



# Community Profile

105 Stacy Rd, Mckinney, Texas, 75069  
Rings: 1, 3, 5 mile radii

Prepared by Esri  
Latitude: 33.12993  
Longitude: -96.65648

	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2000 Total Population	541	33,963	93,116
2010 Total Population	4,883	69,528	182,551
2019 Total Population	8,316	94,311	243,049
2019 Group Quarters	0	232	356
2024 Total Population	10,555	108,197	277,037
2019-2024 Annual Rate	4.88%	2.79%	2.65%
2019 Total Daytime Population	10,993	86,394	199,487
Workers	6,730	38,073	74,684
Residents	4,263	48,321	124,803
<b>Household Summary</b>			
2000 Households	188	11,171	31,439
2000 Average Household Size	2.88	3.04	2.96
2010 Households	1,704	23,499	63,123
2010 Average Household Size	2.87	2.95	2.89
2019 Households	2,976	32,424	84,436
2019 Average Household Size	2.79	2.90	2.87
2024 Households	3,782	37,251	96,199
2024 Average Household Size	2.79	2.90	2.88
2019-2024 Annual Rate	4.91%	2.81%	2.64%
2010 Families	1,324	18,702	49,210
2010 Average Family Size	3.30	3.34	3.31
2019 Families	2,296	25,250	64,607
2019 Average Family Size	3.23	3.33	3.33
2024 Families	2,904	28,833	73,222
2024 Average Family Size	3.23	3.34	3.34
2019-2024 Annual Rate	4.81%	2.69%	2.54%
<b>Housing Unit Summary</b>			
2000 Housing Units	220	12,019	33,665
Owner Occupied Housing Units	74.5%	79.1%	73.3%
Renter Occupied Housing Units	10.9%	13.8%	20.1%
Vacant Housing Units	14.5%	7.1%	6.6%
2010 Housing Units	2,026	24,983	66,669
Owner Occupied Housing Units	61.7%	71.9%	70.3%
Renter Occupied Housing Units	22.4%	22.2%	24.4%
Vacant Housing Units	15.9%	5.9%	5.3%
2019 Housing Units	3,276	33,902	89,335
Owner Occupied Housing Units	63.0%	66.2%	64.2%
Renter Occupied Housing Units	27.9%	29.5%	30.3%
Vacant Housing Units	9.2%	4.4%	5.5%
2024 Housing Units	4,133	38,979	101,553
Owner Occupied Housing Units	55.8%	65.2%	63.5%
Renter Occupied Housing Units	35.7%	30.4%	31.3%
Vacant Housing Units	8.5%	4.4%	5.3%
<b>Median Household Income</b>			
2019	\$100,471	\$103,269	\$103,590
2024	\$108,022	\$112,602	\$112,009
<b>Median Home Value</b>			
2019	\$315,410	\$312,588	\$323,659
2024	\$336,694	\$344,998	\$355,277
<b>Per Capita Income</b>			
2019	\$44,226	\$44,720	\$45,110
2024	\$48,850	\$50,041	\$50,153
<b>Median Age</b>			
2010	34.3	34.5	34.9
2019	35.4	35.2	35.7
2024	35.1	35.4	35.8

**Data Note:** Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024 Esri converted Census 2000 data into 2010 geography.



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<b>2019 Households by Income</b>			
Household Income Base	2,976	32,424	84,436
<\$15,000	7.8%	3.8%	4.5%
\$15,000 - \$24,999	2.4%	3.7%	4.2%
\$25,000 - \$34,999	2.6%	5.1%	5.3%
\$35,000 - \$49,999	9.0%	7.3%	7.6%
\$50,000 - \$74,999	16.8%	14.2%	13.4%
\$75,000 - \$99,999	11.2%	13.6%	12.5%
\$100,000 - \$149,999	20.4%	21.9%	22.4%
\$150,000 - \$199,999	14.1%	13.4%	13.4%
\$200,000+	15.8%	16.9%	16.7%
Average Household Income	\$125,313	\$130,464	\$129,703
<b>2024 Households by Income</b>			
Household Income Base	3,782	37,251	96,199
<\$15,000	7.7%	3.3%	3.8%
\$15,000 - \$24,999	2.2%	3.0%	3.4%
\$25,000 - \$34,999	2.3%	4.1%	4.4%
\$35,000 - \$49,999	8.1%	6.2%	6.6%
\$50,000 - \$74,999	15.2%	12.9%	12.4%
\$75,000 - \$99,999	9.7%	12.6%	11.7%
\$100,000 - \$149,999	20.4%	22.9%	23.4%
\$150,000 - \$199,999	16.3%	15.9%	15.7%
\$200,000+	17.9%	19.1%	18.7%
Average Household Income	\$138,212	\$145,771	\$144,272
<b>2019 Owner Occupied Housing Units by Value</b>			
Total	2,063	22,437	57,342
<\$50,000	0.2%	0.6%	0.7%
\$50,000 - \$99,999	0.0%	3.3%	2.8%
\$100,000 - \$149,999	0.6%	3.9%	3.2%
\$150,000 - \$199,999	1.1%	9.2%	7.7%
\$200,000 - \$249,999	15.0%	16.2%	16.4%
\$250,000 - \$299,999	27.4%	13.8%	13.6%
\$300,000 - \$399,999	36.6%	22.9%	23.2%
\$400,000 - \$499,999	5.0%	16.9%	17.4%
\$500,000 - \$749,999	13.3%	10.7%	12.2%
\$750,000 - \$999,999	0.4%	1.1%	1.5%
\$1,000,000 - \$1,499,999	0.2%	1.0%	0.7%
\$1,500,000 - \$1,999,999	0.0%	0.2%	0.2%
\$2,000,000 +	0.0%	0.1%	0.2%
Average Home Value	\$352,363	\$348,622	\$360,890
<b>2024 Owner Occupied Housing Units by Value</b>			
Total	2,306	25,413	64,456
<\$50,000	0.1%	0.3%	0.4%
\$50,000 - \$99,999	0.0%	1.7%	1.6%
\$100,000 - \$149,999	0.3%	2.5%	2.2%
\$150,000 - \$199,999	0.6%	6.7%	5.4%
\$200,000 - \$249,999	11.4%	14.7%	14.5%
\$250,000 - \$299,999	22.2%	12.5%	11.8%
\$300,000 - \$399,999	42.4%	25.6%	25.4%
\$400,000 - \$499,999	6.6%	21.3%	22.2%
\$500,000 - \$749,999	15.8%	11.5%	13.1%
\$750,000 - \$999,999	0.6%	1.4%	1.9%
\$1,000,000 - \$1,499,999	0.2%	1.4%	0.9%
\$1,500,000 - \$1,999,999	0.0%	0.2%	0.2%
\$2,000,000 +	0.0%	0.1%	0.3%
Average Home Value	\$372,031	\$376,665	\$387,361

**Data Note:** Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024 Esri converted Census 2000 data into 2010 geography.



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<b>2010 Population by Age</b>			
Total	4,880	69,529	182,552
0 - 4	9.1%	8.0%	8.0%
5 - 9	9.3%	9.4%	9.4%
10 - 14	8.8%	9.3%	9.0%
15 - 24	10.1%	11.5%	11.1%
25 - 34	13.7%	12.5%	12.6%
35 - 44	20.4%	19.1%	18.4%
45 - 54	14.7%	15.7%	15.2%
55 - 64	8.6%	8.6%	8.9%
65 - 74	3.7%	3.9%	4.7%
75 - 84	1.2%	1.5%	2.0%
85 +	0.3%	0.5%	0.7%
18 +	68.7%	68.3%	68.8%
<b>2019 Population by Age</b>			
Total	8,316	94,311	243,051
0 - 4	7.9%	7.3%	7.3%
5 - 9	8.7%	8.3%	8.2%
10 - 14	8.5%	8.6%	8.4%
15 - 24	10.3%	12.1%	11.9%
25 - 34	13.8%	13.3%	13.1%
35 - 44	18.1%	16.1%	15.7%
45 - 54	13.6%	14.5%	14.2%
55 - 64	10.7%	10.8%	11.1%
65 - 74	6.0%	6.1%	6.7%
75 - 84	1.8%	2.2%	2.7%
85 +	0.4%	0.6%	0.8%
18 +	71.0%	71.4%	71.8%
<b>2024 Population by Age</b>			
Total	10,555	108,198	277,038
0 - 4	8.2%	7.5%	7.4%
5 - 9	8.7%	8.1%	8.0%
10 - 14	8.2%	8.4%	8.0%
15 - 24	9.7%	11.3%	11.2%
25 - 34	15.1%	13.9%	14.1%
35 - 44	19.6%	17.0%	16.0%
45 - 54	12.1%	12.9%	12.8%
55 - 64	9.7%	10.5%	10.7%
65 - 74	5.9%	6.8%	7.3%
75 - 84	2.4%	2.9%	3.5%
85 +	0.5%	0.7%	0.9%
18 +	71.0%	71.7%	72.4%
<b>2010 Population by Sex</b>			
Males	2,389	34,161	89,051
Females	2,494	35,367	93,500
<b>2019 Population by Sex</b>			
Males	4,051	45,969	118,093
Females	4,266	48,342	124,956
<b>2024 Population by Sex</b>			
Males	5,138	52,640	134,445
Females	5,417	55,557	142,592

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024 Esri converted Census 2000 data into 2010 geography.



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<b>2010 Population by Race/Ethnicity</b>			
Total	4,884	69,528	182,551
White Alone	67.5%	74.9%	74.6%
Black Alone	10.7%	8.3%	8.4%
American Indian Alone	0.5%	0.6%	0.6%
Asian Alone	15.6%	10.1%	9.4%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	2.6%	3.2%	4.1%
Two or More Races	2.9%	2.8%	2.9%
Hispanic Origin	11.3%	11.2%	12.8%
Diversity Index	60.7	53.7	55.6
<b>2019 Population by Race/Ethnicity</b>			
Total	8,317	94,311	243,048
White Alone	58.6%	65.5%	66.0%
Black Alone	12.1%	10.1%	10.3%
American Indian Alone	0.4%	0.5%	0.5%
Asian Alone	22.5%	16.9%	15.3%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	2.9%	3.4%	4.2%
Two or More Races	3.4%	3.5%	3.5%
Hispanic Origin	11.9%	11.6%	13.0%
Diversity Index	67.7	62.8	63.7
<b>2024 Population by Race/Ethnicity</b>			
Total	10,555	108,197	277,038
White Alone	54.6%	61.4%	62.2%
Black Alone	13.4%	11.4%	11.6%
American Indian Alone	0.4%	0.5%	0.5%
Asian Alone	24.9%	19.3%	17.4%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	3.1%	3.5%	4.5%
Two or More Races	3.6%	3.7%	3.7%
Hispanic Origin	12.7%	12.4%	14.0%
Diversity Index	70.6	66.5	67.3
<b>2010 Population by Relationship and Household Type</b>			
Total	4,883	69,528	182,551
In Households	100.0%	99.8%	99.8%
In Family Households	90.6%	91.1%	90.4%
Householder	26.7%	27.0%	27.0%
Spouse	22.8%	22.4%	22.4%
Child	36.0%	37.0%	36.2%
Other relative	4.0%	3.5%	3.5%
Nonrelative	1.0%	1.2%	1.3%
In Nonfamily Households	9.4%	8.7%	9.4%
In Group Quarters	0.0%	0.2%	0.2%
Institutionalized Population	0.0%	0.2%	0.1%
Noninstitutionalized Population	0.0%	0.0%	0.0%

**Data Note:** Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024 Esri converted Census 2000 data into 2010 geography.



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<b>2019 Population 25+ by Educational Attainment</b>			
Total	5,365	60,039	156,070
Less than 9th Grade	1.8%	1.4%	2.5%
9th - 12th Grade, No Diploma	0.1%	2.0%	2.1%
High School Graduate	9.1%	11.1%	11.3%
GED/Alternative Credential	1.4%	1.3%	1.5%
Some College, No Degree	13.1%	19.7%	19.4%
Associate Degree	8.8%	8.6%	8.4%
Bachelor's Degree	49.5%	36.7%	35.6%
Graduate/Professional Degree	16.1%	19.3%	19.2%
<b>2019 Population 15+ by Marital Status</b>			
Total	6,221	71,417	185,036
Never Married	31.3%	27.8%	26.0%
Married	55.5%	59.7%	61.3%
Widowed	3.4%	2.6%	3.3%
Divorced	9.8%	9.9%	9.4%
<b>2019 Civilian Population 16+ in Labor Force</b>			
Civilian Employed	98.0%	96.3%	96.7%
Civilian Unemployed (Unemployment Rate)	2.0%	3.7%	3.3%
<b>2019 Employed Population 16+ by Industry</b>			
Total	4,123	46,780	120,344
Agriculture/Mining	0.3%	1.0%	1.0%
Construction	5.9%	4.8%	5.3%
Manufacturing	6.6%	10.6%	10.0%
Wholesale Trade	1.5%	2.5%	2.8%
Retail Trade	11.9%	11.9%	11.3%
Transportation/Utilities	6.6%	3.2%	3.0%
Information	2.2%	3.7%	4.1%
Finance/Insurance/Real Estate	10.4%	10.3%	10.9%
Services	51.0%	49.5%	48.9%
Public Administration	3.6%	2.7%	2.8%
<b>2019 Employed Population 16+ by Occupation</b>			
Total	4,120	46,779	120,341
White Collar	83.9%	80.6%	78.5%
Management/Business/Financial	28.9%	23.5%	23.8%
Professional	29.4%	31.3%	29.3%
Sales	10.1%	13.6%	14.0%
Administrative Support	15.6%	12.2%	11.5%
Services	9.7%	11.3%	12.1%
Blue Collar	6.3%	8.2%	9.4%
Farming/Forestry/Fishing	0.0%	0.2%	0.2%
Construction/Extraction	1.1%	1.7%	2.4%
Installation/Maintenance/Repair	0.1%	1.7%	1.9%
Production	0.8%	2.1%	2.4%
Transportation/Material Moving	4.3%	2.5%	2.5%
<b>2010 Population By Urban/ Rural Status</b>			
Total Population	4,883	69,528	182,551
Population Inside Urbanized Area	99.6%	99.5%	99.4%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.4%	0.5%	0.6%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024 Esri converted Census 2000 data into 2010 geography.



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<b>2010 Households by Type</b>			
Total	1,704	23,500	63,124
Households with 1 Person	17.9%	16.3%	17.9%
Households with 2+ People	82.1%	83.7%	82.1%
Family Households	77.7%	79.6%	78.0%
Husband-wife Families	66.4%	66.0%	64.6%
With Related Children	39.7%	39.8%	38.0%
Other Family (No Spouse Present)	11.3%	13.6%	13.3%
Other Family with Male Householder	3.2%	3.8%	3.7%
With Related Children	2.2%	2.6%	2.4%
Other Family with Female Householder	8.0%	9.7%	9.6%
With Related Children	5.6%	7.1%	7.0%
Nonfamily Households	4.4%	4.1%	4.1%
All Households with Children	47.8%	49.8%	47.7%
Multigenerational Households	4.6%	4.1%	3.9%
Unmarried Partner Households	3.3%	4.0%	4.1%
Male-female	2.9%	3.5%	3.5%
Same-sex	0.5%	0.5%	0.6%
<b>2010 Households by Size</b>			
Total	1,704	23,498	63,123
1 Person Household	17.9%	16.4%	17.9%
2 Person Household	30.0%	29.1%	29.8%
3 Person Household	17.8%	19.2%	18.6%
4 Person Household	19.4%	21.7%	20.5%
5 Person Household	10.0%	9.1%	8.8%
6 Person Household	3.3%	3.0%	2.9%
7 + Person Household	1.6%	1.5%	1.5%
<b>2010 Households by Tenure and Mortgage Status</b>			
Total	1,704	23,499	63,123
Owner Occupied	73.4%	76.4%	74.3%
Owned with a Mortgage/Loan	65.5%	67.4%	64.4%
Owned Free and Clear	7.9%	9.0%	9.8%
Renter Occupied	26.6%	23.6%	25.7%
<b>2010 Housing Units By Urban/ Rural Status</b>			
Total Housing Units	2,026	24,983	66,669
Housing Units Inside Urbanized Area	99.7%	99.5%	99.4%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.3%	0.5%	0.6%

**Data Note:** Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

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<b>Top 3 Tapestry Segments</b>			
1.	Boomburbs (1C)	Boomburbs (1C)	Boomburbs (1C)
2.	Top Tier (1A)	Soccer Moms (4A)	Soccer Moms (4A)
3.	Professional Pride (1B)	Up and Coming Families (7A)	Professional Pride (1B)
<b>2019 Consumer Spending</b>			
Apparel & Services: Total \$	\$9,342,680	\$105,343,144	\$272,606,515
Average Spent	\$3,139.34	\$3,248.92	\$3,228.56
Spending Potential Index	147	152	151
Education: Total \$	\$6,796,303	\$76,277,053	\$198,424,033
Average Spent	\$2,283.70	\$2,352.49	\$2,349.99
Spending Potential Index	143	148	147
Entertainment/Recreation: Total \$	\$13,610,508	\$155,489,875	\$401,869,195
Average Spent	\$4,573.42	\$4,795.52	\$4,759.45
Spending Potential Index	140	147	146
Food at Home: Total \$	\$20,516,453	\$240,271,886	\$622,362,872
Average Spent	\$6,893.97	\$7,410.31	\$7,370.82
Spending Potential Index	133	143	142
Food Away from Home: Total \$	\$16,029,341	\$181,077,255	\$468,434,749
Average Spent	\$5,386.20	\$5,584.67	\$5,547.81
Spending Potential Index	147	152	151
Health Care: Total \$	\$23,106,835	\$272,342,778	\$703,575,512
Average Spent	\$7,764.39	\$8,399.42	\$8,332.65
Spending Potential Index	131	142	140
HH Furnishings & Equipment: Total \$	\$9,432,556	\$106,486,932	\$273,947,781
Average Spent	\$3,169.54	\$3,284.20	\$3,244.44
Spending Potential Index	149	154	152
Personal Care Products & Services: Total \$	\$3,980,298	\$44,779,772	\$115,609,426
Average Spent	\$1,337.47	\$1,381.07	\$1,369.20
Spending Potential Index	151	156	154
Shelter: Total \$	\$75,701,736	\$872,953,557	\$2,268,292,019
Average Spent	\$25,437.41	\$26,923.07	\$26,864.04
Spending Potential Index	137	146	145
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$10,158,281	\$117,542,064	\$304,320,830
Average Spent	\$3,413.40	\$3,625.16	\$3,604.16
Spending Potential Index	138	146	145
Travel: Total \$	\$10,049,758	\$111,681,717	\$288,781,490
Average Spent	\$3,376.93	\$3,444.42	\$3,420.12
Spending Potential Index	150	153	152
Vehicle Maintenance & Repairs: Total \$	\$4,551,629	\$53,716,612	\$138,992,813
Average Spent	\$1,529.45	\$1,656.69	\$1,646.13
Spending Potential Index	134	145	144

**Data Note:** Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

**Source:** Consumer Spending data are derived from the 2016 and 2017 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024 Esri converted Census 2000 data into 2010 geography.