LOCATION SOLUTIONS MADE EASY

THE MARKET STUDY

DATE:	Date
PRACTITIONER:	Dr. Robert Smith
BASE LOCATION:	Anytown, US
SEARCH AREA:	User Drawn Search Area
MARKET:	Medical
IDEALRATIO:	2,800
RADIUS:	3-Mile
DRIVE TIME:	15-Minute
HHI MINIMUM:	$50,000
TOP RESULTS:	10

PRESENTED BY

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Search Parameters

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PRACTITIONER:	Dr. Robert Smith
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MARKET:	Medical
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RADIUS:	3-Mile
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HHI MINIMUM:	$50,000
TOP RESULTS:	Top 10 Overall Pockets - Composite Top 10 Radius Pockets & Data Top 10 Drive Time Pockets & Data

Definition of a Idealratio

To effectively analyze Practitioner to Population Ratios, we compare them to proprietary saturation standards that measure the population (not patients) per practitioner that indicates a point where a market generally becomes saturated. For example, the saturation ratio for Medical is 2,800. A number higher than 2,800 would indicate the market has potential for an additional practitioner(s) and is shown with green text. A number below 2,800 indicates the area may be oversaturated and is shown with red text. While the IdealRatio can be used as a gauge for opportunity, it is never safely used as sole location-selection criteria. Furthermore, it is only one piece of the custom analysis for each client and their individual market.

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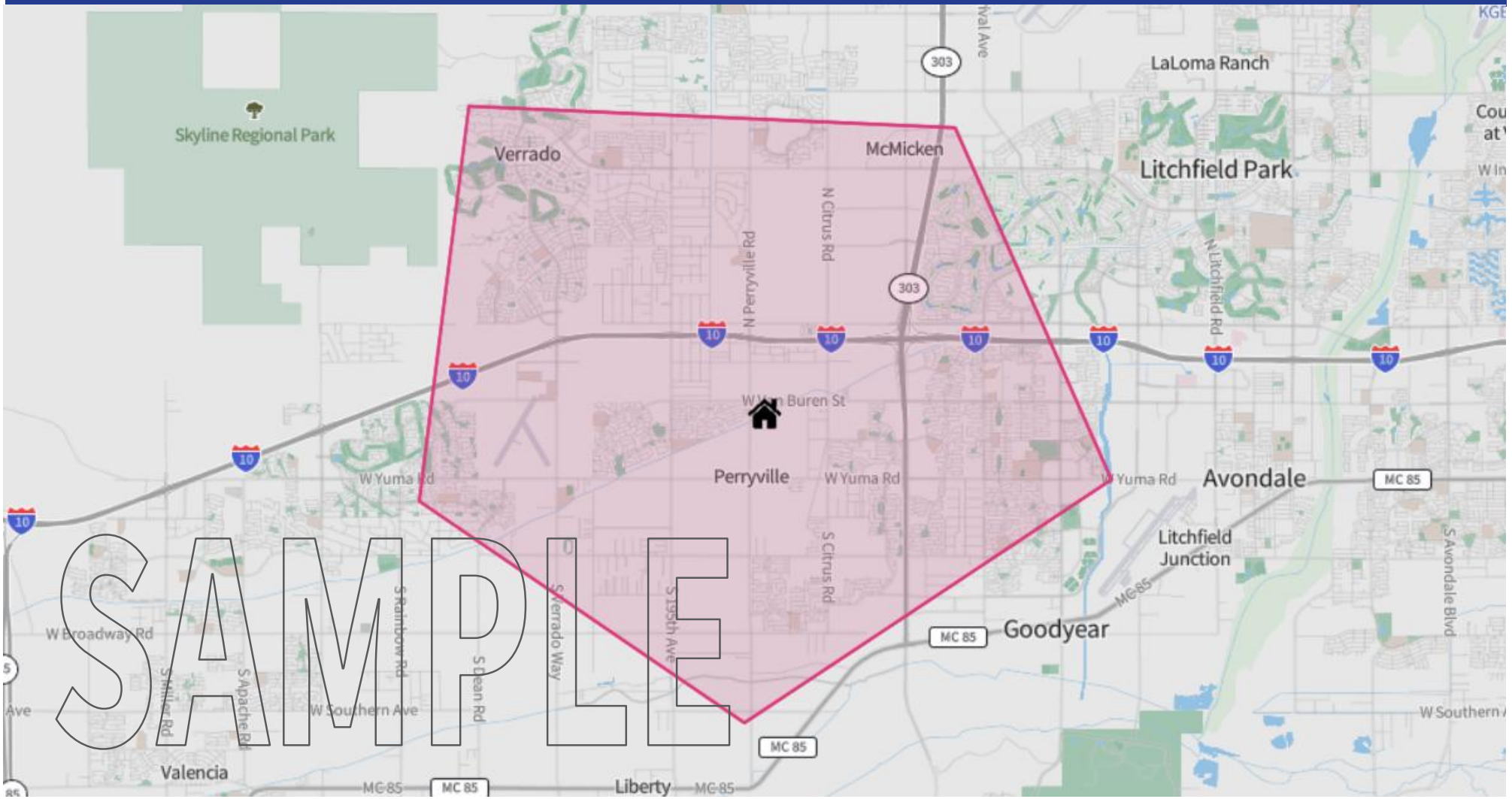
Overall Unfiltered Search Area - Map View



This map shows the entire unfiltered search area for this Market Study.

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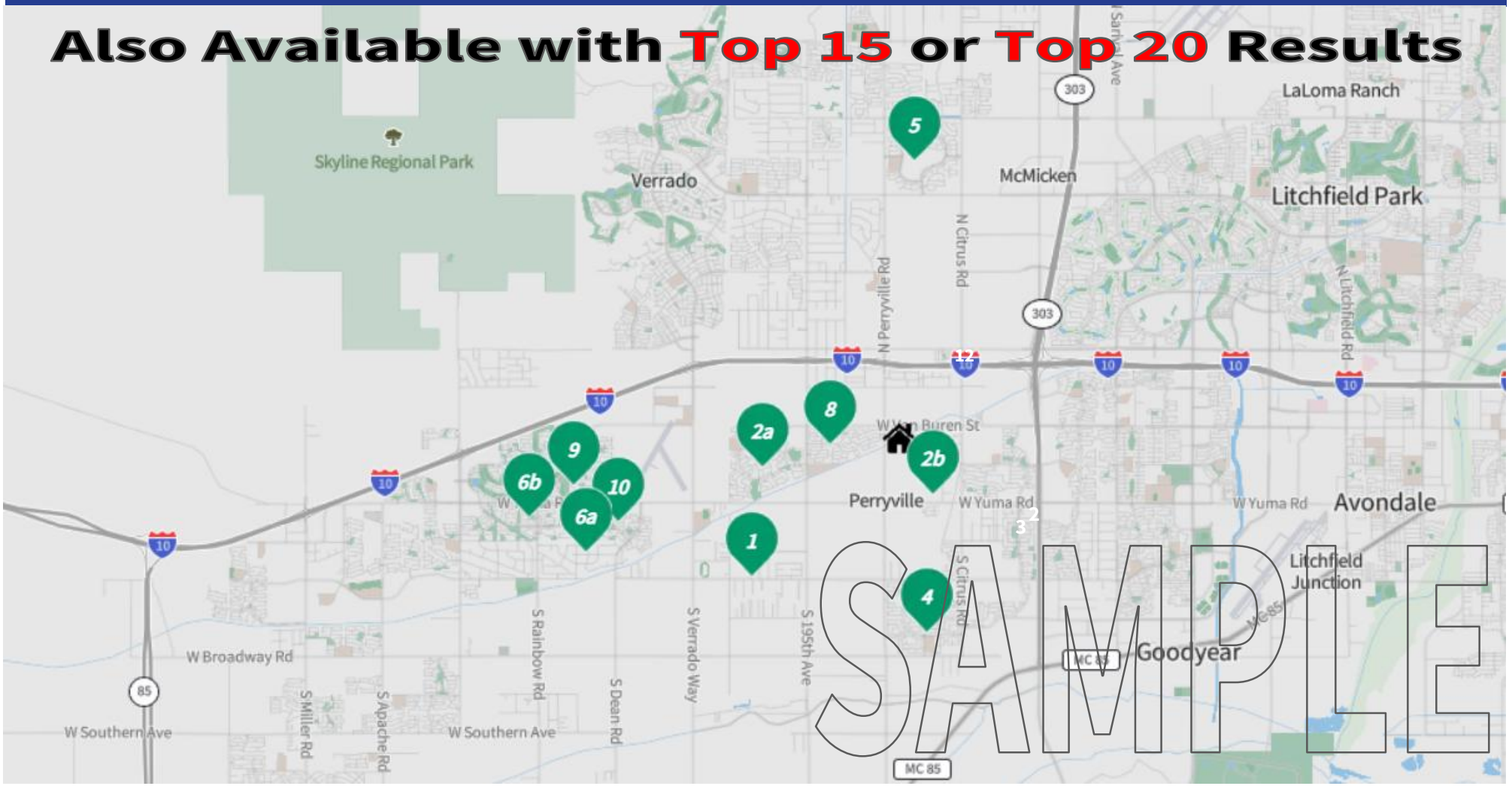
Top 10 Overall Pockets - Map View



Icons are Locations that appear in the Top 10 Overall Pockets Composite Ranking list (Page 6).

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Top 10 Overall Pockets - Composite Ranking

Overall Rank	Census Block Center	Average Household Income	Drive Time From Base (Minutes)	3-Mile Radius			15-Minute Drive Time			Idealratio Market Saturation Level*	Composite Ranking (Lowest is Best)
				Rank	2024 Population	Radius Ratio	Rank	2024 Population	Drive Time Ratio		
1	2807 S 201st Dr Buckeye AZ 85326	$ 104,446	9:39	1	23,310	3,330	1	38,243	4,780	2,800	2
2a	19937 W Buchanan St Buckeye AZ 85326	$ 106,397	10:02	3	33,123	2,070	2	28,627	2,602	2,800	5
2b	18191 W Yuma Rd Goodyear AZ 85338	$ 102,381	5:51	2	44,140	2,102	3	6,349	2,116	2,800	5
4	3817 S 182nd Ln Goodyear AZ 85338	$ 104,182	10:06	5	24,091	1,606	5	29,075	1,938	2,800	10
5	18373 W Sells Dr Goodyear AZ 85395	$ 120,435	13:43	6	27,740	1,541	8	23,257	1,163	2,800	14
6a	2101 S 222nd Ave Buckeye AZ 85326	$ 100,176	13:06	9	33,163	1,105	7	35,732	1,191	2,800	16
6b	1443 S 228th Dr Buckeye AZ 85326	$ 99,355	14:16	10	32,070	1,069	6	36,065	1,443	2,800	16
8	19269 W Washington St Buckeye AZ 85326	$ 103,083	6:11	4	34,801	1,740	13	60,975	1,000	2,800	17
9	22343 W Antelope Trail Buckeye AZ 85326	$ 102,083	14:23	11	33,510	1,047	9	32,714	1,055	2,800	20
10	1583 S 218th Ln Buckeye AZ 85326	$ 102,599	13:05	12	32,454	1,047	11	29,816	1,028	2,800	23

*Less than 2,800 = Market Saturation; Higher than 2,800=Market Potential - For a full definition of the Idealratio levels, see page 3.

SAMPLE

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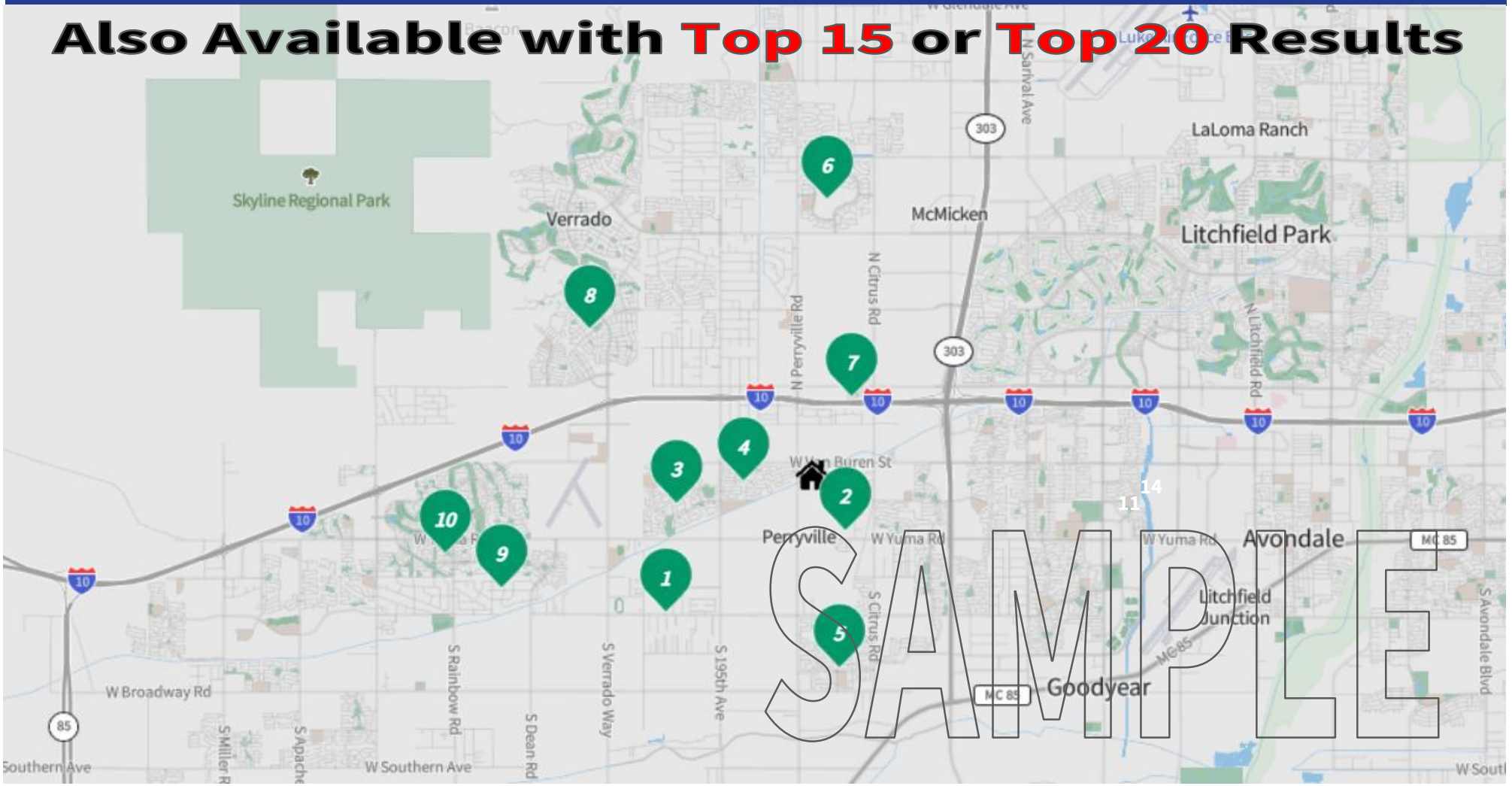
Top 10 Radius Pockets - Map View



Icons are Locations that appear in the Top 10 Radius Pockets & Data list (Page 8).

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Top 10 Radius Pockets & Data

3-Mile Radius

Overall Rank	Radius Rank	Census Block Center	2024 Population	2029 Projected Population	% Growth	Average Household Income	Drive Time From Base (Minutes)	Total Competing Doctors	Competition Ratio (Existing Practice)	Competition Ratio (If New Start-Up)	Idealratio Market Saturation Level	+/-
1	1	2807 S 201st Dr Buckeye AZ 85326	23,310	24,388	4.62%	$ 104,446	9:39	7.00	3,330	2,914	2,800	530
2b	2	18191 W Yuma Rd Goodyear AZ 85338	44,140	46,039	4.30%	$ 102,381	5:51	21.00	2,102	2,006	2,800	-698
2a	3	19937 W Buchanan St Buckeye AZ 85326	33,123	34,635	4.56%	$ 106,397	10:02	16.00	2,070	1,948	2,800	-730
8	4	19269 W Washington St Buckeye AZ 85326	34,801	36,304	4.32%	$ 103,083	6:11	20.00	1,740	1,657	2,800	-1,060
4	5	3817 S 182nd Ln Goodyear AZ 85338	24,091	25,208	4.64%	$ 104,182	10:06	15.00	1,606	1,506	2,800	-1,194
5	6	18373 W Sells Dr Goodyear AZ 85395	27,740	28,877	4.10%	$ 120,435	13:43	18.00	1,541	1,460	2,800	-1,259
11	7	1487 N 181st Dr Goodyear AZ 85395	46,445	48,444	4.30%	$ 109,057	9:08	31.00	1,498	1,451	2,800	-1,302
15a	8	20891 W Maiden Ln Buckeye AZ 85396	31,129	32,573	4.64%	$ 120,014	14:17	27.00	1,153	1,112	2,800	-1,647
6a	9	2101 S 222nd Ave Buckeye AZ 85326	33,163	34,701	4.64%	$ 100,176	13:06	30.00	1,105	1,070	2,800	-1,695
6b	10	1443 S 228th Dr Buckeye AZ 85326	32,070	33,557	4.64%	$ 99,355	14:16	30.00	1,069	1,035	2,800	-1,731

*Less than 2,800 = Market Saturation; Higher than 2,800=Market Potential - For a full definition of the Idealratio levels, see page 3.

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Top 10 Drive Time Pockets & Data

Icons are Locations that appear in the Top 10 Drive Time Pockets & Data list (Page 10).

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Top 10 Drive Time Pockets & Data

15-Minute Drive Time

Overall Rank	Drive Time Rank	Census Block Center	2024 Population	2029 Projected Population	% Growth	Average Household Income	Drive Time From Base (Minutes)	Total Competing Doctors	Competition Ratio (Existing Practice)	Competition Ratio (If New Start-Up)	Idealratio Market Saturation Level	+/-
1	1	2807 S 201st Dr Buckeye AZ 85326	38,243	40,010	4.62%	$ 103,530	9:39	8.00	4,780	4,249	2,800	1,980
2a	2	19937 W Buchanan St Buckeye AZ 85326	28,627	29,947	4.61%	$ 101,571	10:02	11.00	2,602	2,386	2,800	-198
2b	3	18191 W Yuma Rd Goodyear AZ 85338	6,349	6,642	4.61%	$ 102,627	5:51	3.00	2,116	1,587	2,800	-684
12b	4	1845 S 175th Dr Goodyear AZ 85338	44,293	46,305	4.54%	$ 106,964	9:19	22.00	2,013	1,926	2,800	-787
4	5	3817 S 182nd Ln Goodyear AZ 85338	29,075	30,412	4.60%	$ 104,064	10:06	15.00	1,938	1,817	2,800	-862
6b	6	1443 S 228th Dr Buckeye AZ 85326	36,065	37,741	4.65%	$ 99,415	14:16	25.00	1,443	1,387	2,800	-1,357
6a	7	2101 S 222nd Ave Buckeye AZ 85326	35,732	37,393	4.65%	$ 100,639	13:06	30.00	1,191	1,153	2,800	-1,609
5	8	18373 W Sells Dr Goodyear AZ 85395	23,257	24,191	4.02%	$ 118,161	13:43	20.00	1,163	1,107	2,800	-1,637
9	9	22343 W Antelope Trail Buckeye AZ 85326	32,714	34,233	4.64%	$ 100,216	14:23	31.00	1,055	1,022	2,800	-1,745
12a	10	300 N 215th Ave Buckeye AZ 85326	16,468	17,231	4.63%	$ 97,916	11:04	16.00	1,029	969	2,800	-1,771

*Less than 2,800 = Market Saturation; Higher than 2,800=Market Potential - For a full definition of the Idealratio levels, see page 3.

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