



Executive Summary

Drive Times: 5, 10, 15 drive time minute radii

Cobb Pkwy & 2980, Vinings, GA 30339, USA

Latitude: 33.8804

Longitude: -84.4609

	5 drive time minute	10 drive time minute	15 drive time minute
Population			
2000 Population	12,139	86,962	269,515
2010 Population	13,345	92,960	286,352
2021 Population	18,785	112,075	339,379
2026 Population	21,472	121,245	367,004
2000-2010 Annual Rate	0.95%	0.67%	0.61%
2010-2021 Annual Rate	3.09%	1.68%	1.52%
2021-2026 Annual Rate	2.71%	1.59%	1.58%
2021 Male Population	49.5%	49.1%	49.8%
2021 Female Population	50.5%	50.9%	50.2%
2021 Median Age	34.1	35.1	35.3

In the identified area, the current year population is 339,379. In 2010, the Census count in the area was 286,352. The rate of change since 2010 was 1.52% annually. The five-year projection for the population in the area is 367,004 representing a change of 1.58% annually from 2021 to 2026. Currently, the population is 49.8% male and 50.2% female.

Median Age

The median age in this area is 34.1, compared to U.S. median age of 38.5.

Race and Ethnicity

2021 White Alone	46.3%	48.7%	55.6%
2021 Black Alone	29.0%	33.2%	25.8%
2021 American Indian/Alaska Native Alone	0.3%	0.3%	0.3%
2021 Asian Alone	14.3%	8.2%	8.1%
2021 Pacific Islander Alone	0.1%	0.0%	0.0%
2021 Other Race	7.0%	6.1%	6.8%
2021 Two or More Races	3.1%	3.4%	3.4%
2021 Hispanic Origin (Any Race)	13.9%	13.1%	15.2%

Persons of Hispanic origin represent 15.2% of the population in the identified area compared to 18.9% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 71.6 in the identified area, compared to 65.4 for the U.S. as a whole.

Households

2021 Wealth Index	89	115	129
2000 Households	6,997	41,771	117,881
2010 Households	7,481	45,474	128,040
2021 Total Households	10,270	54,577	153,325
2026 Total Households	11,719	58,992	166,293
2000-2010 Annual Rate	0.67%	0.85%	0.83%
2010-2021 Annual Rate	2.86%	1.64%	1.61%
2021-2026 Annual Rate	2.67%	1.57%	1.64%
2021 Average Household Size	1.83	2.05	2.18

The household count in this area has changed from 128,040 in 2010 to 153,325 in the current year, a change of 1.61% annually. The five-year projection of households is 166,293, a change of 1.64% annually from the current year total. Average household size is currently 2.18, compared to 2.20 in the year 2010. The number of families in the current year is 73,228 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026. Esri converted Census 2000 data into 2010 geography.



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Mortgage Income			
2021 Percent of Income for Mortgage	27.5%	23.6%	21.0%
Median Household Income			
2021 Median Household Income	\$79,555	\$75,013	\$80,258
2026 Median Household Income	\$88,577	\$82,734	\$90,741
2021-2026 Annual Rate	2.17%	1.98%	2.49%
Average Household Income			
2021 Average Household Income	\$107,485	\$113,958	\$123,226
2026 Average Household Income	\$120,119	\$126,472	\$137,814
2021-2026 Annual Rate	2.25%	2.11%	2.26%
Per Capita Income			
2021 Per Capita Income	\$54,917	\$55,055	\$55,385
2026 Per Capita Income	\$61,671	\$61,048	\$62,082
2021-2026 Annual Rate	2.35%	2.09%	2.31%

Households by Income

Current median household income is \$80,258 in the area, compared to \$64,730 for all U.S. households. Median household income is projected to be \$90,741 in five years, compared to \$72,932 for all U.S. households

Current average household income is \$123,226 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$137,814 in five years, compared to \$103,679 for all U.S. households

Current per capita income is \$55,385 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$62,082 in five years, compared to \$39,378 for all U.S. households

Housing			
2021 Housing Affordability Index	85	100	111
2000 Total Housing Units	7,930	45,226	126,999
2000 Owner Occupied Housing Units	1,292	14,149	54,354
2000 Renter Occupied Housing Units	5,705	27,622	63,527
2000 Vacant Housing Units	933	3,455	9,118
2010 Total Housing Units	8,347	51,743	146,745
2010 Owner Occupied Housing Units	1,928	16,797	61,664
2010 Renter Occupied Housing Units	5,553	28,677	66,376
2010 Vacant Housing Units	866	6,269	18,705
2021 Total Housing Units	11,074	60,388	171,884
2021 Owner Occupied Housing Units	2,213	20,024	69,337
2021 Renter Occupied Housing Units	8,057	34,553	83,988
2021 Vacant Housing Units	804	5,811	18,559
2026 Total Housing Units	12,481	64,811	185,305
2026 Owner Occupied Housing Units	2,400	21,439	73,702
2026 Renter Occupied Housing Units	9,320	37,553	92,591
2026 Vacant Housing Units	762	5,819	19,012

Currently, 40.3% of the 171,884 housing units in the area are owner occupied; 48.9%, renter occupied; and 10.8% are vacant. Currently, in the U.S., 57.3% of the housing units in the area are owner occupied; 31.2% are renter occupied; and 11.5% are vacant. In 2010, there were 146,745 housing units in the area - 42.0% owner occupied, 45.2% renter occupied, and 12.7% vacant. The annual rate of change in housing units since 2010 is 7.28%. Median home value in the area is \$401,063, compared to a median home value of \$264,021 for the U.S. In five years, median value is projected to change by 1.87% annually to \$440,038.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026. Esri converted Census 2000 data into 2010 geography.