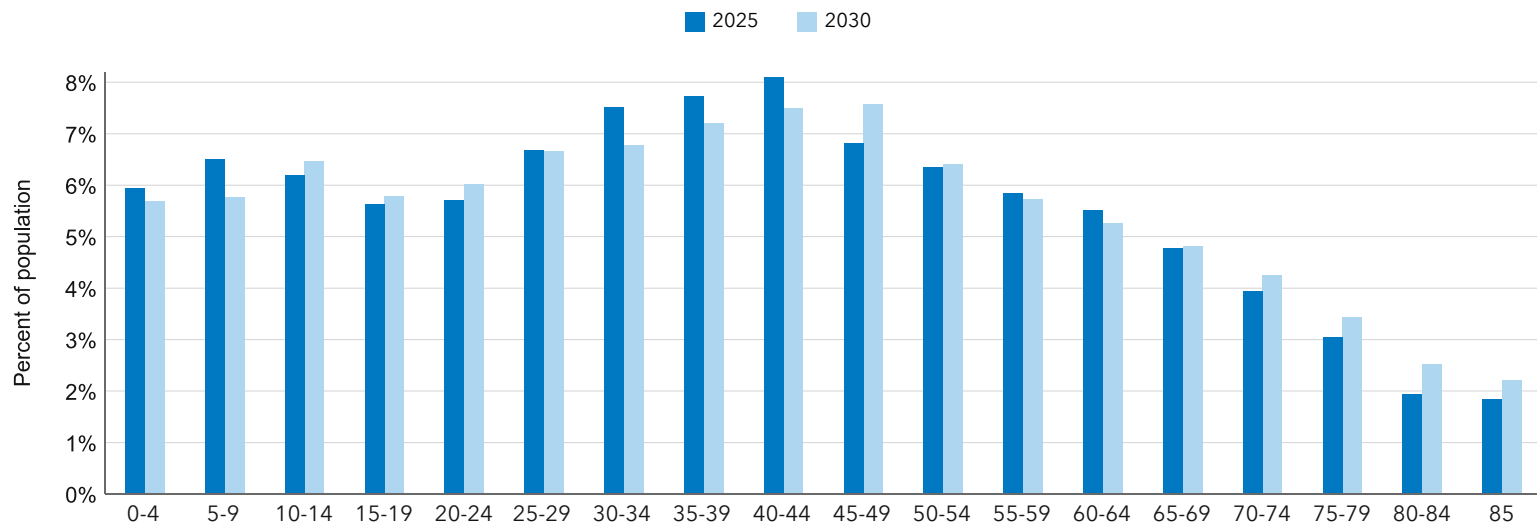
Key Indicators for 2025



Trends: 2025 - 2030 Annual Rate



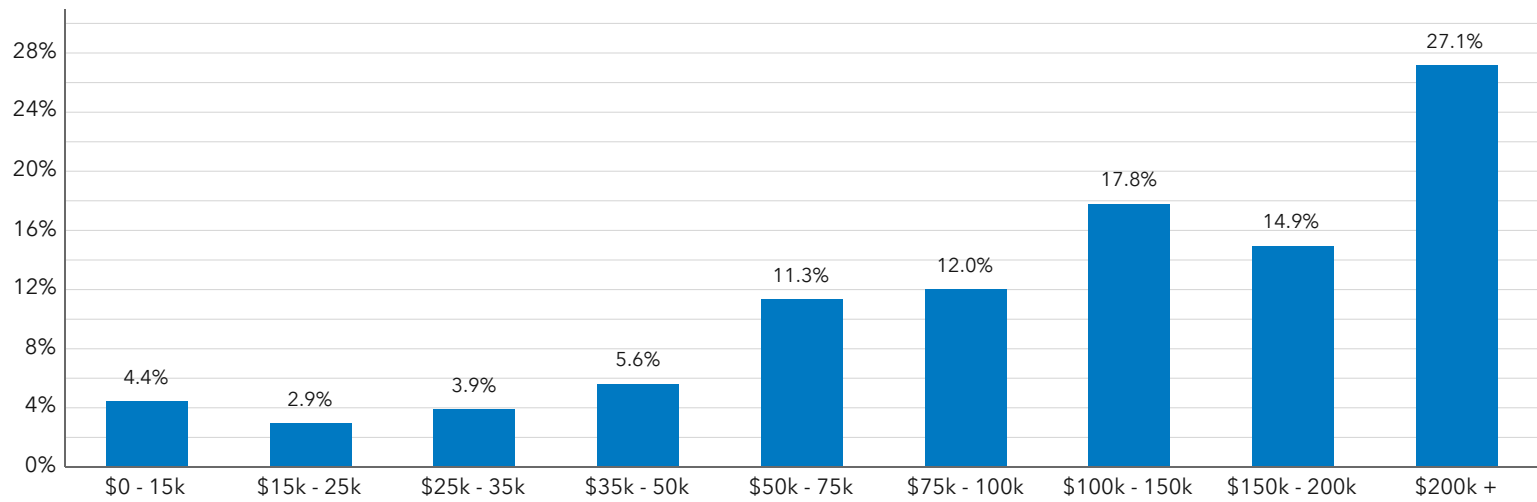
Population by Age



Key Indicators for 2025



Households by Income for 2025



Population by Race

