	5 drive time minute	10 drive time minute	15 drive time minute
Population			
2010 Population	5,138	28,840	81,463
2020 Population	5,451	37,385	103,149
2025 Population	6,107	42,226	116,389
2030 Population	6,418	45,570	128,061
2010-2020 Annual Rate	0.59%	2.63%	2.39%
2020-2025 Annual Rate	2.19%	2.35%	2.33%
2025-2030 Annual Rate	1.00%	1.54%	1.93%
2020 Male Population	46.1%	45.8%	46.8%
2020 Female Population	53.9%	54.2%	53.2%
2020 Median Age	33.7	34.1	36.7
2025 Male Population	48.7%	46.9%	47.6%
2025 Female Population	51.3%	53.1%	52.4%
2025 Median Age	35.0	35.2	37.2

In the identified area, the current year population is 116,389. In 2020, the Census count in the area was 103,149. The rate of change since 2020 was 2.33% annually. The five-year projection for the population in the area is 128,061 representing a change of 1.93% annually from 2025 to 2030. Currently, the population is 47.6% male and 52.4% female.

Median Age

The median age in this area is 37.2, compared to U.S. median age of 39.6.

Race and Ethnicity			
2025 White Alone	13.5%	17.7%	27.8%
2025 Black Alone	77.0%	69.2%	58.3%
2025 American Indian/Alaska Native Alone	0.3%	0.3%	0.3%
2025 Asian Alone	1.2%	1.9%	3.0%
2025 Pacific Islander Alone	0.2%	0.1%	0.1%
2025 Other Race	3.1%	4.3%	3.7%
2025 Two or More Races	4.7%	6.5%	6.9%
2025 Hispanic Origin (Any Race)	5.9%	8.6%	8.1%

Persons of Hispanic origin represent 8.1% of the population in the identified area compared to 19.7% 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 64.0 in the identified area, compared to 72.7 for the U.S. as a whole.

Households			
2025 Wealth Index	41	56	78
2010 Households	1,683	10,515	28,221
2020 Households	1,942	13,780	35,897
2025 Households	2,085	15,593	40,682
2030 Households	2,221	16,968	45,046
2010-2020 Annual Rate	1.44%	2.74%	2.44%
2020-2025 Annual Rate	1.36%	2.38%	2.41%
2025-2030 Annual Rate	1.27%	1.70%	2.06%
2025 Average Household Size	2.60	2.64	2.83

The household count in this area has changed from 35,897 in 2020 to 40,682 in the current year, a change of 2.41% annually. The five-year projection of households is 45,046, a change of 2.06% annually from the current year total. Average household size is currently 2.83, compared to 2.86 in the year 2020. The number of families in the current year is 29,717 in the specified area.

August 13, 2025

Executive Summary

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

410 GA-155 S, McDonough, GA 30253, USA
Latitude: 33.4202
Longitude: -84.1531

	5 drive time minute	10 drive time minute	15 drive time minute
Mortgage Income			
2025 Percent of Income for Mortgage	28.4%	28.0%	26.5%
Median Household Income			
2025 Median Household Income	$56,524	$72,622	$84,224
2030 Median Household Income	$61,067	$79,691	$93,074
2025-2030 Annual Rate	1.56%	1.88%	2.02%
Average Household Income			
2025 Average Household Income	$70,470	$86,772	$103,512
2030 Average Household Income	$76,459	$96,092	$113,903
2025-2030 Annual Rate	1.64%	2.06%	1.93%
Per Capita Income			
2025 Per Capita Income	$24,451	$31,725	$36,263
2030 Per Capita Income	$26,744	$35,233	$40,149
2025-2030 Annual Rate	1.81%	2.12%	2.06%
GINI Index			
2025 Gini Index	41.9	40.7	39.2
Households by Income			

Current median household income is $84,224 in the area, compared to $81,624 for all U.S. households. Median household income is projected to be $93,074 in five years, compared to $92,476 all U.S. households.

Current average household income is $103,512 in this area, compared to $116,179 for all U.S. households. Average household income is projected to be $113,903 in five years, compared to $128,612 for all U.S. households.

Current per capita income is $36,263 in the area, compared to the U.S. per capita income of $45,360. The per capita income is projected to be $40,149 in five years, compared to $50,744 for all U.S. households.

	5 drive time minute	10 drive time minute	15 drive time minute
Housing			
2025 Housing Affordability Index	80	81	86
2010 Total Housing Units	1,898	11,973	31,023
2010 Owner Occupied Housing Units	930	5,692	20,654
2010 Renter Occupied Housing Units	753	4,823	7,567
2010 Vacant Housing Units	215	1,458	2,802
2020 Total Housing Units	2,051	14,550	37,475
2020 Owner Occupied Housing Units	846	7,016	24,511
2020 Renter Occupied Housing Units	1,096	6,764	11,386
2020 Vacant Housing Units	97	723	1,575
2025 Total Housing Units	2,262	16,715	43,050
2025 Owner Occupied Housing Units	1,003	8,188	27,560
2025 Renter Occupied Housing Units	1,082	7,405	13,122
2025 Vacant Housing Units	177	1,122	2,368
2030 Total Housing Units	2,407	17,995	47,262
2030 Owner Occupied Housing Units	1,076	9,124	30,098
2030 Renter Occupied Housing Units	1,145	7,844	14,948
2030 Vacant Housing Units	186	1,027	2,216
Socioeconomic Status Index			
2025 Socioeconomic Status Index	44.1	44.4	49.8

Currently, 64.0% of the 43,050 housing units in the area are owner occupied; 30.5%, renter occupied; and 5.5% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 9.8% are vacant. In 2020, there were 37,475 housing units in the area and 4.2% vacant housing units. The annual rate of change in housing units since 2020 is 2.68%. Median home value in the area is $357,093, compared to a median home value of $370,578 for the U.S. In five years, median value is projected to change by 1.76% annually to $389,587.

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 2025 and 2030. Esri converted Census 2010 into 2020 geography and Census 2020 data.

August 13, 2025