RETAIL ATTRACTIONS, LLC

Economic Development Consulting

Greeley, Colorado
City Limits
1st Quarter 2025

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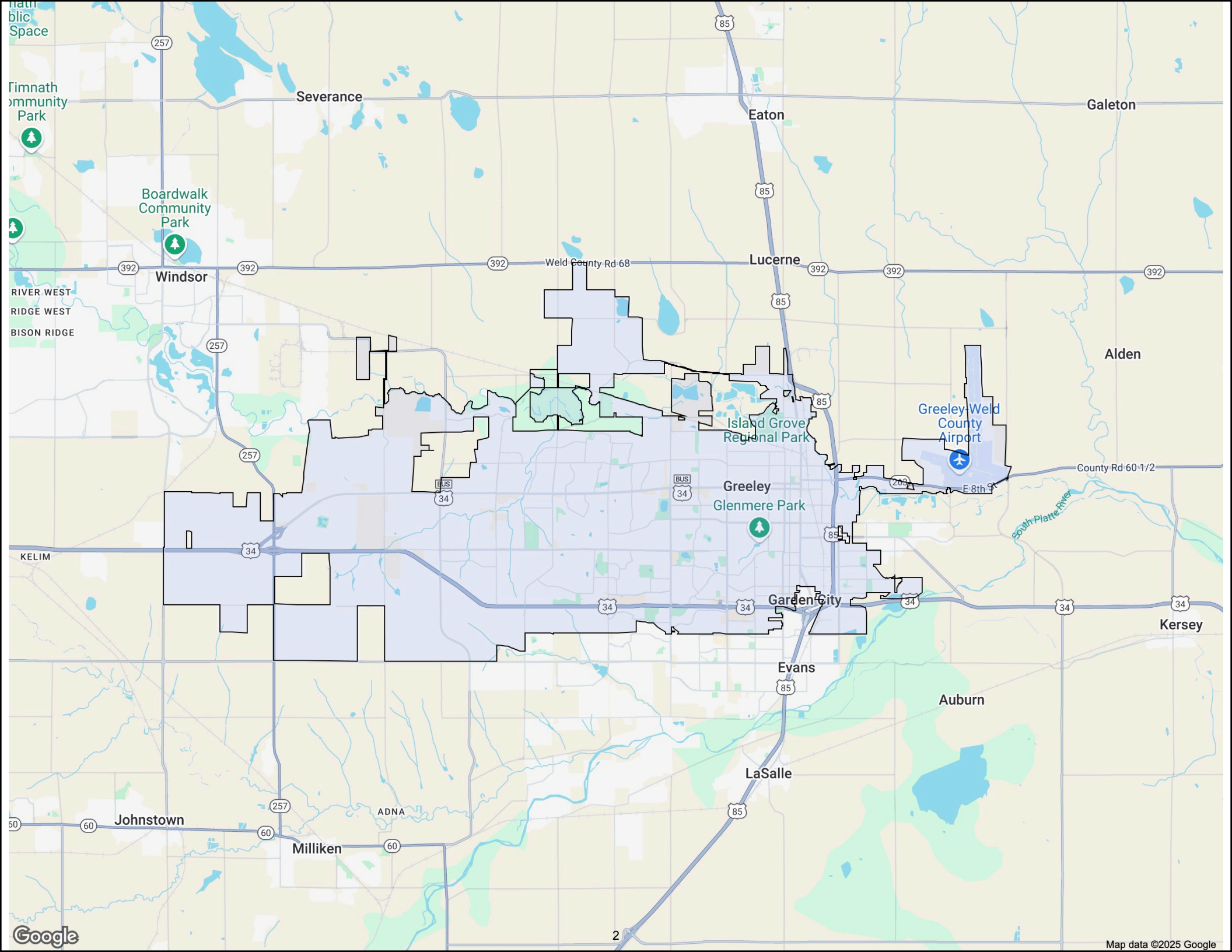
Demographics


Severance
Eaton
Galeton
Boardwalk Community Park
Windsor
Weld County Rd 68
Lucerne
RIVER WEST
RIDGE WEST
BISON RIDGE
Alden
Island Grove Regional Park
Greeley-Weld County Airport
County Rd 60 1/2
E 8th St
Greeley
Glenmere Park
South Platte River
KELIM
Garden City
Kersey
Evans
Auburn
LaSalle
ADNA
Johnstown
Milliken
Google
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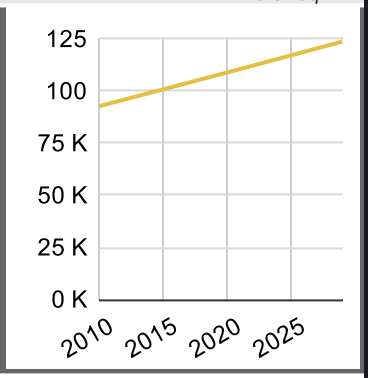
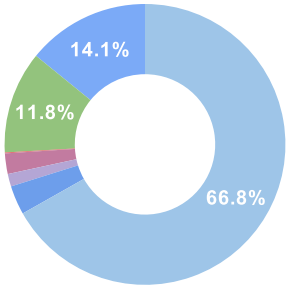
Greeley, Colorado

City Limits

Population		
Estimated Population (2024)	115,568	
Projected Population (2029)	123,801	
Census Population (2020)	108,982	
Census Population (2010)	92,832	
Projected Annual Growth (2024-2029)	8,233	*1.4%*
Historical Annual Growth (2020-2024)	6,586	*1.4%*
Historical Annual Growth (2010-2020)	16,150	*1.7%*
Estimated Population Density (2024)	2,323	*psm*
Trade Area Size	49.8	*sq mi*



Race and Ethnicity (2024)		
Not Hispanic or Latino Population	73,657	*63.7%*
White	64,669	*87.8%*
Black or African American	3,514	*4.8%*
American Indian or Alaska Native	336	*0.5%*
Asian	2,589	*3.5%*
Hawaiian or Pacific Islander	78	*0.1%*
Other Race	190	*0.3%*
Two or More Races	2,281	*3.1%*
Hispanic or Latino Population	41,911	*36.3%*
White	12,551	*29.9%*
Black or African American	351	*0.8%*
American Indian or Alaska Native	1,339	*3.2%*
Asian	143	*0.3%*
Hispanic Hawaiian or Pacific Islander	44	*0.1%*
Other Race	13,424	*32.0%*
Two or More Races	14,059	*33.5%*



White | Black or African American | American Indian or Alaskan Native | Asian | Hawaiian or Pacific Islander | Other Race | 2+ Races

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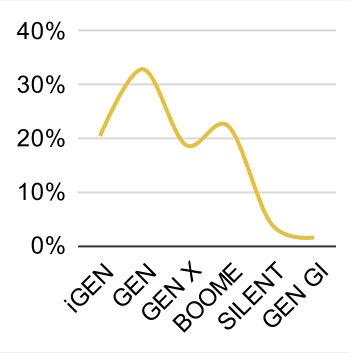
City Limits

Age Distribution (2024)		
Age Under 5 Years	7,970	*6.9%*
Age 5 to 9 Years	8,001	*6.9%*
Age 10 to 14 Years	7,645	*6.6%*
Age 15 to 19 Years	9,289	*8.0%*
Age 20 to 24 Years	10,016	*8.7%*
Age 25 to 29 Years	9,315	*8.1%*
Age 30 to 34 Years	9,396	*8.1%*
Age 35 to 39 Years	8,252	*7.1%*
Age 40 to 44 Years	7,313	*6.3%*
Age 45 to 49 Years	6,160	*5.3%*
Age 50 to 54 Years	5,965	*5.2%*
Age 55 to 59 Years	5,245	*4.5%*
Age 60 to 64 Years	5,338	*4.6%*
Age 65 to 69 Years	5,104	*4.4%*
Age 70 to 74 Years	4,067	*3.5%*
Age 75 to 79 Years	2,944	*2.5%*
Age 80 to 84 Years	1,784	*1.5%*
Age 85 Years or Over	1,762	*1.5%*
Median Age	32.0	
Generation (2024)		
iGeneration (Age Under 15 Years)	23,616	*20.4%*
Generation 9/11 Millennials (Age 15 to 34 Years)	38,016	*32.9%*
Gen Xers (Age 35 to 49 Years)	21,725	*18.8%*
Baby Boomers (Age 50 to 74 Years)	25,719	*22.3%*
Silent Generation (Age 75 to 84 Years)	4,728	*4.1%*
G.I. Generation (Age 85 Years or Over)	1,762	*1.5%*



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City Limits

Household Type (2024)		
Total Households	42,638	
Family Households	26,846	63.0%
Family Households with Children	14,638	54.5%
Family Households No Children	12,208	45.5%
Non-Family Households	15,792	37.0%
Non-Family Households with Children	35	0.2%
Non-Family Households No Children	15,757	99.8%

Education Attainment (2024)		
Elementary or Some High School	9,990	13.8%
High School Graduate	18,025	24.8%
Some College or Associate Degree	22,683	31.2%
Bachelor or Graduate Degree	21,946	30.2%

Household Income (2024)		
Estimated Average Household Income	$97,832	
Estimated Median Household Income	$74,819	
HH Income Under $10,000	2,096	4.9%
HH Income $10,000 to $34,999	7,488	17.6%
HH Income $35,000 to $49,999	5,342	12.5%
HH Income $50,000 to $74,999	6,439	15.1%
HH Income $75,000 to $99,999	5,488	12.9%
HH Income $100,000 to $149,999	8,786	20.6%
HH Income $150,000 or More	6,999	16.4%

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City Limits

Population		
Estimated Population (2024)	115,568	
Projected Population (2029)	123,801	
Census Population (2020)	108,982	
Census Population (2010)	92,832	
Projected Annual Growth (2024-2029)	8,233	*1.4%*
Historical Annual Growth (2020-2024)	6,586	*1.5%*
Historical Annual Growth (2010-2020)	16,150	*1.7%*
Estimated Population Density (2024)	2,323	*psm*
Trade Area Size	49.8	*sq mi*
Households		
Estimated Households (2024)	42,638	
Projected Households (2029)	46,758	
Census Households (2020)	38,161	
Census Households (2010)	33,517	
Projected Annual Growth (2024-2029)	4,120	*1.9%*
Historical Annual Change (2010-2024)	9,121	*1.9%*
Average Household Income		
Estimated Average Household Income (2024)	$97,832	
Projected Average Household Income (2029)	$100,477	
Census Average Household Income (2010)	$55,770	
Census Average Household Income (2000)	$48,652	
Projected Annual Change (2024-2029)	$2,645	*0.5%*
Historical Annual Change (2000-2024)	$49,180	*4.2%*
Median Household Income		
Estimated Median Household Income (2024)	$74,819	
Projected Median Household Income (2029)	$74,809	
Census Median Household Income (2010)	$41,473	
Census Median Household Income (2000)	$37,099	
Projected Annual Change (2024-2029)	-$10	-
Historical Annual Change (2000-2024)	$37,720	*4.2%*
Per Capita Income		
Estimated Per Capita Income (2024)	$36,374	
Projected Per Capita Income (2029)	$38,210	
Census Per Capita Income (2010)	$20,139	
Census Per Capita Income (2000)	$17,473	
Projected Annual Change (2024-2029)	$1,836	*1.0%*
Historical Annual Change (2000-2024)	$18,901	*4.5%*
Estimated Average Household Net Worth (2024)	$892,956	

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City Limits

Race and Ethnicity		
Total Population (2024)	115,568	
White (2024)	77,220	*66.8%*
Black or African American (2024)	3,865	*3.3%*
American Indian or Alaska Native (2024)	1,675	*1.4%*
Asian (2024)	2,732	*2.4%*
Hawaiian or Pacific Islander (2024)	122	*0.1%*
Other Race (2024)	13,614	*11.8%*
Two or More Races (2024)	16,340	*14.1%*
Population < 18 (2024)	28,485	*24.6%*
White Not Hispanic	12,039	*42.3%*
Black or African American	1,160	*4.1%*
Asian	749	*2.6%*
Other Race Not Hispanic	877	*3.1%*
Hispanic	13,660	*48.0%*
Not Hispanic or Latino Population (2024)	73,657	*63.7%*
Not Hispanic White	64,669	*87.8%*
Not Hispanic Black or African American	3,514	*4.8%*
Not Hispanic American Indian or Alaska Native	336	*0.5%*
Not Hispanic Asian	2,589	*3.5%*
Not Hispanic Hawaiian or Pacific Islander	78	*0.1%*
Not Hispanic Other Race	190	*0.3%*
Not Hispanic Two or More Races	2,281	*3.1%*
Hispanic or Latino Population (2024)	41,911	*36.3%*
Hispanic White	12,551	*29.9%*
Hispanic Black or African American	351	*0.8%*
Hispanic American Indian or Alaska Native	1,339	*3.2%*
Hispanic Asian	143	*0.3%*
Hispanic Hawaiian or Pacific Islander	44	*0.1%*
Hispanic Other Race	13,424	*32.0%*
Hispanic Two or More Races	14,059	*33.5%*
Not Hispanic or Latino Population (2020)	66,439	*61.0%*
Hispanic or Latino Population (2020)	42,543	*39.0%*
Not Hispanic or Latino Population (2010)	59,638	*64.2%*
Hispanic or Latino Population (2010)	33,194	*35.8%*
Not Hispanic or Latino Population (2029)	82,904	*67.0%*
Hispanic or Latino Population (2029)	40,897	*33.0%*
Projected Annual Growth (2024-2029)	-1,014	*-0.5%*
Historical Annual Growth (2010-2020)	9,349	*2.8%*

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City Limits

Total Age Distribution (2024)		
Total Population	115,568	
Age Under 5 Years	7,970	*6.9%*
Age 5 to 9 Years	8,001	*6.9%*
Age 10 to 14 Years	7,645	*6.6%*
Age 15 to 19 Years	9,289	*8.0%*
Age 20 to 24 Years	10,016	*8.7%*
Age 25 to 29 Years	9,315	*8.1%*
Age 30 to 34 Years	9,396	*8.1%*
Age 35 to 39 Years	8,252	*7.1%*
Age 40 to 44 Years	7,313	*6.3%*
Age 45 to 49 Years	6,160	*5.3%*
Age 50 to 54 Years	5,965	*5.2%*
Age 55 to 59 Years	5,245	*4.5%*
Age 60 to 64 Years	5,338	*4.6%*
Age 65 to 69 Years	5,104	*4.4%*
Age 70 to 74 Years	4,067	*3.5%*
Age 75 to 79 Years	2,944	*2.5%*
Age 80 to 84 Years	1,784	*1.5%*
Age 85 Years or Over	1,762	*1.5%*
Median Age	32.0	
Age 19 Years or Less	32,905	*28.5%*
Age 20 to 64 Years	67,000	*58.0%*
Age 65 Years or Over	15,661	*13.6%*

Female Age Distribution (2024)		
Female Population	56,052	*48.5%*
Age Under 5 Years	3,906	*7.0%*
Age 5 to 9 Years	3,944	*7.0%*
Age 10 to 14 Years	3,766	*6.7%*
Age 15 to 19 Years	3,815	*6.8%*
Age 20 to 24 Years	4,550	*8.1%*
Age 25 to 29 Years	4,460	*8.0%*
Age 30 to 34 Years	4,566	*8.1%*
Age 35 to 39 Years	3,873	*6.9%*
Age 40 to 44 Years	3,436	*6.1%*
Age 45 to 49 Years	3,041	*5.4%*
Age 50 to 54 Years	2,944	*5.3%*
Age 55 to 59 Years	2,593	*4.6%*
Age 60 to 64 Years	2,795	*5.0%*
Age 65 to 69 Years	2,675	*4.8%*
Age 70 to 74 Years	2,206	*3.9%*
Age 75 to 79 Years	1,599	*2.9%*
Age 80 to 84 Years	981	*1.8%*
Age 85 Years or Over	900	*1.6%*
Female Median Age	32.9	
Age 19 Years or Less	15,431	*27.5%*
Age 20 to 64 Years	32,258	*57.6%*
Age 65 Years or Over	8,361	*14.9%*

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Male Age Distribution (2024)		
Male Population	59,516	*51.5%*
Age Under 5 Years	4,064	*6.8%*
Age 5 to 9 Years	4,057	*6.8%*
Age 10 to 14 Years	3,879	*6.5%*
Age 15 to 19 Years	5,474	*9.2%*
Age 20 to 24 Years	5,466	*9.2%*
Age 25 to 29 Years	4,855	*8.2%*
Age 30 to 34 Years	4,830	*8.1%*
Age 35 to 39 Years	4,379	*7.4%*
Age 40 to 44 Years	3,877	*6.5%*
Age 45 to 49 Years	3,119	*5.2%*
Age 50 to 54 Years	3,021	*5.1%*
Age 55 to 59 Years	2,652	*4.5%*
Age 60 to 64 Years	2,543	*4.3%*
Age 65 to 69 Years	2,429	*4.1%*
Age 70 to 74 Years	1,861	*3.1%*
Age 75 to 79 Years	1,345	*2.3%*
Age 80 to 84 Years	803	*1.3%*
Age 85 Years or Over	862	*1.4%*
Male Median Age	31.0	
Age 19 Years or Less	17,474	*29.4%*
Age 20 to 64 Years	34,742	*58.4%*
Age 65 Years or Over	7,300	*12.3%*

Males per 100 Females (2024)		
Overall Comparison	106	
Age Under 5 Years	104	*51.0%*
Age 5 to 9 Years	103	*50.7%*
Age 10 to 14 Years	103	*50.7%*
Age 15 to 19 Years	143	*58.9%*
Age 20 to 24 Years	120	*54.6%*
Age 25 to 29 Years	109	*52.1%*
Age 30 to 34 Years	106	*51.4%*
Age 35 to 39 Years	113	*53.1%*
Age 40 to 44 Years	113	*53.0%*
Age 45 to 49 Years	103	*50.6%*
Age 50 to 54 Years	103	*50.6%*
Age 55 to 59 Years	102	*50.6%*
Age 60 to 64 Years	91	*47.6%*
Age 65 to 69 Years	91	*47.6%*
Age 70 to 74 Years	84	*45.8%*
Age 75 to 79 Years	84	*45.7%*
Age 80 to 84 Years	82	*45.0%*
Age 85 Years or Over	96	*48.9%*
Age 19 Years or Less	113	*53.1%*
Age 20 to 39 Years	112	*52.8%*
Age 40 to 64 Years	103	*50.7%*
Age 65 Years or Over	87	*46.6%*

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Household Type (2024)		
Total Households	42,638	
Households with Children	14,673	*34.4%*
Average Household Size	2.6	
Household Density per Square Mile	857	
Population Family	89,518	*77.5%*
Population Non-Family	22,190	*19.2%*
Population Group Quarters	3,860	*3.3%*
Family Households	26,846	*63.0%*
Married Couple Households	18,631	*69.4%*
Other Family Households with Children	8,215	*30.6%*
Family Households with Children	14,638	*54.5%*
Married Couple with Children	9,669	*66.1%*
Other Family Households with Children	4,969	*33.9%*
Family Households No Children	12,208	*45.5%*
Married Couple No Children	8,962	*73.4%*
Other Family Households No Children	3,246	*26.6%*
Non-Family Households	15,792	*37.0%*
Non-Family Households with Children	35	*0.2%*
Non-Family Households No Children	15,757	*99.8%*
Average Family Household Size	3.3	
Average Family Income	$116,163	
Median Family Income	$91,521	
Average Non-Family Household Size	1.4	
Marital Status (2024)		
Population Age 15 Years or Over	91,948	
Never Married	31,432	*34.2%*
Currently Married	42,100	*45.8%*
Previously Married	18,416	*20.0%*
Separated	3,958	*21.5%*
Widowed	4,199	*22.8%*
Divorced	10,259	*55.7%*
Educational Attainment (2024)		
Adult Population Age 25 Years or Over	72,644	
Elementary (Grade Level 0 to 8)	5,608	*7.7%*
Some High School (Grade Level 9 to 11)	4,382	*6.0%*
High School Graduate	18,025	*24.8%*
Some College	15,992	*22.0%*
Associate Degree Only	6,691	*9.2%*
Bachelor Degree Only	13,173	*18.1%*
Graduate Degree	8,773	*12.1%*
Any College (Some College or Higher)	44,629	*61.4%*
College Degree + (Bachelor Degree or Higher)	21,946	*30.2%*

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Housing		
Total Housing Units (2024)	45,388	
Total Housing Units (2020)	40,714	
Historical Annual Growth (2020-2024)	4,674	-
Housing Units Occupied (2024)	42,638	*93.9%*
Housing Units Owner-Occupied	24,569	*57.6%*
Housing Units Renter-Occupied	18,069	*42.4%*
Housing Units Vacant (2024)	2,750	*6.1%*
Household Size (2024)		
Total Households	42,638	
1 Person Households	11,692	*27.4%*
2 Person Households	13,901	*32.6%*
3 Person Households	6,295	*14.8%*
4 Person Households	5,408	*12.7%*
5 Person Households	3,061	*7.2%*
6 Person Households	1,399	*3.3%*
7 or More Person Households	882	*2.1%*
Household Income Distribution (2024)		
HH Income $200,000 or More	3,172	*7.4%*
HH Income $150,000 to $199,999	3,827	*9.0%*
HH Income $125,000 to $149,999	4,081	*9.6%*
HH Income $100,000 to $124,999	4,705	*11.0%*
HH Income $75,000 to $99,999	5,488	*12.9%*
HH Income $50,000 to $74,999	6,439	*15.1%*
HH Income $35,000 to $49,999	5,342	*12.5%*
HH Income $25,000 to $34,999	3,008	*7.1%*
HH Income $15,000 to $24,999	2,853	*6.7%*
HH Income $10,000 to $14,999	1,627	*3.8%*
HH Income Under $10,000	2,096	*4.9%*
Household Vehicles (2024)		
Households 0 Vehicles Available	2,448	*5.7%*
Households 1 Vehicle Available	13,935	*32.7%*
Households 2 Vehicles Available	16,048	*37.6%*
Households 3 or More Vehicles Available	10,208	*23.9%*
Total Vehicles Available	81,805	
Average Vehicles per Household	1.9	
Owner-Occupied Household Vehicles	54,980	*67.2%*
Average Vehicles per Owner-Occupied Household	2.2	
Renter-Occupied Household Vehicles	26,825	*32.8%*
Average Vehicles per Renter-Occupied Household	1.5	
Travel Time (2024)		
Worker Base Age 16 years or Over	58,843	
Travel to Work in 14 Minutes or Less	19,144	*32.5%*
Travel to Work in 15 to 29 Minutes	16,412	*27.9%*
Travel to Work in 30 to 59 Minutes	10,429	*17.7%*
Travel to Work in 60 Minutes or More	6,835	*11.6%*
Work at Home	6,022	*10.2%*
Average Minutes Travel to Work	18.1	

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Transportation To Work (2024)		
Worker Base Age 16 years or Over	58,843	
Drive to Work Alone	43,192	*73.4%*
Drive to Work in Carpool	7,447	*12.7%*
Travel to Work by Public Transportation	355	*0.6%*
Drive to Work on Motorcycle	197	*0.3%*
Bicycle to Work	213	*0.4%*
Walk to Work	845	*1.4%*
Other Means	572	*1.0%*
Work at Home	6,022	*10.2%*
Daytime Demographics (2024)		
Total Businesses	4,130	
Total Employees	39,715	
Company Headquarter Businesses	114	*2.8%*
Company Headquarter Employees	4,705	*11.8%*
Employee Population per Business	9.6	to 1
Residential Population per Business	28.0	to 1
Adj. Daytime Demographics Age 16 Years or Over	70,991	
Labor Force		
Labor Population Age 16 Years or Over (2024)	90,284	
Labor Force Total Males (2024)	46,657	*51.7%*
Male Civilian Employed	32,958	*70.6%*
Male Civilian Unemployed	1,732	*3.7%*
Males in Armed Forces	122	*0.3%*
Males Not in Labor Force	11,845	*25.4%*
Labor Force Total Females (2024)	43,627	*48.3%*
Female Civilian Employed	25,837	*59.2%*
Female Civilian Unemployed	1,264	*2.9%*
Females in Armed Forces	91	*0.2%*
Females Not in Labor Force	16,435	*37.7%*
Unemployment Rate	2,996	*3.3%*
Occupation (2024)		
Occupation Population Age 16 Years or Over	58,848	
Occupation Total Males	32,981	*56.0%*
Occupation Total Females	25,867	44.0%
Management, Business, Financial Operations	8,553	14.5%
Professional, Related	13,805	23.5%
Service	10,633	*18.1%*
Sales, Office	9,914	*16.8%*
Farming, Fishing, Forestry	416	*0.7%*
Construction, Extraction, Maintenance	6,420	*10.9%*
Production, Transport, Material Moving	9,107	*15.5%*
White Collar Workers	32,272	*54.8%*
Blue Collar Workers	26,576	*45.2%*

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City Limits

Units In Structure (2024)		
Total Units	42,638	
1 Detached Unit	24,540	*57.6%*
1 Attached Unit	2,326	*5.5%*
2 Units	1,743	*4.1%*
3 to 4 Units	2,593	*6.1%*
5 to 9 Units	2,660	*6.2%*
10 to 19 Units	2,404	*5.6%*
20 to 49 Units	2,340	*5.5%*
50 or More Units	1,927	*4.5%*
Mobile Home or Trailer	2,137	*5.0%*
Other Structure	4	-

Homes Built By Year (2024)		
Homes Built 2020 or later	1,830	*4.0%*
Homes Built 2010 to 2019	7,407	*16.3%*
Homes Built 2000 to 2009	7,690	*16.9%*
Homes Built 1990 to 1999	4,413	*9.7%*
Homes Built 1980 to 1989	3,893	*8.6%*
Homes Built 1970 to 1979	7,582	*16.7%*
Homes Built 1960 to 1969	3,944	*8.7%*
Homes Built 1950 to 1959	2,733	*6.0%*
Homes Built 1940 to 1949	814	*1.8%*
Homes Built Before 1939	2,366	*5.2%*
Median Age of Homes	37.6	*yrs*

Home Values (2024)		
Owner Specified Housing Units	24,569	
Home Values $1,000,000 or More	618	*2.5%*
Home Values $750,000 to $999,999	1,385	*5.6%*
Home Values $500,000 to $749,999	4,949	*20.1%*
Home Values $400,000 to $499,999	6,463	*26.3%*
Home Values $300,000 to $399,999	6,114	*24.9%*
Home Values $250,000 to $299,999	1,580	*6.4%*
Home Values $200,000 to $249,999	1,242	*5.1%*
Home Values $175,000 to $199,999	77	*0.3%*
Home Values $150,000 to $174,999	163	*0.7%*
Home Values $125,000 to $149,999	47	*0.2%*
Home Values $100,000 to $124,999	67	*0.3%*
Home Values $90,000 to $99,999	25	*0.1%*
Home Values $80,000 to $89,999	137	*0.6%*
Home Values $70,000 to $79,999	144	*0.6%*
Home Values $60,000 to $69,999	42	*0.2%*
Home Values $50,000 to $59,999	213	*0.9%*
Home Values $35,000 to $49,999	289	*1.2%*
Home Values $25,000 to $34,999	441	*1.8%*
Home Values $10,000 to $24,999	262	*1.1%*
Home Values Under $10,000	340	*1.4%*
Owner-Occupied Median Home Value	$417,267	
Renter-Occupied Median Rent	$1,209	

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado

City Limits

Total Annual Consumer Expenditure (2024)		
Total Household Expenditure	$4.22 B	
Total Non-Retail Expenditure	$2.08 B	
Total Retail Expenditure	$2.14 B	
Alcoholic Beverages	$25.77 M	
Apparel	$78.73 M	
Contributions	$130.49 M	
Education	$94.01 M	
Entertainment	$244.04 M	
Food Away From Home	$186.43 M	
Grocery	$294.01 M	
Health Care	$270.46 M	
Household Furnishings and Equipment	$112.23 M	
Household Operations	$80.01 M	
Miscellaneous Expenses	$72.37 M	
Personal Care	$56.97 M	
Shelter	$702.89 M	
Tax and Retirement	$955.77 M	
Tobacco and Related	$24.11 M	
Transportation	$681.39 M	
Utilities	$210.76 M	
Monthly Household Consumer Expenditure (2024)		
Total Household Expenditure	$8,248	
Total Non-Retail Expenditure	$4,068	*49.3%*
Total Retail Expenditures	$4,180	*50.7%*
Alcoholic Beverages	$50	*0.6%*
Apparel	$154	*1.9%*
Contributions	$255	*3.1%*
Education	$184	*2.2%*
Entertainment	$477	*5.8%*
Food Away From Home	$364	*4.4%*
Grocery	$575	*7.0%*
Health Care	$529	*6.4%*
Household Furnishings and Equipment	$219	*2.7%*
Household Operations	$156	*1.9%*
Miscellaneous Expenses	$141	*1.7%*
Personal Care	$111	*1.3%*
Shelter	$1,374	*16.7%*
Tax and Retirement	$1,868	-
Tobacco and Related	$47	*0.6%*
Transportation	$1,332	*16.1%*
Utilities	$412	*5.0%*

OPPORTUNITY GAP CATEGORY INFORMATION (RETAIL CATEGORIES)

Vehicle and Parts Dealers
New and used automobile dealers, motorcycle dealers, recreation vehicle dealers, all-terrain vehicles dealers, boat dealers, auto parts stores, auto accessories stores and tire dealers

Furniture and Home Furnishings Stores
Furniture stores, home furnishing stores, home decorating stores and floor covering stores

Electronics and Appliance Stores
Household appliance stores, electronics stores, computer and software stores and camera and photographic equipment stores

Building Materials and Garden Supply Stores
Building material and supply dealers, home improvement centers, paint and wallpaper stores, hardware stores, lumberyards, lawn and garden stores, outdoor power equipment stores and nursery and garden centers

Food and Beverage Stores
Grocery stores, supermarkets, convenience stores, specialty food stores and beer, wine, and liquor stores

Health and Personal Care Stores
Pharmacies, drug stores, cosmetic dealers, beauty supply stores, perfume stores, optical goods stores, health care stores and personal care stores

Gasoline Stations
Gasoline stations and gasoline stations with convenience stores

Clothing and Clothing Accessories Stores
Men's clothing stores, women's clothing stores, children's and infants clothing stores, family clothing stores, clothing accessories stores, shoe stores, jewelry stores, luggage stores, leather goods stores

Sporting Goods and Hobby Stores
Sporting goods stores, hobby stores, toy stores, sewing and needlepoint stores, musical instrument and supply stores, book stores, newsstands, music stores

General Merchandise Stores
Department stores and other general merchandise stores

Miscellaneous Store Retailers
Florists, office supply stores, stationery stores, gift and souvenir stores, used merchandise stores and other miscellaneous retailers

Foodservice and Drinking Places
Full-service restaurants, limited service eating places, special foodservices, taverns and bars

Timnath Community Park
Severance
Eaton
Galeton
Alden
Island Grove Regional Park
Greeley
Glenmere Park
Garden City
Kersey
Milliken
KELIM
RIVER WEST
RIDGE WEST
BISON RIDGE
257
85
392
34
60
BUS 34
Unty Rd 60 1/2
benefit
FURNITURE ROW
goodwill
KAY JEWELERS
Michaels
xfinity
GameStop
Ford
TOYOTA
LOWE'S
SUBARU
GMC
HONDA
HYUNDAI
America's Best Contacts & Eyeglasses
Burlington
jiffy lube
O'Reilly Auto Parts
Bath&BodyWorks
crumbl cookies
HOTWORX
Orangetheory Fitness
SEPHORA
DONATOS
BEST BUY
Winchell's Donut House
cricket
FIVE GUYS BURGERS and FRIES
Pizza Hut
popeyes
Buckle
DutchBros
OLD NAVY
MOD PIZZA
Jersey Mike's Subs
AutoZone
Arby's
petco
DENVER MATTRESS CO.
Massage Envy
Fuzzy's Taco Shop
Freddy's Steakburgers
SAFEWAY
HOBBY LOBBY
HOMEWOOD SUITES by Hilton
verizon
CVS pharmacy
GNC LIVE WELL
noodles & company
ULTA BEAUTY
Quick Lane
Village Inn
SportClips
Panera BREAD
Chick-fil-A
Firestone
SALLY BEAUTY
Great Clips
COST CUTTERS
FAMOUS footwear
rue21
ROSS DRESS FOR LESS
T.J.maxx
SPROUTS FARMERS MARKET
target
KOHL'S
Red Robin
BUFFALO WILD WINGS
maurices
QDOBA
SUBWAY
tcby
BIG 5 SPORTING GOODS
COLD STONE CREAMERY
TACO BELL
WOODSPRING SUITES
GameStop
THE HONEY BAKED HAM CO.
Days Inn & Suites
conoco
7-ELEVEN
boost mobile
SUBWAY
Pizza Hut
MURPHY USA
NAPA
metro by T-Mobile
Aaron's
SAFEWAY
ANYTIME FITNESS
the HUMAN BEAN
Sinclair
GNC LIVE WELL
Little Caesars
HARBOR FREIGHT
BURGER KING
GREASE MONKEY
cricket
F|S
COST CUTTERS
Applebee's
ACE
Arby's
Walmart Supercenter
Village Inn
noodles & company
PAPA JOHNS
TACO BELL
AW
SHERWIN-WILLIAMS
DQ
Kentucky Fried Chicken
O'Reilly Auto Parts
FAMILY DOLLAR
Advance Auto Parts
SONIC
Walgreens
DOLLAR TREE
AutoZone
GOODYEAR
PURCELL
Quality
CARQUEST
PHILLIPS 66
boost mobile
NATURAL GROCERS
FAMILY DOLLAR
DutchBros
Godfather's Pizza
conoco
Winchell's Donut House
Walgreens
Sinclair
metro by T-Mobile
DOUBLETREE BY HILTON
Carl's Jr.
CHIPOTLE MEXICAN GRILL
7-ELEVEN
DOLLAR GENERAL
CIRCLE K
DOLLAR TREE
SUBWAY
Builders FirstSource
7-ELEVEN
CALIBER COLLISION
SCOOTER'S COFFEE
planet fitness
metro by T-Mobile
Walgreens
Advance Auto Parts
dd's DISCOUNTS
FAMILY DOLLAR
cricket
SALLY BEAUTY
QDOBA
Carl's Jr.
taco john's
LONG JOHN SILVER'S
Kentucky Fried Chicken
BURGER KING
TACO BELL
KING Soopers
ACE
save a lot
CATO
O'Reilly Auto Parts
BIG LOTS!
NISSAN
RAM
Jeep
THE HOME DEPOT
Office DEPOT OfficeMax
DODGE
CHEVROLET
CHRYSLER
myeyedr.
CIRCLE K
Godfather's Pizza
Hallmark
KING Soopers
MATTRESSFIRM
BASKIN ROBBINS
CANDLEWOOD SUITES
Marco's Pizza
CAR-TOYS
GREASE MONKEY
Great Clips
SUBWAY
PETSMART
Culver's
BURGER KING
Club CAR WASH
Habitat for Humanity ReStore
Visionworks
Advance Auto Parts
DISCOUNT TIRE
GOLD'S GYM
BOOT BARN
gerber COLLISION & GLASS
IHOP
zumiez
BW Best Western Hotels & Resorts
VASA FITNESS
FINISH LINE
RAC
Comfort INN
COUNTRY INN & SUITES
Hampton by HILTON
AutoZone
Fairfield BY MARRIOTT
Super 8
AAMCO TOTAL CAR CARE
MIDAS
DEL TACO
RED LOBSTER
TSC TRACTOR SUPPLY CO
claire's
Walmart Supercenter
Olive Garden
TEXAS ROADHOUSE
Google
Map data ©2025 Google

Retail Gap Report

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado

City Limits

	Potential / Sales	Index
Clothing, Clothing Accessories Stores	$115.61 M / $93.32 M	19
Men's Clothing Stores	$5.47 M / $2.43 M	56
Women's Clothing Stores	$10.52 M / $6.97 M	34
Children's, Infants' Clothing Stores	$10.74 M / -	100
Family Clothing Stores	$50.13 M / $52.53 M	-5
Clothing Accessory Stores	$2.92 M / $1.03 M	65
Other Apparel Stores	$3.98 M / $1.25 M	69
Shoe Stores	$26.5 M / $27.61 M	-4
Jewelry Stores	$4.67 M / $1.5 M	68
Luggage Stores	$685.01 K / -	100
Furniture, Home Furnishings Stores	$76.39 M / $35.93 M	53
Furniture Stores	$49.89 M / $32.18 M	36
Floor Covering Stores	$7.58 M / $3.76 M	50
Other Home Furnishing Stores	$18.91 M / -	100
Electronics, Appliance Stores	$111.37 M / $115.39 M	-3
Building Material, Garden Equipment, Supplies Dealers	$100.22 M / $174.79 M	-43
Home Centers	$52.86 M / $124.39 M	-58
Paint, Wallpaper Stores	$13.37 M / $18.29 M	-27
Hardware Stores	$5.9 M / $15.91 M	-63
Other Building Materials Stores	$19.58 M / $5.81 M	70
Outdoor Power Equipment Stores	$1.21 M / $101.53 K	92
Nursery, Garden Stores	$7.3 M / $10.28 M	-29
Food, Beverage Stores	$163.07 M / $162.31 M	0
Grocery Stores	$123.63 M / $112.92 M	9
Convenience Stores	$11.62 M / $6.73 M	42
Meat Markets	$788.52 K / $269.74 K	66
Fish, Seafood Markets	$277.77 K / $718.06 K	-61
Fruit, Vegetable Markets	$492.36 K / -	100
Other Specialty Food Markets	$863.86 K / $874.88 K	-1
Liquor Stores	$25.4 M / $40.79 M	-38

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado

City Limits

	Potential / Sales	Index
Health, Personal Care Stores	$103.65 M / $57.39 M	*45*
Pharmacy, Drug Stores	$91.21 M / $43.55 M	*52*
Cosmetics, Beauty Stores	$5.3 M / $3.51 M	*34*
Optical Goods Stores	$1.47 M / $1.23 M	*16*
Other Health, Personal Care Stores	$5.67 M / $9.11 M	*-38*
Sporting Goods, Hobby, Book, Music Stores	$124.06 M / $109.18 M	*12*
Sporting Goods Stores	$51.58 M / $49.96 M	*3*
Hobby, Toy, Game Stores	$29.03 M / $19.71 M	*32*
Sewing, Needlecraft Stores	$24.72 M / $18.21 M	*26*
Musical Instrument Stores	$9.57 M / $16.69 M	*-43*
Book Stores	$9.15 M / $4.62 M	*50*
General Merchandise Stores	$363.91 M / $237.02 M	*35*
Department Stores	$122.25 M / $228.65 M	*-47*
Warehouse Superstores	$211.53 M / -	*100*
Other General Merchandise Stores	$30.12 M / $8.37 M	*72*
Miscellaneous Store Retailers	$46.09 M / $72.15 M	*-36*
Florists	$905.96 K / $1.55 M	*-42*
Office, Stationary Stores	$5.04 M / $14.08 M	*-64*
Gift, Souvenir Stores	$7.1 M / $13.96 M	*-49*
Used Merchandise Stores	$3.29 M / $7.54 M	*-56*
Pet, Pet Supply Stores	$10.1 M / $25.94 M	*-61*
Art Dealers	$1.35 M / -	*100*
Mobile Home Dealers	$1.14 M / -	*100*
Other Miscellaneous Retail Stores	$17.16 M / $9.07 M	*47*
Non-Store Retailers	$214.14 M / $15.54 M	*93*
Mail Order, Catalog Stores	$202.37 M / $9.37 M	*95*
Vending Machines	$1.13 M / $227.28 K	*80*
Fuel Dealers	$1.34 M / $196.88 K	*85*
Other Direct Selling Establishments	$9.31 M / $5.74 M	*38*

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado

City Limits

	Potential / Sales	Index
Accommodation, Food Services	$228.88 M / $187.44 M	18
Hotels, Other Travel Accommodations	$14.66 M / $3.21 M	78
RV Parks	$140.59 K / $10.3 K	93
Rooming, Boarding Houses	$82.06 K / -	100
Full Service Restaurants	$133.74 M / $114.69 M	14
Limited Service Restaurants	$62.11 M / $70.17 M	-11
Special Food Services, Catering	$18.15 M / $1.3 M	93
Drinking Places	$12.65 M / $10.72 M	15
Gasoline Stations	$86.15 M / $8.89 M	90
Motor Vehicle, Parts Dealers	$183.59 M / $217.42 M	-16
New Car Dealers	$102.19 M / $151.83 M	-33
Used Car Dealers	$9.47 M / $19.46 M	-51
Recreational Vehicle Dealers	$20.48 M / $5.76 M	72
Motorcycle, Boat Dealers	$26.68 M / $3.67 M	86
Auto Parts, Accessories	$15.86 M / $21.75 M	-27
Tire Dealers	$8.91 M / $14.95 M	-40
2024 Population	115,568	
2029 Population	123,801	
% Population Change 2024-2029	7.1%	
2024 Adult Population Age 18+	87,086	
2024 Population Male	59,516	
2024 Population Female	56,052	
2024 Households	42,638	
2024 Median Household Income	74,819	
2024 Average Household Income	97,832	

Retail Potential

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	
2024 Population	115,568
2029 Population	123,801
% Population Change 2020-2024	6.0%
2024 Adult Population Age 18+	$87,086
2024 Population Male	$59,516
2024 Population Female	$56,052
2024 Households	$42,638
2024 Median Household Income	$74,819
2024 Average Household Income	$97,832
Clothing, Clothing Accessories Stores	$115.61 M
Men's Clothing Stores	$5.47 M
Women's Clothing Stores	$10.52 M
Children's, Infants' Clothing Stores	$10.74 M
Family Clothing Stores	$50.13 M
Clothing Accessory Stores	$2.92 M
Other Apparel Stores	$3.98 M
Shoe Stores	$26.5 M
Jewelry Stores	$4.67 M
Luggage Stores	$685.01 K
Furniture, Home Furnishings Stores	$76.39 M
Furniture Stores	$49.89 M
Floor Covering Stores	$7.58 M
Other Home Furnishing Stores	$18.91 M
Electronics, Appliance Stores	$111.37 M
Gasoline Stations	$86.15 M
Building Material, Garden Equipment, Supplies Dealers	$100.22 M
Home Centers	$52.86 M
Paint, Wallpaper Stores	$13.37 M
Hardware Stores	$5.9 M
Other Building Materials Stores	$19.58 M
Outdoor Power Equipment Stores	$1.21 M
Nursery, Garden Stores	$7.3 M
Food, Beverage Stores	$163.07 M
Grocery Stores	$123.63 M
Convenience Stores	$11.62 M
Meat Markets	$788.52 K
Fish, Seafood Markets	$277.77 K
Fruit, Vegetable Markets	$492.36 K
Other Specialty Food Markets	$863.86 K
Liquor Stores	$25.4 M

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	
Health, Personal Care Stores	$103.65 M
Pharmacy, Drug Stores	$91.21 M
Cosmetics, Beauty Stores	$5.3 M
Optical Goods Stores	$1.47 M
Other Health, Personal Care Stores	$5.67 M
Sporting Goods, Hobby, Book, Music Stores	$124.06 M
Sporting Goods Stores	$51.58 M
Hobby, Toy, Game Stores	$29.03 M
Sewing, Needlecraft Stores	$24.72 M
Musical Instrument Stores	$9.57 M
Book Stores	$9.15 M
General Merchandise Stores	$363.91 M
Department Stores	$122.25 M
Warehouse Superstores	$211.53 M
Other General Merchandise Stores	$30.12 M
Miscellaneous Store Retailers	$46.09 M
Florists	$905.96 K
Office, Stationary Stores	$5.04 M
Gift, Souvenir Stores	$7.1 M
Used Merchandise Stores	$3.29 M
Pet, Pet Supply Stores	$10.1 M
Art Dealers	$1.35 M
Mobile Home Dealers	$1.14 M
Other Miscellaneous Retail Stores	$17.16 M
Non-Store Retailers	$214.14 M
Mail Order, Catalog Stores	$202.37 M
Vending Machines	$1.13 M
Fuel Dealers	$1.34 M
Other Direct Selling Establishments	$9.31 M
Accommodation, Food Services	$241.53 M
Hotels, Other Travel Accommodations	$14.66 M
RV Parks	$140.59 K
Rooming, Boarding Houses	$82.06 K
Full Service Restaurants	$133.74 M
Limited Service Restaurants	$62.11 M
Special Food Services, Catering	$18.15 M
Drinking Places	$12.65 M
Motor Vehicle, Parts Dealers	$183.59 M
New Car Dealers	$102.19 M
Used Car Dealers	$9.47 M
Recreational Vehicle Dealers	$20.48 M
Motorcycle, Boat Dealers	$26.68 M
Auto Parts, Accessories	$15.86 M
Tire Dealers	$8.91 M

Income Summary

Income Summary Report

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado

City Limits

Population		
Estimated Population (2024)	115,568	
Projected Population (2029)	123,801	
Census Population (2020)	108,982	
Census Population (2010)	92,832	
Projected Annual Growth (2024 to 2029)	8,233	*1.4%*
Historical Annual Growth (2020 to 2024)	6,586	*1.4%*
Historical Annual Growth (2010 to 2020)	16,150	*1.7%*
Households		
Estimated Households (2024)	42,638	
Projected Households (2029)	46,758	
Census Households (2020)	38,161	
Census Households (2010)	33,517	
Projected Annual Growth (2024 to 2029)	4,120	*1.9%*
Historical Annual Growth (2020 to 2024)	4,477	*2.9%*
Historical Annual Growth (2010 to 2020)	4,644	*1.4%*
Average Household Income		
Estimated Average Household Income (2024)	$97,832	
Projected Average Household Income (2029)	$100,477	
Census Average Household Income (2020)	$55,770	
Census Average Household Income (2010)	$48,652	
Projected Annual Growth (2024 to 2029)	$2,645	*0.5%*
Historical Annual Growth (2020 to 2024)	$42,062	5.4%
Historical Annual Growth (2010 to 2020)	$7,118	1.5%
Median Household Income		
Estimated Median Household Income (2024)	$74,819	
Projected Median Household Income (2029)	$74,809	
Census Median Household Income (2020)	$41,473	
Census Median Household Income (2010)	$37,099	
Projected Annual Growth (2024 to 2029)	-$10	-
Historical Annual Growth (2020 to 2024)	$33,346	5.7%
Historical Annual Growth (2010 to 2020)	$4,374	1.2%
Per Capita Income		
Estimated Per Capita Income (2024)	$36,374	
Projected Per Capita Income (2029)	$38,210	
Census Per Capita Income (2020)	$20,139	
Census Per Capita Income (2010)	$17,473	
Projected Annual Growth (2024 to 2029)	$1,836	*1.0%*
Historical Annual Growth (2020 to 2024)	$16,235	5.8%
Historical Annual Growth (2010 to 2020)	$2,666	1.5%
Other Income		
Estimated Families (2024)	26,846	
Estimated Average Family Income (2024)	$116,163	
Estimated Median Family Income (2024)	$91,521	
Estimated Average Household Net Worth (2024)	$892,956	

Consumer Expenditure Summary

Consumer Expenditure Summary

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits		
Estimated Population		115,568
Estimated Households		42,638
Household Expenditure		$4.22 B
Per Household ~ Per Capita	$98,976	$36,516
Non-Retail Expenditures	$2.08 B	49.3%
Per Household ~ Per Capita	$48,817	$18,011
Retail Expenditures	$2.14 B	50.7%
Per Household ~ Per Capita	$50,158	$18,505
Alcoholic Beverages	$25.77 M	0.6%
Per Household ~ Per Capita	$604	$223
Apparel	$78.73 M	1.9%
Per Household ~ Per Capita	$1,846	$681
Contributions	$130.49 M	3.1%
Per Household ~ Per Capita	$3,060	$1,129
Education	$94.01 M	2.2%
Per Household ~ Per Capita	$2,205	$813
Entertainment	$244.04 M	5.8%
Per Household ~ Per Capita	$5,724	$2,112
Food Away From Home	$186.43 M	4.4%
Per Household ~ Per Capita	$4,372	$1,613
Grocery	$294.01 M	7.0%
Per Household ~ Per Capita	$6,895	$2,544
Health Care	$270.46 M	6.4%
Per Household ~ Per Capita	$6,343	$2,340
Household Furnishings and Equipment	$112.23 M	2.7%
Per Household ~ Per Capita	$2,632	$971
Household Operations	$80.01 M	1.9%
Per Household ~ Per Capita	$1,876	$692
Miscellaneous Expenses	$72.37 M	1.7%
Per Household ~ Per Capita	$1,697	$626
Personal Care	$56.97 M	1.3%
Per Household ~ Per Capita	$1,336	$493
Shelter	$702.89 M	16.7%
Per Household ~ Per Capita	$16,485	$6,082
Tax and Retirement	$955.77 M	22.6%
Per Household ~ Per Capita	$22,416	$8,270
Tobacco and Related	$24.11 M	0.6%
Per Household ~ Per Capita	$565	$209
Transportation	$681.39 M	16.1%
Per Household ~ Per Capita	$15,981	$5,896
Utilities	$210.76 M	5.0%
Per Household ~ Per Capita	$4,943	$1,824

Consumer Expenditure Trend

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits		
Population / Households (2024)		
Estimated Population	115,568	
Estimated Households	42,638	
Total Annual Consumer Expenditure (2024)		
Total Household Expenditure	$4.22 B	
Total Non-Retail Expenditure	$2.08 B	
Total Retail Expenditure	$2.14 B	
Alcoholic Beverages	$25.77 M	
Apparel	$78.73 M	
Contributions	$130.49 M	
Education	$94.01 M	
Entertainment	$244.04 M	
Food Away From Home	$186.43 M	
Grocery	$294.01 M	
Health Care	$270.46 M	
Household Furnishings and Equipment	$112.23 M	
Household Operations	$80.01 M	
Miscellaneous Expenses	$72.37 M	
Personal Care	$56.97 M	
Shelter	$702.89 M	
Tax and Retirement	$955.77 M	
Tobacco and Related	$24.11 M	
Transportation	$681.39 M	
Utilities	$210.76 M	
Monthly Household Consumer Expenditure (2024)		
Total Household Expenditure	$8,248	
Total Non-Retail Expenditure	$4,068	*49.3%*
Total Retail Expenditure	$4,180	*50.7%*
Alcoholic Beverages	$50	*0.6%*
Apparel	$154	*1.9%*
Contributions	$255	*3.1%*
Education	$184	*2.2%*
Entertainment	$477	*5.8%*
Food Away From Home	$364	*4.4%*
Grocery	$575	*7.0%*
Health Care	$529	*6.4%*
Household Furnishings and Equipment	$219	*2.7%*
Household Operations	$156	*1.9%*
Miscellaneous Expenses	$141	*1.7%*
Personal Care	$111	*1.3%*
Shelter	$1,374	*16.7%*
Tax and Retirement	$1,868	*22.6%*
Tobacco and Related	$47	*0.6%*
Transportation	$1,332	*16.1%*
Utilities	$412	*5.0%*

Consumer Expenditure Trend

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	
Population / Households (2029)	
Projected Population	123,801
Projected Households	-
Total Annual Consumer Expenditure (2029)	
Total Household Expenditure	$4.52 B
Total Non-Retail Expenditure	$2.25 B
Total Retail Expenditure	$2.28 B
Alcoholic Beverages	$27.57 M
Apparel	$83.8 M
Contributions	$140.39 M
Education	$100.89 M
Entertainment	$259.82 M
Food Away From Home	$198.72 M
Grocery	$309.13 M
Health Care	$295 M
Household Furnishings and Equipment	$119.7 M
Household Operations	$85.16 M
Miscellaneous Expenses	$77.24 M
Personal Care	$60.1 M
Shelter	$751.35 M
Tax and Retirement	$1.04 B
Tobacco and Related	$24.88 M
Transportation	$724.93 M
Utilities	$221.18 M
Consumer Expenditure Growth (2024 to 2029)	
Total Household Expenditure	$304.08 M
Total Non-Retail Expenditure	$164.72 M
Total Retail Expenditure	$139.4 M
Alcoholic Beverages	$1.79 M
Apparel	$5.07 M
Contributions	$9.9 M
Education	$6.88 M
Entertainment	$15.78 M
Food Away From Home	$12.28 M
Grocery	$15.12 M
Health Care	$24.55 M
Household Furnishings and Equipment	$7.48 M
Household Operations	$5.15 M
Miscellaneous Expenses	$4.86 M
Personal Care	$3.14 M
Shelter	$48.46 M
Tax and Retirement	$88.9 M
Tobacco and Related	$769.9 K
Transportation	$43.54 M
Utilities	$10.43 M

Crime Risk

Crime Risk Profile

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	
Demographics	
Population	115,568
Census Population	108,982
Households	42,638
Average Household Income	$97,832
Median Household Income	$74,819
Per Capita Income	$36,374
Total Crime	
Crime Index	130
Crime Level	Above Average
Personal Crime	
Crime Index	125
Crime Level	Above Average
Murder	
Crime Index	86
Crime Level	Below Average
Rape	
Crime Index	125
Crime Level	Above Average
Robbery	
Crime Index	91
Crime Level	Average
Assault	
Crime Index	136
Crime Level	Above Average
Property Crime	
Crime Index	131
Crime Level	Above Average
Burglary	
Crime Index	109
Crime Level	Average
Larceny	
Crime Index	124
Crime Level	Above Average
Motor Vehicle Theft	
Crime Index	192
Crime Level	Very High

* Crime Index: 100 = National Average Adjusted for Population

Void Analysis

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Auto Parts Tires			
AAMCO	1 / 2	5,000	
Advance Auto Parts	2 / 3	9,400	
AutoZone	3 / 7	6,600	
VOID Big O Tires	0 / 2	6,000	3.70 Mi SE
Caliber Collision	1 / 2	15,100	
CARQUEST	1 / 2	12,300	
VOID Crash Champions	0 / 2	11,700	4.68 Mi SE
Discount Tire	2 / 2	7,900	
Firestone	1 / 2	9,000	
Gerber Collision & Glass	1 / 1	10,500	
Goodyear	1 / 1	7,900	
Grease Monkey	2 / 6	2,600	
Jiffy Lube	1 / 1	2,500	
Les Schwab Tires	1 / 4	14,500	
Midas	1 / 1	4,800	
NAPA	1 / 8	6,200	
O'Reilly	2 / 6	8,500	
VOID Purcell	0 / 1	14,000	4.98 Mi NE
Quick Lane	1 / 1	7,400	
VOID Valvoline Instant Oil Change	0 / 2	3,400	8.90 Mi NW
Banks			
Bank of America	2 / 2	5,000	
BMO Harris Bank	1 / 1	5,400	
Chase Bank	3 / 5	3,500	
Dickinson Financial	2 / 2	7,400	
First Interstate Bank	1 / 2	5,900	
FirstBank	2 / 5	5,600	
VOID Heartland Financial	0 / 1	6,900	29.63 Mi SW
Independent Bank	2 / 2	7,500	
Lauritzen	2 / 5	7,400	
NBH Bank	1 / 3	7,200	
Pinnacle Bank	2 / 5	5,300	
PNC Bank	1 / 1	3,800	
U.S. Bank	1 / 2	4,700	
Wells Fargo	5 / 6	3,500	
Banks Minor			

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Bank	9 / 26		
Car Washes			
Club Car Wash	1 / 2	5,500	
Clothing Apparel			
Buckle	1 / 1	5,100	
Cato	1 / 1	5,000	
dd's DISCOUNTS	1 / 1	24,300	
maurices	1 / 1	6,000	
Old Navy	1 / 1	18,000	
Rue21	1 / 1	5,600	
Computers Electronic			
Best Buy	1 / 1	35,600	
Car Toys	1 / 1	6,000	
Convenience Stores			
7-Eleven	8 / 22	3,200	
Circle K	2 / 10	3,200	
Conoco	5 / 18	2,500	
VOID Exxon	0 / 3	2,600	10.74 Mi SW
Kum & Go	3 / 10	4,300	
VOID Love's	0 / 3	7,300	13.57 Mi SW
VOID Mobil	0 / 1	2,400	8.21 Mi NW
Murphy USA	1 / 2	2,100	
Phillips 66	1 / 4	2,500	
VOID QuikTrip	0 / 2	4,800	4.83 Mi SE
Shell	4 / 9	1,800	
Sinclair	3 / 11	2,000	
VOID Valero	0 / 2	3,200	16.19 Mi NW
Craft Fabric Stores			
Hobby Lobby	1 / 1	68,500	
Michaels	1 / 1	23,600	
Dealerships			
Cadillac	1 / 1		
Chevrolet	1 / 3		
Chrysler	1 / 1		
Dodge	2 / 2		
Ford	1 / 2		
GMC	1 / 2		

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Honda	1 / 1		
Hyundai	1 / 1		
Jeep	2 / 2		
VOID Kia	0 / 2		7.47 Mi SW
VOID Lexus	0 / 1		22.92 Mi SW
VOID Mazda	0 / 1		18.69 Mi NW
Nissan	1 / 1		
RAM	2 / 2		
Subaru	1 / 1		
Toyota	1 / 2		
Volkswagen	1 / 1		
Dental			
Aspen Dental	1 / 1	3,500	
Pacific Dental Services	2 / 2	3,200	
Discount Department Stores			
Burlington Coat Factory	1 / 1	70,500	
Kohl's	1 / 1	84,200	
Ross	1 / 1	28,300	
Target	1 / 1	113,100	
TJ Maxx	1 / 1	33,400	
Wal-Mart Supercenter	2 / 3	189,700	
Dollar Stores			
Big Lots	1 / 1	31,200	
Dollar General	1 / 7	9,600	
Dollar Tree	2 / 4	11,800	
Family Dollar	3 / 10	9,400	
Drug Stores			
CVS	1 / 1	13,400	
GNC	2 / 2	1,700	
Walgreens	4 / 8	14,800	
Education			
College	1 / 1		
Day Care	32 / 108		
High School	6 / 19		
Junior College	2 / 2		
PK - 8	23 / 89		
PK - 8 (Private)	4 / 7		

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Entertainment			
Chuck E. Cheese's	1 / 1	12,400	
Cinemark	1 / 1	61,900	
Theatres	4 / 4		
EV Charging Stations			
Blink Charging	3 / 4		
ChargePoint	4 / 24		
Electrify America	1 / 2		
EVgo	1 / 1		
Independent	7 / 19		
VOID Shell Recharge	0 / 1		8.77 Mi NW
Eyewear			
America's Best	1 / 1	4,000	
MyEyeDr.	2 / 3	2,800	
VOID Pearle Vision	0 / 1	2,000	13.97 Mi SW
Visionworks	1 / 1	3,800	
Fitness			
Anytime Fitness	1 / 5	5,100	
Gold's Gym	1 / 1	26,000	
Hotworx	1 / 1	2,000	
Orangetheory Fitness	1 / 1	3,700	
Planet Fitness	1 / 1	24,600	
VASA Fitness	1 / 1	61,400	
VOID YMCA	0 / 1	41,600	9.20 Mi SW
Furniture Household			
Aaron's	1 / 1	9,000	
Furniture Row	1 / 2		
Rent A Center	1 / 1	5,700	
Grocery Stores			
King Soopers	3 / 6	70,600	
Natural Grocers	1 / 1	17,400	
Safeway	2 / 5	49,400	
Save-A-Lot	1 / 1	21,300	
Sprouts	1 / 1	29,800	
Health Beauty			
Bath & Body Works	1 / 1	3,800	
Benefit Cosmetics	1 / 1		

Void Analysis

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Claire's	1 / 1	1,300	
Cost Cutters	2 / 3	1,700	
Fantastic Sams	1 / 1	2,400	
Great Clips	3 / 6	1,900	
Sally Beauty Supply	2 / 2	2,300	
Sephora	1 / 1	5,700	
Sport Clips	1 / 3	1,400	
ULTA	1 / 1	11,300	
Health Care			
Allergy and Immunology	2 / 2		
Anesthesiology	2 / 2		
Audiologist	2 / 2		
Cardiac Electrophysiology	5 / 6		
Cardiac Surgery	3 / 3		
Cardiovascular Disease	5 / 7		
Certified Nurse Midwife	4 / 6		
Certified Registered Nurse Anesthetist	3 / 3		
Chiropractic	10 / 24		
Clinical Nurse Specialist	5 / 6		
Clinical Psychologist	5 / 6		
Clinical Social Worker	9 / 13		
Critical Care	2 / 2		
Dermatology	3 / 4		
Diagnostic Radiology	2 / 3		
Dialysis Centers	3 / 4		
Emergency Medicine	3 / 4		
Endocrinology	4 / 4		
Family Practice	15 / 34		
Gastroenterology	3 / 4		
General Practice	2 / 2		
General Surgery	5 / 5		
Gynecological Oncology	1 / 1		
Hematology and Oncology	3 / 3		
Hospice and Palliative Care	2 / 2		
Hospitalist	4 / 6		
Infectious Disease	4 / 5		
Internal Medicine	8 / 15		

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Interventional Cardiology	2 / 3		
Interventional Pain Management	2 / 2		
Interventional Radiology	2 / 2		
Medical Oncology	1 / 1		
Nephrology	1 / 1		
Neurology	4 / 4		
Neurosurgery	2 / 3		
Nurse Practitioner	26 / 41		
Obstetrics and Gynecology	4 / 8		
Occupational Therapy	4 / 8		
Ophthalmology	2 / 2		
Optometry	9 / 19		
Orthopedic Surgery	6 / 8		
Otolaryngology	2 / 3		
Pediatric Medicine	1 / 1		
Physical Medicine and Rehabilitation	4 / 4		
Physical Therapy	12 / 24		
Physician Assistant	20 / 30		
Plastic and Reconstructive Surgery	1 / 1		
Podiatry	4 / 5		
Preventative Medicine	1 / 1		
Psychiatry	6 / 10		
Pulmonary Disease	4 / 4		
Radiation Oncology	1 / 1		
Registered Dietitian or Nutrition Professional	1 / 2		
Rheumatology	3 / 3		
Sports Medicine	1 / 1		
Surgical Oncology	1 / 1		
VOID Thoracic Surgery	0 / 1		11.95 Mi NW
Urgent Care	5 / 5		
Urology	5 / 6		
Vascular Surgery	1 / 1		
Home Improvement			
Ace Hardware	3 / 8	16,200	
Builders FirstSource	1 / 3	43,200	
VOID Do It Best	0 / 2	16,200	5.70 Mi SE
Harbor Freight Tools	1 / 1	17,100	

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Home Depot	1 / 2	120,600	
Lowe's	1 / 1	141,200	
Sherwin-Williams	1 / 4	7,300	
Tractor Supply Company	1 / 2	26,300	
Hotels			
VOID Americas Best Value Inn	0 / 1	15,000	4.80 Mi SE
Best Western Hotels	1 / 2	20,400	
VOID Best Western Plus	0 / 1	19,200	11.89 Mi SW
Candlewood Suites	1 / 1	13,900	
Comfort	1 / 1	14,500	
VOID Comfort Suites	0 / 1	14,700	10.99 Mi SW
Country Inns & Suites	1 / 1	16,400	
Days Inn & Suites	1 / 1	17,600	
DoubleTree	1 / 1	42,500	
VOID Econo Lodge	0 / 1	17,400	20.95 Mi SW
VOID Extended Stay America	0 / 1	18,000	11.64 Mi NW
Fairfield Inn and Suites	1 / 1	18,200	
Hampton Inn	1 / 1	18,300	
VOID Holiday Inn Express	0 / 1	16,400	11.52 Mi NW
Homewood	1 / 1	25,800	
VOID Motel 6	0 / 1	24,300	23.32 Mi SW
Quality	1 / 2	15,700	
VOID Rodeway	0 / 1	11,400	4.67 Mi SE
Super 8	1 / 3	12,300	
VOID Travelodge	0 / 1	17,000	14.78 Mi SW
Woodspring Suites	1 / 1	12,100	
Jewelry			
Kay Jewelers	1 / 1		
Massage			
Massage Envy	1 / 1	3,000	
VOID Waxing The City	0 / 1	1,800	31.30 Mi SW
Mattress			
Denver Mattress	1 / 2	14,800	
Mattress Firm	1 / 1	7,000	
Office Supply			
Office Depot	1 / 1	25,100	
Pet Stores			

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Petco	1 / 1	15,900	
PetsMart	1 / 1	22,100	
Restaurants Bakery Bagels			
Crumbl Cookies	1 / 1	1,500	
Einstein Bros	1 / 1	2,200	
Panera Bread	1 / 1	5,100	
Restaurants Casual			
Applebee's	1 / 1	5,400	
Buffalo Wild Wings	1 / 1	6,600	
Chili's	1 / 1	5,800	
Chipotle	1 / 1	2,500	
Dickey's	1 / 1	3,200	
VOID First Watch	0 / 1	4,200	8.84 Mi NW
Five Guys	1 / 1	2,600	
Fuzzy's Taco Shop	1 / 1	4,300	
IHOP	1 / 1	4,800	
Noodles & Company	2 / 2	3,000	
Olive Garden	1 / 1	8,700	
Qdoba	2 / 3	2,900	
Red Lobster	1 / 1	8,400	
Red Robin	1 / 1	5,300	
Texas Roadhouse	1 / 1	7,400	
Village Inn	2 / 2	5,600	
VOID Waffle House	0 / 1	2,000	16.81 Mi NW
Restaurants Coffee Donuts			
Dutch Bros Coffee	2 / 3	1,200	
Scooter's Coffee	1 / 2	700	
Starbucks	10 / 20	1,800	
The Human Bean	4 / 6	500	
Winchell's	2 / 2	1,500	
Restaurants Fast Food Major			
Arby's	2 / 3	3,300	
Burger King	5 / 10	4,000	
Chick-fil-A	1 / 1	4,300	
Dairy Queen	2 / 4	1,700	
Jack in the Box	1 / 1	2,900	
KFC	2 / 4	3,100	

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
McDonald's	4 / 13	4,600	
Sonic	1 / 5	2,800	
Taco Bell	4 / 8	2,500	
Wendy's	3 / 6	3,300	
Restaurants Fast Food Minor			
A&W	1 / 3	2,800	
Carl's Jr.	2 / 4	3,400	
Chicken Salad Chick	1 / 1	3,100	
Culver's	1 / 1	4,600	
Del Taco	1 / 2	2,800	
Freddy's	1 / 2	3,600	
Long John Silver's	1 / 1	2,600	
Panda Express	1 / 1	2,500	
Popeyes	1 / 3	2,700	
Taco John's	1 / 2	2,200	
Teriyaki Madness	1 / 2	1,600	
Wing Stop	1 / 1	2,000	
Restaurants Ice Cream Smoothie			
Baskin-Robbins	1 / 3	2,200	
Cold Stone Creamery	1 / 2	1,600	
TCBY	1 / 1	1,700	
Restaurants Pizza			
Domino's Pizza	3 / 11	2,100	
Donatos	1 / 1	2,600	
Godfather's Pizza	2 / 2	2,700	
Little Caesars	1 / 5	1,800	
Marco's Pizza	1 / 2	2,000	
MOD Pizza	1 / 1	3,100	
Papa John's	2 / 4	1,500	
Papa Murphy's	1 / 4	1,600	
Pizza Hut	3 / 4	2,800	
Restaurants Sandwich			
Cheba Hut	2 / 2	2,000	
Jersey Mike's	1 / 3	14,600	
Jimmy John's	3 / 4	2,000	
VOID Quiznos	0 / 1	1,600	9.42 Mi NW
Subway	7 / 23	1,700	

Void Analysis

RETAIL ATTRACTIONS, LLC
Economic Development Consulting

Greeley, Colorado City Limits	Site / Market Locations	Avg Square Footage	Closest Location
Self Storage			
VOID SecurCare Self Storage	0 / 1	55,900	16.33 Mi NW
VOID U Haul	0 / 1	45,900	15.92 Mi NW
Shoes Footwear			
Boot Barn	1 / 1	11,000	
Famous Footwear	1 / 1	9,700	
FinishLine	1 / 1	5,000	
Zumiez	1 / 1	2,800	
Specialty			
GameStop	2 / 2	1,700	
Goodwill	1 / 1	24,100	
Hallmark	1 / 1	5,600	
Harley Davidson	1 / 2	27,200	
ReStore	1 / 1	19,700	
The Honey Baked Ham Co	1 / 1	2,400	
Sporting Goods			
Big 5	1 / 1	12,700	
Wholesale			
VOID Sam's Club	0 / 1	134,000	3.54 Mi SE
Wireless Stores			
AT&T	1 / 2	3,500	
Boost Mobile	2 / 3	1,600	
Cricket	3 / 3	1,600	
MetroPCS	4 / 4	1,900	
T-Mobile	3 / 4	1,800	
Verizon Wireless	1 / 1	3,800	
Xfinity Mobile	1 / 1		
Worship			
Baptist	4 / 11		
Christian	5 / 6		
Judaic	1 / 1		
Muslim	1 / 1		
Presbyterian	1 / 1		