Executive Summary

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

6017 Jefferson Rd, Athens, GA 30607, USA
Latitude: 33.9939
Longitude: -83.4391

	5 drive time minute	10 drive time minute	15 drive time minute
Population			
2010 Population	4,009	22,657	86,969
2020 Population	4,307	24,129	98,455
2023 Population	4,253	24,273	100,712
2028 Population	4,153	24,116	101,687
2010-2020 Annual Rate	0.72%	0.63%	1.25%
2020-2023 Annual Rate	-0.39%	0.18%	0.70%
2023-2028 Annual Rate	-0.47%	-0.13%	0.19%
2020 Male Population	47.3%	47.2%	47.2%
2020 Female Population	52.7%	52.8%	52.8%
2020 Median Age	37.6	34.6	28.8
2023 Male Population	47.9%	48.7%	48.5%
2023 Female Population	52.1%	51.3%	51.5%
2023 Median Age	36.0	33.0	28.8

In the identified area, the current year population is 100,712. In 2020, the Census count in the area was 98,455. The rate of change since 2020 was 0.70% annually. The five-year projection for the population in the area is 101,687 representing a change of 0.19% annually from 2023 to 2028. Currently, the population is 48.5% male and 51.5% female.

Median Age

The median age in this area is 28.8, compared to U.S. median age of 39.1.

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Race and Ethnicity			
2023 White Alone	46.3%	51.8%	60.0%
2023 Black Alone	29.2%	27.4%	23.3%
2023 American Indian/Alaska Native Alone	1.1%	0.7%	0.5%
2023 Asian Alone	2.5%	2.3%	3.9%
2023 Pacific Islander Alone	0.1%	0.1%	0.1%
2023 Other Race	11.7%	9.0%	5.7%
2023 Two or More Races	9.1%	8.6%	6.6%
2023 Hispanic Origin (Any Race)	21.3%	17.6%	10.8%

Persons of Hispanic origin represent 10.8% of the population in the identified area compared to 19.4% 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 65.8 in the identified area, compared to 72.1 for the U.S. as a whole.

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Households			
2023 Wealth Index	73	63	64
2010 Households	1,454	8,518	33,262
2020 Households	1,631	9,388	38,372
2023 Households	1,625	9,456	39,375
2028 Households	1,598	9,452	40,099
2010-2020 Annual Rate	1.16%	0.98%	1.44%
2020-2023 Annual Rate	-0.11%	0.22%	0.80%
2023-2028 Annual Rate	-0.33%	-0.01%	0.37%
2023 Average Household Size	2.61	2.50	2.31

The household count in this area has changed from 38,372 in 2020 to 39,375 in the current year, a change of 0.80% annually. The five-year projection of households is 40,099, a change of 0.37% annually from the current year total. Average household size is currently 2.31, compared to 2.31 in the year 2020. The number of families in the current year is 18,814 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 2023 and 2028. Esri converted Census 2010 into 2020 geography and Census 2020 data.

May 30, 2024

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Mortgage Income			
2023 Percent of Income for Mortgage	18.1%	23.7%	29.8%
Median Household Income			
2023 Median Household Income	$72,853	$59,893	$52,883
2028 Median Household Income	$85,993	$69,507	$61,274
2023-2028 Annual Rate	3.37%	3.02%	2.99%
Average Household Income			
2023 Average Household Income	$93,145	$86,086	$80,554
2028 Average Household Income	$109,386	$100,885	$94,677
2023-2028 Annual Rate	3.27%	3.22%	3.28%
Per Capita Income			
2023 Per Capita Income	$35,499	$33,890	$31,688
2028 Per Capita Income	$41,937	$39,965	$37,535
2023-2028 Annual Rate	3.39%	3.35%	3.44%
GINI Index			
2023 Gini Index	36.4	40.6	45.3
Households by Income			

Current median household income is $52,883 in the area, compared to $72,603 for all U.S. households. Median household income is projected to be $61,274 in five years, compared to $82,410 for all U.S. households

Current average household income is $80,554 in this area, compared to $107,008 for all U.S. households. Average household income is projected to be $94,677 in five years, compared to $122,048 for all U.S. households

Current per capita income is $31,688 in the area, compared to the U.S. per capita income of $41,310. The per capita income is projected to be $37,535 in five years, compared to $47,525 for all U.S. households

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Housing			
2023 Housing Affordability Index	135	102	82
2010 Total Housing Units	1,629	9,604	37,651
2010 Owner Occupied Housing Units	1,026	4,546	14,860
2010 Renter Occupied Housing Units	425	3,972	18,403
2010 Vacant Housing Units	175	1,086	4,389
2020 Total Housing Units	1,738	10,054	41,786
2020 Owner Occupied Housing Units	1,145	4,931	16,401
2020 Renter Occupied Housing Units	486	4,457	21,971
2020 Vacant Housing Units	82	654	3,406
2023 Total Housing Units	1,727	10,109	42,789
2023 Owner Occupied Housing Units	1,071	4,821	17,047
2023 Renter Occupied Housing Units	554	4,635	22,328
2023 Vacant Housing Units	102	653	3,414
2028 Total Housing Units	1,727	10,169	43,561
2028 Owner Occupied Housing Units	1,068	4,918	17,677
2028 Renter Occupied Housing Units	530	4,534	22,422
2028 Vacant Housing Units	129	717	3,462
Socioeconomic Status Index			
2023 Socioeconomic Status Index	48.2	46.7	46.4

Currently, 39.8% of the 42,789 housing units in the area are owner occupied; 52.2%, renter occupied; and 8.0% are vacant. Currently, in the U.S., 58.5% of the housing units in the area are owner occupied; 31.7% are renter occupied; and 9.8% are vacant. In 2020, there were 41,786 housing units in the area and 8.2% vacant housing units. The annual rate of change in housing units since 2020 is 0.73%. Median home value in the area is $262,382, compared to a median home value of $308,943 for the U.S. In five years, median value is projected to change by 1.57% annually to $283,666.

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Source: U.S. Census Bureau. Esri forecasts for 2023 and 2028. Esri converted Census 2010 into 2020 geography and Census 2020 data.

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