

AREA DESCRIPTION

2-3-37

(For Instructions see Reverse Side)

1. NAME OF CITY Durham, N. C. SECURITY GRADE A AREA NO. 1
2. DESCRIPTION OF TERRAIN.
Level to gently rolling
3. FAVORABLE INFLUENCES. Large lots, quiet, all utilities, school on 9th St, adequate transportation, park close. In direction of city trend.
4. DETRIMENTAL INFLUENCES. 3 miles from center of city - truck traffic? (There is an indication that the future may see East and West bound through truck traffic routed along Club Boulevard)
5. INHABITANTS: Professional - Business
 a. Type Executives; b. Estimated annual family income \$ 3000 - \$8000
 c. Foreign-born None; %; d. Negro None; %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families None; %;
 g. Population is increasing slightly; ~~decreasing~~; ~~static~~.
6. BUILDINGS:
 a. Type or types Single family; b. Type of construction Frame & Brick Veneer; %;
 c. Average age 10 - 15 years; d. Repair Good
7. HISTORY:
- | YEAR | RANGE | SALE VALUES | | RENTAL VALUES | | |
|------------|-------------------|--------------------|------|---------------|--------------------|------|
| | | PREDOM-
INATING | % | RANGE | PREDOM-
INATING | % |
| 1929 level | \$6000 - \$12,000 | \$8,000 | 100% | \$50 - \$65 | \$55 | 100% |
| 1933 low | \$4000 - \$7,000 | \$5,500 | 68% | \$45 - \$60 | \$45 | 80% |
| current | \$5000 - \$9000 | \$7,000 | 87% | \$45 - \$60 | \$50 | 90% |
- Peak sale values occurred in 1929 and were 100 % of the 1929 level.
Peak rental values occurred in 1929 and were 100 % of the 1929 level.
8. OCCUPANCY: a. Land 70 %; b. Dwelling units 100 %; c. Home owners 80 %
9. SALES DEMAND: a. Good; b. \$6000 singles; c. Activity is Fair
10. RENTAL DEMAND: a. Good; b. \$50 - \$60 singles; c. Activity is Good
11. NEW CONSTRUCTION: a. Types \$6000 singles; b. Amount last year Mediocre
12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase Ample; b. Home building Ample
13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static
14. CLARIFYING REMARKS: The better part of the area is that part extending from Maryland Avenue to Hillendale Road, along Club Boulevard. That part of the area on 9th Street and on Club Boulevard fronting Watts Hospital not quite as desirable as other part of area.
15. Information for this form was obtained from Leon W. Powell, Realtor

Date May 21, 1937

(Over)