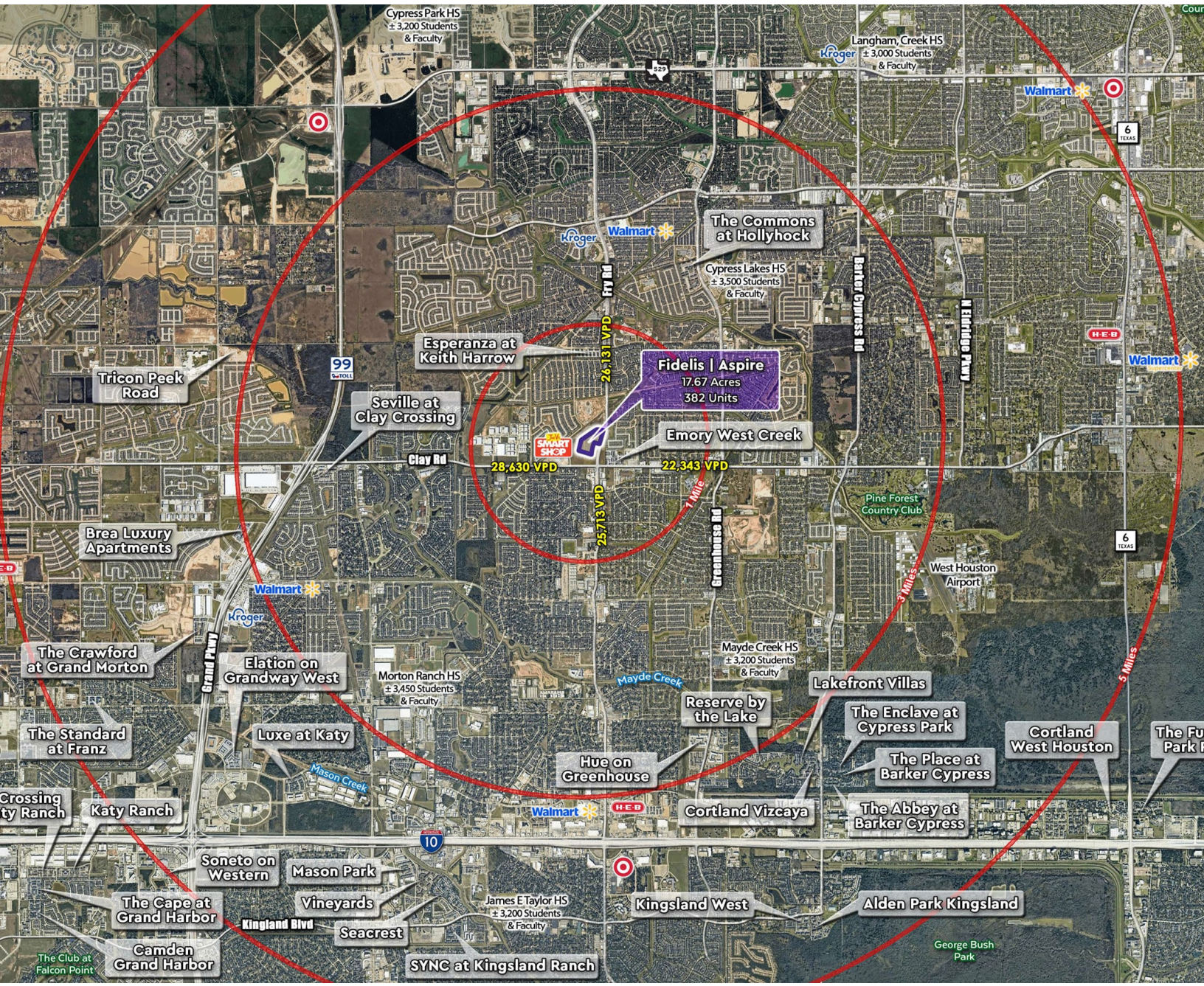
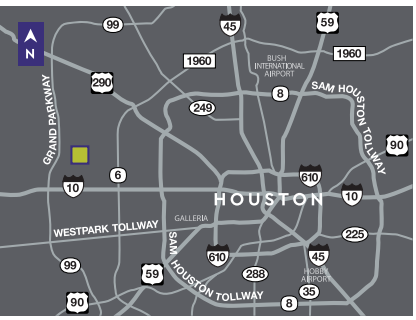
FIDELIS | ASPIRE

Clay Rd @ Fry Rd in Katy, Texas 77449

MINUTES FROM EASY-ACCESS HIGHWAYS





VEHICLES PER DAY	
Clay Rd west of Fry Rd	28,630
Fry Rd north of Clay Rd	26,131
Fry Rd south of Clay Rd	25,713
Clay Rd east of Fry Rd	22,343

MEDIAN INCOME	
1 Mile	$100,321
3 Miles	$95,502
5 Miles	$96,153

POPULATION	
1 Mile	14,225
3 Miles	129,763
5 Miles	330,825

Call for Leasing

713-693-1400

info@frpltd.com

FIDELIS

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FIDELIS | ASPIRE

Clay Rd @ Fry Rd in Katy, Texas 77449

FOR DETAILED DEMOGRAPHICS VISIT
frpltd.com/properties/aspire-multifamily

Lat/Lon: 29.826/-95.751

Fidelis | Aspire Houston, TX 77449	1 mi radius	3 mi radius	5 mi radius
Population			
2025 Estimated Population	14,225	129,763	330,825
2030 Projected Population	15,694	146,753	361,875
2020 Census Population	14,705	113,534	294,548
2010 Census Population	8,551	76,836	205,614
Projected Annual Growth 2025 to 2030	2.1%	2.6%	1.9%
Historical Annual Growth 2010 to 2025	4.4%	4.6%	4.1%
2025 Median Age	32.3	32.7	33.5
Households			
2025 Estimated Households	4,445	40,722	108,026
2030 Projected Households	4,891	46,592	119,419
2020 Census Households	4,297	34,175	94,103
2010 Census Households	2,524	23,000	65,339
Projected Annual Growth 2025 to 2030	2.0%	2.9%	2.1%
Historical Annual Growth 2010 to 2025	5.1%	5.1%	4.4%
Race and Ethnicity			
2025 Estimated White	31.1%	32.1%	35.6%
2025 Estimated Black or African American	23.4%	21.4%	20.6%
2025 Estimated Asian or Pacific Islander	9.2%	8.7%	9.0%
2025 Estimated American Indian or Native Alaskan	1.2%	1.2%	1.0%
2025 Estimated Other Races	35.1%	36.6%	33.8%
2025 Estimated Hispanic	44.3%	45.4%	42.0%
Income			
2025 Estimated Average Household Income	$123,035	$115,363	$117,773
2025 Estimated Median Household Income	$100,321	$95,502	$96,153
2025 Estimated Per Capita Income	$38,444	$36,217	$38,478
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	5.0%	5.8%	5.9%
2025 Estimated Some High School (Grade Level 9 to 11)	4.9%	5.5%	5.4%
2025 Estimated High School Graduate	22.0%	22.7%	21.5%
2025 Estimated Some College	23.8%	21.6%	21.1%
2025 Estimated Associates Degree Only	6.8%	9.7%	9.4%
2025 Estimated Bachelors Degree Only	26.9%	23.3%	23.9%
2025 Estimated Graduate Degree	10.6%	11.5%	12.7%
Business			
2025 Estimated Total Businesses	323	3,423	10,767
2025 Estimated Total Employees	2,090	23,597	74,280
2025 Estimated Employee Population per Business	6.5	6.9	6.9
2025 Estimated Residential Population per Business	44.0	37.9	30.7