Perform Properties

THE TERRACES
28901 S. Western Avenue, Rancho Palos Verdes, CA 90275
Generated on November 2, 2026

FULL YEAR 2026	1-MILE RADIUS	3-MILE RADIUS	5-MILE RADIUS	10-MILE RADIUS	70% TRUE TRADE AREA
TOTAL POPULATION					
Total Population	17,555	145,137	314,608	525,548	207,172
Total Daytime Population	15,151	132,760	310,160	574,834	192,979
TOTAL HOUSEHOLD INCOME					
Total Households	6,641	52,809	110,094	184,021	73,755
Median Household Income	$143,227	$107,809	$113,263	$119,505	$106,968
Average Household Income	$176,678	$141,923	$150,779	$156,946	$142,165
Under $15,000	5.1%	7.1%	6.2%	5.9%	6.8%
$15,000 - $34,999	6.5%	11.4%	9.9%	8.8%	11.3%
$35,000 - $49,999	5.3%	8.0%	7.4%	6.7%	7.9%
$50,000 - $74,999	7.3%	13.4%	12.4%	11.8%	13.0%
$75,000 - $99,999	9.5%	10.3%	10.7%	10.5%	10.5%
$100,000 - $124,999	9.6%	9.5%	9.5%	9.8%	9.4%
$125,000 - $149,999	8.9%	7.5%	7.9%	8.2%	7.5%
$150,000+	47.9%	32.9%	35.9%	38.2%	33.7%
BUSINESSES					
Total Businesses	771	5,507	14,547	28,763	8,629
RACE/ETHNICITY					
White/Caucasian	43.8%	30.4%	26.9%	27.4%	28.7%
Black/African American	3.0%	5.4%	5.0%	6.9%	5.2%
Asian/Pacific Islander	16.9%	10.0%	18.6%	22.4%	12.2%
Hispanic/Latino	30.4%	48.7%	44.1%	37.5%	48.6%
Other	6.0%	5.4%	5.3%	5.9%	5.3%

Source: Advan, 2025.