



Community Profile

44503-Eldridge Town Center
 12330 FM 1960 Rd W
 Rings: 1, 3, 5 mile radii

Property Capsule 1
 Latitude: 29.92282
 Longitude: -95.60286

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	10,677	86,582	183,232
2010 Total Population	15,475	113,011	267,052
2019 Total Population	16,488	120,148	289,763
2019 Group Quarters	0	333	829
2024 Total Population	17,162	124,833	303,585
2019-2024 Annual Rate	0.80%	0.77%	0.94%
2019 Total Daytime Population	15,727	115,854	298,824
Workers	7,707	59,268	159,024
Residents	8,020	56,586	139,800
Household Summary			
2000 Households	3,658	31,504	64,160
2000 Average Household Size	2.87	2.73	2.84
2010 Households	5,818	42,102	95,592
2010 Average Household Size	2.66	2.68	2.79
2019 Households	6,175	44,462	102,990
2019 Average Household Size	2.67	2.69	2.81
2024 Households	6,410	46,060	107,517
2024 Average Household Size	2.68	2.70	2.82
2019-2024 Annual Rate	0.75%	0.71%	0.86%
2010 Families	3,938	28,951	69,542
2010 Average Family Size	3.26	3.25	3.29
2019 Families	4,171	30,517	74,777
2019 Average Family Size	3.28	3.27	3.32
2024 Families	4,327	31,597	78,026
2024 Average Family Size	3.29	3.28	3.33
2019-2024 Annual Rate	0.74%	0.70%	0.85%
Housing Unit Summary			
2000 Housing Units	3,881	33,155	67,353
Owner Occupied Housing Units	68.3%	62.1%	68.5%
Renter Occupied Housing Units	25.9%	32.9%	26.7%
Vacant Housing Units	5.8%	5.0%	4.7%
2010 Housing Units	6,193	44,896	101,837
Owner Occupied Housing Units	53.2%	53.0%	61.1%
Renter Occupied Housing Units	40.8%	40.7%	32.7%
Vacant Housing Units	6.1%	6.2%	6.1%
2019 Housing Units	6,493	46,646	107,759
Owner Occupied Housing Units	48.6%	50.5%	59.3%
Renter Occupied Housing Units	46.5%	44.8%	36.3%
Vacant Housing Units	4.9%	4.7%	4.4%
2024 Housing Units	6,715	48,180	112,159
Owner Occupied Housing Units	48.7%	50.9%	59.7%
Renter Occupied Housing Units	46.8%	44.7%	36.1%
Vacant Housing Units	4.5%	4.4%	4.1%
Median Household Income			
2019	\$66,619	\$65,224	\$76,027
2024	\$74,257	\$75,070	\$83,796
Median Home Value			
2019	\$212,920	\$189,958	\$214,458
2024	\$241,582	\$210,402	\$236,802
Per Capita Income			
2019	\$33,345	\$32,145	\$35,554
2024	\$36,918	\$36,564	\$39,918
Median Age			
2010	34.9	33.1	34.0
2019	35.2	34.6	35.4
2024	34.7	35.0	35.7

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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2019 Households by Income			
Household Income Base	6,175	44,462	102,990
<\$15,000	7.6%	6.8%	6.0%
\$15,000 - \$24,999	5.1%	6.2%	5.5%
\$25,000 - \$34,999	10.4%	9.0%	7.7%
\$35,000 - \$49,999	13.3%	14.8%	11.7%
\$50,000 - \$74,999	18.4%	19.0%	18.3%
\$75,000 - \$99,999	12.1%	13.5%	13.6%
\$100,000 - \$149,999	18.7%	17.9%	19.5%
\$150,000 - \$199,999	8.7%	6.9%	8.5%
\$200,000+	5.8%	5.9%	9.2%
Average Household Income	\$88,209	\$86,912	\$100,023
2024 Households by Income			
Household Income Base	6,410	46,060	107,517
<\$15,000	6.4%	5.6%	5.0%
\$15,000 - \$24,999	4.5%	5.1%	4.6%
\$25,000 - \$34,999	9.0%	7.6%	6.6%
\$35,000 - \$49,999	12.3%	13.1%	10.4%
\$50,000 - \$74,999	18.2%	18.6%	17.7%
\$75,000 - \$99,999	12.3%	13.8%	13.6%
\$100,000 - \$149,999	20.6%	20.4%	21.1%
\$150,000 - \$199,999	10.3%	8.6%	10.1%
\$200,000+	6.5%	7.2%	10.9%
Average Household Income	\$97,905	\$99,140	\$112,690
2019 Owner Occupied Housing Units by Value			
Total	3,155	23,567	63,909
<\$50,000	0.6%	0.7%	0.9%
\$50,000 - \$99,999	2.7%	5.1%	3.2%
\$100,000 - \$149,999	14.1%	21.7%	15.5%
\$150,000 - \$199,999	27.2%	28.0%	24.4%
\$200,000 - \$249,999	20.7%	20.4%	20.6%
\$250,000 - \$299,999	14.1%	8.9%	12.0%
\$300,000 - \$399,999	8.6%	8.6%	13.5%
\$400,000 - \$499,999	4.9%	2.7%	5.4%
\$500,000 - \$749,999	5.4%	2.1%	3.1%
\$750,000 - \$999,999	0.5%	0.8%	0.7%
\$1,000,000 - \$1,499,999	1.0%	0.7%	0.7%
\$1,500,000 - \$1,999,999	0.0%	0.1%	0.1%
\$2,000,000 +	0.0%	0.0%	0.1%
Average Home Value	\$256,444	\$224,282	\$251,994
2024 Owner Occupied Housing Units by Value			
Total	3,270	24,527	66,970
<\$50,000	0.4%	0.4%	0.6%
\$50,000 - \$99,999	1.6%	3.6%	2.1%
\$100,000 - \$149,999	9.6%	16.9%	11.4%
\$150,000 - \$199,999	20.9%	24.6%	20.7%
\$200,000 - \$249,999	21.1%	21.5%	20.6%
\$250,000 - \$299,999	15.5%	10.0%	12.5%
\$300,000 - \$399,999	12.0%	12.2%	17.3%
\$400,000 - \$499,999	8.8%	4.9%	8.2%
\$500,000 - \$749,999	7.4%	3.0%	4.1%
\$750,000 - \$999,999	1.0%	1.6%	1.1%
\$1,000,000 - \$1,499,999	1.7%	1.1%	1.0%
\$1,500,000 - \$1,999,999	0.0%	0.2%	0.1%
\$2,000,000 +	0.0%	0.0%	0.2%
Average Home Value	\$298,265	\$257,904	\$285,012

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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2010 Population by Age			
Total	15,473	113,011	267,049
0 - 4	7.0%	7.4%	7.6%
5 - 9	7.4%	7.4%	7.8%
10 - 14	7.6%	7.6%	7.9%
15 - 24	14.1%	14.7%	13.6%
25 - 34	14.1%	15.8%	14.6%
35 - 44	14.7%	14.8%	15.6%
45 - 54	15.5%	15.0%	15.3%
55 - 64	10.7%	10.5%	10.6%
65 - 74	4.8%	4.2%	4.3%
75 - 84	2.6%	1.9%	1.9%
85 +	1.6%	0.7%	0.7%
18 +	73.3%	73.0%	72.0%
2019 Population by Age			
Total	16,488	120,147	289,763
0 - 4	6.5%	6.7%	6.9%
5 - 9	6.3%	6.7%	7.1%
10 - 14	6.8%	6.7%	7.2%
15 - 24	14.5%	13.5%	12.8%
25 - 34	15.7%	17.0%	15.4%
35 - 44	12.9%	13.8%	14.2%
45 - 54	12.7%	12.7%	13.3%
55 - 64	12.7%	12.2%	12.3%
65 - 74	7.4%	7.3%	7.3%
75 - 84	3.1%	2.6%	2.6%
85 +	1.6%	0.9%	0.9%
18 +	76.5%	76.2%	74.8%
2024 Population by Age			
Total	17,161	124,834	303,584
0 - 4	6.8%	6.8%	7.0%
5 - 9	6.1%	6.5%	6.9%
10 - 14	5.8%	6.5%	7.0%
15 - 24	13.3%	12.9%	12.3%
25 - 34	18.4%	17.3%	15.7%
35 - 44	12.8%	14.7%	15.0%
45 - 54	11.5%	11.7%	12.3%
55 - 64	11.2%	11.0%	11.2%
65 - 74	8.5%	8.2%	8.3%
75 - 84	3.8%	3.5%	3.5%
85 +	1.5%	0.9%	1.0%
18 +	77.8%	76.5%	75.1%
2010 Population by Sex			
Males	7,403	55,154	130,718
Females	8,072	57,857	136,334
2019 Population by Sex			
Males	7,908	58,704	141,772
Females	8,580	61,444	147,991
2024 Population by Sex			
Males	8,205	60,890	148,307
Females	8,957	63,944	155,279

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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2010 Population by Race/Ethnicity			
Total	15,475	113,012	267,052
White Alone	58.1%	60.4%	63.3%
Black Alone	14.9%	14.7%	12.6%
American Indian Alone	0.4%	0.6%	0.6%
Asian Alone	14.5%	11.0%	11.3%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	8.3%	9.8%	9.0%
Two or More Races	3.7%	3.4%	3.2%
Hispanic Origin	24.0%	28.6%	27.3%
Diversity Index	75.8	76.4	74.1
2019 Population by Race/Ethnicity			
Total	16,488	120,147	289,763
White Alone	51.8%	55.2%	58.3%
Black Alone	16.5%	15.9%	13.6%
American Indian Alone	0.4%	0.5%	0.5%
Asian Alone	16.8%	12.8%	13.2%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	9.9%	11.3%	10.4%
Two or More Races	4.5%	4.1%	3.9%
Hispanic Origin	28.4%	32.8%	31.5%
Diversity Index	80.8	80.6	78.7
2024 Population by Race/Ethnicity			
Total	17,163	124,835	303,586
White Alone	48.9%	52.8%	56.0%
Black Alone	17.0%	16.3%	14.0%
American Indian Alone	0.4%	0.5%	0.6%
Asian Alone	18.0%	13.8%	14.3%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	10.7%	12.0%	11.0%
Two or More Races	4.9%	4.4%	4.2%
Hispanic Origin	30.9%	35.3%	33.9%
Diversity Index	82.8	82.3	80.5
2010 Population by Relationship and Household Type			
Total	15,475	113,011	267,052
In Households	100.0%	99.7%	99.7%
In Family Households	85.1%	85.4%	87.7%
Householder	25.6%	25.6%	26.0%
Spouse	18.5%	18.3%	19.8%
Child	33.3%	34.0%	34.8%
Other relative	5.5%	5.3%	5.1%
Nonrelative	2.1%	2.2%	2.0%
In Nonfamily Households	14.9%	14.3%	12.0%
In Group Quarters	0.0%	0.3%	0.3%
Institutionalized Population	0.0%	0.3%	0.2%
Noninstitutionalized Population	0.0%	0.0%	0.1%

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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2019 Population 25+ by Educational Attainment			
Total	10,879	79,847	191,274
Less than 9th Grade	4.9%	5.2%	4.8%
9th - 12th Grade, No Diploma	8.3%	5.8%	5.0%
High School Graduate	20.1%	21.0%	18.4%
GED/Alternative Credential	3.6%	3.3%	2.9%
Some College, No Degree	21.1%	24.2%	23.2%
Associate Degree	8.4%	7.8%	7.8%
Bachelor's Degree	21.5%	23.0%	25.9%
Graduate/Professional Degree	12.1%	9.7%	12.1%
2019 Population 15+ by Marital Status			
Total	13,263	96,070	228,342
Never Married	32.5%	34.1%	32.0%
Married	52.5%	51.3%	54.1%
Widowed	5.5%	4.0%	3.9%
Divorced	9.5%	10.6%	10.0%
2019 Civilian Population 16+ in Labor Force			
Civilian Employed	96.1%	96.5%	96.5%
Civilian Unemployed (Unemployment Rate)	3.9%	3.5%	3.5%
2019 Employed Population 16+ by Industry			
Total	8,656	64,787	152,855
Agriculture/Mining	4.1%	4.2%	4.4%
Construction	3.6%	7.1%	6.7%
Manufacturing	12.9%	11.7%	11.7%
Wholesale Trade	4.4%	5.1%	5.1%
Retail Trade	13.3%	11.5%	10.3%
Transportation/Utilities	7.9%	5.9%	6.1%
Information	1.0%	1.2%	1.4%
Finance/Insurance/Real Estate	9.6%	7.6%	7.2%
Services	40.2%	43.4%	44.8%
Public Administration	3.2%	2.3%	2.3%
2019 Employed Population 16+ by Occupation			
Total	8,655	64,787	152,855
White Collar	65.7%	64.8%	67.4%
Management/Business/Financial	15.9%	16.4%	18.5%
Professional	20.4%	20.8%	23.0%
Sales	13.5%	12.6%	12.5%
Administrative Support	16.0%	15.0%	13.4%
Services	12.8%	14.8%	14.3%
Blue Collar	21.5%	20.4%	18.4%
Farming/Forestry/Fishing	0.3%	0.1%	0.1%
Construction/Extraction	2.3%	4.5%	4.1%
Installation/Maintenance/Repair	6.3%	3.7%	3.5%
Production	5.9%	6.3%	5.4%
Transportation/Material Moving	6.6%	5.8%	5.3%
2010 Population By Urban/ Rural Status			
Total Population	15,475	113,011	267,052
Population Inside Urbanized Area	100.0%	100.0%	100.0%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.0%	0.0%	0.0%

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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2010 Households by Type			
Total	5,817	42,102	95,592
Households with 1 Person	26.9%	25.4%	22.2%
Households with 2+ People	73.1%	74.6%	77.8%
Family Households	67.7%	68.8%	72.7%
Husband-wife Families	48.9%	49.2%	55.3%
With Related Children	26.5%	26.1%	30.0%
Other Family (No Spouse Present)	18.8%	19.5%	17.5%
Other Family with Male Householder	5.0%	5.4%	4.8%
With Related Children	3.0%	3.4%	3.0%
Other Family with Female Householder	13.8%	14.1%	12.6%
With Related Children	9.7%	10.0%	8.9%
Nonfamily Households	5.4%	5.8%	5.1%
All Households with Children	39.4%	39.9%	42.3%
Multigenerational Households	4.5%	5.1%	5.1%
Unmarried Partner Households	6.2%	6.4%	5.6%
Male-female	5.7%	5.7%	4.9%
Same-sex	0.5%	0.7%	0.7%
2010 Households by Size			
Total	5,817	42,101	95,592
1 Person Household	26.9%	25.4%	22.2%
2 Person Household	28.0%	29.3%	29.3%
3 Person Household	18.0%	17.9%	18.3%
4 Person Household	15.6%	15.2%	16.9%
5 Person Household	7.2%	7.3%	8.1%
6 Person Household	2.9%	3.0%	3.2%
7 + Person Household	1.4%	1.9%	2.0%
2010 Households by Tenure and Mortgage Status			
Total	5,818	42,102	95,592
Owner Occupied	56.6%	56.6%	65.1%
Owned with a Mortgage/Loan	46.4%	45.2%	52.2%
Owned Free and Clear	10.2%	11.3%	12.9%
Renter Occupied	43.4%	43.4%	34.9%
2010 Housing Units By Urban/ Rural Status			
Total Housing Units	6,193	44,896	101,837
Housing Units Inside Urbanized Area	100.0%	100.0%	100.0%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.0%	0.0%	0.0%

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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Top 3 Tapestry Segments			
1.	Enterprising Professionals (2D)	Bright Young Professionals	Bright Young Professionals
2.	Metro Fusion (11C)	Home Improvement (4B)	Boomburbs (1C)
3.	Bright Young Professionals (8C)	Young and Restless (11B)	Home Improvement (4B)
2019 Consumer Spending			
Apparel & Services: Total \$	\$13,932,025	\$98,363,097	\$259,213,823
Average Spent	\$2,256.20	\$2,212.30	\$2,516.88
Spending Potential Index	105	103	117
Education: Total \$	\$9,896,738	\$67,381,232	\$183,085,421
Average Spent	\$1,602.71	\$1,515.48	\$1,777.70
Spending Potential Index	101	95	112
Entertainment/Recreation: Total \$	\$19,779,844	\$142,413,480	\$379,260,126
Average Spent	\$3,203.21	\$3,203.04	\$3,682.49
Spending Potential Index	98	98	113
Food at Home: Total \$	\$32,537,379	\$231,325,301	\$604,999,041
Average Spent	\$5,269.21	\$5,202.76	\$5,874.35
Spending Potential Index	102	101	114
Food Away from Home: Total \$	\$23,869,057	\$169,448,660	\$445,581,012
Average Spent	\$3,865.43	\$3,811.09	\$4,326.45
Spending Potential Index	105	104	118
Health Care: Total \$	\$34,382,965	\$253,636,930	\$673,261,759
Average Spent	\$5,568.09	\$5,704.58	\$6,537.16
Spending Potential Index	94	96	110
HH Furnishings & Equipment: Total \$	\$13,191,459	\$96,827,707	\$258,038,751
Average Spent	\$2,136.27	\$2,177.76	\$2,505.47
Spending Potential Index	100	102	118
Personal Care Products & Services: Total \$	\$5,681,852	\$40,944,032	\$108,655,627
Average Spent	\$920.14	\$920.88	\$1,055.01
Spending Potential Index	104	104	119
Shelter: Total \$	\$119,367,013	\$827,266,352	\$2,180,754,256
Average Spent	\$19,330.69	\$18,606.14	\$21,174.43
Spending Potential Index	104	101	114
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$14,444,029	\$106,732,199	\$286,148,220
Average Spent	\$2,339.11	\$2,400.53	\$2,778.41
Spending Potential Index	94	97	112
Travel: Total \$	\$13,793,642	\$98,082,769	\$265,755,608
Average Spent	\$2,233.79	\$2,205.99	\$2,580.40
Spending Potential Index	100	98	115
Vehicle Maintenance & Repairs: Total \$	\$7,058,724	\$51,589,101	\$135,255,838
Average Spent	\$1,143.11	\$1,160.30	\$1,313.29
Spending Potential Index	100	101	115

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.