

	1 mile	3 mile	5 mile
Population			
2010 Population	3,627	40,869	97,658
2020 Population	4,982	52,094	128,428
2024 Population	5,076	55,945	139,707
2029 Population	5,188	61,565	150,996
2010-2020 Annual Rate	3.23%	2.46%	2.78%
2020-2024 Annual Rate	0.44%	1.69%	2.00%
2024-2029 Annual Rate	0.44%	1.93%	1.57%
2020 Male Population	48.6%	48.8%	49.1%
2020 Female Population	51.4%	51.2%	50.9%
2020 Median Age	38.9	37.5	38.8
2024 Male Population	49.6%	49.7%	49.9%
2024 Female Population	50.4%	50.3%	50.1%
2024 Median Age	39.5	38.3	39.8

In the identified area, the current year population is 139,707. In 2020, the Census count in the area was 128,428. The rate of change since 2020 was 2.00% annually. The five-year projection for the population in the area is 150,996 representing a change of 1.57% annually from 2024 to 2029. Currently, the population is 49.9% male and 50.1% female.

Median Age

The median age in this area is 39.8, compared to U.S. median age of 39.3.

Race and Ethnicity

2024 White Alone	53.2%	51.6%	50.5%
2024 Black Alone	13.4%	10.9%	9.2%
2024 American Indian/Alaska Native Alone	0.5%	0.4%	0.5%
2024 Asian Alone	17.1%	21.8%	26.1%
2024 Pacific Islander Alone	0.1%	0.1%	0.0%
2024 Other Race	4.6%	5.3%	5.0%
2024 Two or More Races	11.2%	9.8%	8.7%
2024 Hispanic Origin (Any Race)	13.4%	13.5%	12.1%

Persons of Hispanic origin represent 12.1% 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 73.1 in the identified area, compared to 72.5 for the U.S. as a whole.

Households

2024 Wealth Index	149	154	168
2010 Households	1,278	13,108	32,212
2020 Households	1,610	16,247	41,128
2024 Households	1,642	17,534	44,891
2029 Households	1,703	19,445	48,752
2010-2020 Annual Rate	2.34%	2.17%	2.47%
2020-2024 Annual Rate	0.46%	1.81%	2.08%
2024-2029 Annual Rate	0.73%	2.09%	1.66%
2024 Average Household Size	3.06	3.18	3.10

The household count in this area has changed from 41,128 in 2020 to 44,891 in the current year, a change of 2.08% annually. The five-year projection of households is 48,752, a change of 1.66% 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 37,010 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	19.9%	23.9%	24.1%
Median Household Income			
2024 Median Household Income	\$138,094	\$127,461	\$134,426
2029 Median Household Income	\$157,722	\$143,462	\$151,510
2024-2029 Annual Rate	2.69%	2.39%	2.42%
Average Household Income			
2024 Average Household Income	\$161,221	\$164,652	\$170,795
2029 Average Household Income	\$187,498	\$184,593	\$191,262
2024-2029 Annual Rate	3.07%	2.31%	2.29%
Per Capita Income			
2024 Per Capita Income	\$51,020	\$51,874	\$54,681
2029 Per Capita Income	\$60,267	\$58,625	\$61,516
2024-2029 Annual Rate	3.39%	2.48%	2.38%
GINI Index			
2024 Gini Index	30.9	31.6	31.3

Households by Income

Current median household income is \$134,426 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$151,510 in five years, compared to \$91,442 all U.S. households.

Current average household income is \$170,795 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$191,262 in five years, compared to \$130,581 for all U.S. households.

Current per capita income is \$54,681 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$61,516 in five years, compared to \$51,203 for all U.S. households.

Housing

2024 Housing Affordability Index	122	102	102
2010 Total Housing Units	1,348	13,842	34,456
2010 Owner Occupied Housing Units	1,190	11,342	27,291
2010 Renter Occupied Housing Units	88	1,766	4,921
2010 Vacant Housing Units	70	734	2,244
2020 Total Housing Units	1,645	16,840	42,779
2020 Owner Occupied Housing Units	1,446	13,343	33,929
2020 Renter Occupied Housing Units	164	2,904	7,199
2020 Vacant Housing Units	39	582	1,671
2024 Total Housing Units	1,672	18,257	46,648
2024 Owner Occupied Housing Units	1,499	14,197	36,802
2024 Renter Occupied Housing Units	143	3,337	8,089
2024 Vacant Housing Units	30	723	1,757
2029 Total Housing Units	1,735	20,177	50,581
2029 Owner Occupied Housing Units	1,573	15,172	39,487
2029 Renter Occupied Housing Units	130	4,273	9,264
2029 Vacant Housing Units	32	732	1,829

Socioeconomic Status Index

2024 Socioeconomic Status Index	57.6	60.5	59.7
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Currently, 78.9% of the 46,648 housing units in the area are owner occupied; 17.3%, renter occupied; and 3.8% 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 42,779 housing units in the area and 3.9% vacant housing units. The annual rate of change in housing units since 2020 is 2.06%. Median home value in the area is \$517,487, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 1.38% annually to \$554,290.

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.