

	1 mile	3 mile	5 mile
Population			
2010 Population	4,626	54,694	150,485
2020 Population	5,298	62,115	176,680
2024 Population	6,172	64,428	184,917
2029 Population	6,395	66,110	190,679
2010-2020 Annual Rate	1.37%	1.28%	1.62%
2020-2024 Annual Rate	3.66%	0.86%	1.08%
2024-2029 Annual Rate	0.71%	0.52%	0.62%
2020 Male Population	46.4%	47.4%	47.6%
2020 Female Population	53.6%	52.6%	52.4%
2020 Median Age	42.4	38.7	38.0
2024 Male Population	47.6%	48.3%	48.5%
2024 Female Population	52.4%	51.7%	51.5%
2024 Median Age	42.8	39.2	38.4

In the identified area, the current year population is 184,917. In 2020, the Census count in the area was 176,680. The rate of change since 2020 was 1.08% annually. The five-year projection for the population in the area is 190,679 representing a change of 0.62% annually from 2024 to 2029. Currently, the population is 48.5% male and 51.5% female.

Median Age

The median age in this area is 38.4, compared to U.S. median age of 39.3.

Race and Ethnicity

2024 White Alone	42.9%	33.7%	31.2%
2024 Black Alone	30.9%	39.6%	40.3%
2024 American Indian/Alaska Native Alone	0.8%	0.6%	0.6%
2024 Asian Alone	10.8%	10.5%	11.1%
2024 Pacific Islander Alone	0.0%	0.1%	0.1%
2024 Other Race	6.0%	6.5%	7.3%
2024 Two or More Races	8.6%	9.0%	9.5%
2024 Hispanic Origin (Any Race)	12.9%	13.8%	15.5%

Persons of Hispanic origin represent 15.5% of the population in the identified area compared to 19.6% 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 78.9 in the identified area, compared to 72.5 for the U.S. as a whole.

Households

2024 Wealth Index	89	107	110
2010 Households	1,784	18,306	49,907
2020 Households	1,921	20,103	56,626
2024 Households	2,127	20,853	59,498
2029 Households	2,225	21,613	62,065
2010-2020 Annual Rate	0.74%	0.94%	1.27%
2020-2024 Annual Rate	2.43%	0.87%	1.17%
2024-2029 Annual Rate	0.90%	0.72%	0.85%
2024 Average Household Size	2.84	3.07	3.10

The household count in this area has changed from 56,626 in 2020 to 59,498 in the current year, a change of 1.17% annually. The five-year projection of households is 62,065, a change of 0.85% annually from the current year total. Average household size is currently 3.10, compared to 3.11 in the year 2020. The number of families in the current year is 47,239 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. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

	1 mile	3 mile	5 mile
Mortgage Income			
2024 Percent of Income for Mortgage	21.4%	24.2%	23.8%
Median Household Income			
2024 Median Household Income	\$82,892	\$97,365	\$100,355
2029 Median Household Income	\$100,927	\$108,626	\$112,455
2024-2029 Annual Rate	4.02%	2.21%	2.30%
Average Household Income			
2024 Average Household Income	\$99,983	\$117,971	\$122,482
2029 Average Household Income	\$117,998	\$135,830	\$141,940
2024-2029 Annual Rate	3.37%	2.86%	2.99%
Per Capita Income			
2024 Per Capita Income	\$34,134	\$38,198	\$39,360
2029 Per Capita Income	\$40,671	\$44,418	\$46,139
2024-2029 Annual Rate	3.57%	3.06%	3.23%
GINI Index			
2024 Gini Index	36.3	34.5	34.0

Households by Income

Current median household income is \$100,355 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$112,455 in five years, compared to \$91,442 all U.S. households.

Current average household income is \$122,482 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$141,940 in five years, compared to \$130,581 for all U.S. households.

Current per capita income is \$39,360 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$46,139 in five years, compared to \$51,203 for all U.S. households.

Housing

2024 Housing Affordability Index	114	100	102
2010 Total Housing Units	1,921	19,658	53,495
2010 Owner Occupied Housing Units	1,455	15,553	41,935
2010 Renter Occupied Housing Units	329	2,754	7,972
2010 Vacant Housing Units	137	1,352	3,588
2020 Total Housing Units	1,979	20,802	58,548
2020 Owner Occupied Housing Units	1,494	15,977	44,534
2020 Renter Occupied Housing Units	427	4,126	12,092
2020 Vacant Housing Units	61	699	1,985
2024 Total Housing Units	2,219	21,463	61,187
2024 Owner Occupied Housing Units	1,558	16,772	47,379
2024 Renter Occupied Housing Units	569	4,081	12,119
2024 Vacant Housing Units	92	610	1,689
2029 Total Housing Units	2,314	22,243	63,797
2029 Owner Occupied Housing Units	1,680	17,687	49,832
2029 Renter Occupied Housing Units	545	3,926	12,233
2029 Vacant Housing Units	89	630	1,732

Socioeconomic Status Index

2024 Socioeconomic Status Index	52.8	52.5	53.0
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Currently, 77.4% of the 61,187 housing units in the area are owner occupied; 19.8%, renter occupied; and 2.8% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 10.0% are vacant. In 2020, there were 58,548 housing units in the area and 3.4% vacant housing units. The annual rate of change in housing units since 2020 is 1.04%. Median home value in the area is \$381,308, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 1.57% annually to \$412,111.

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. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.