



Executive Summary

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

S Central Ave & Fulton Ave, Hapeville, GA

Latitude: 33.6584

Longitude: -84.4089

	5 drive time minute	10 drive time minute	15 drive time minute
Population			
2000 Population	9,025	66,398	275,852
2010 Population	8,233	52,831	245,641
2020 Population	9,011	55,885	265,304
2025 Population	10,027	58,348	278,498
2000-2010 Annual Rate	-0.91%	-2.26%	-1.15%
2010-2020 Annual Rate	0.88%	0.55%	0.75%
2020-2025 Annual Rate	2.16%	0.87%	0.98%
2020 Male Population	51.4%	48.8%	48.1%
2020 Female Population	48.6%	51.2%	51.9%
2020 Median Age	35.0	35.2	33.5

In the identified area, the current year population is 265,304. In 2010, the Census count in the area was 245,641. The rate of change since 2010 was 0.75% annually. The five-year projection for the population in the area is 278,498 representing a change of 0.98% annually from 2020 to 2025. Currently, the population is 48.1% male and 51.9% female.

Median Age

The median age in this area is 35.0, compared to U.S. median age of 38.5.

Race and Ethnicity

2020 White Alone	33.7%	17.0%	12.1%
2020 Black Alone	41.0%	70.6%	76.6%
2020 American Indian/Alaska Native Alone	0.4%	0.4%	0.3%
2020 Asian Alone	7.0%	2.3%	3.2%
2020 Pacific Islander Alone	0.0%	0.0%	0.0%
2020 Other Race	14.6%	7.4%	5.3%
2020 Two or More Races	3.1%	2.3%	2.4%
2020 Hispanic Origin (Any Race)	27.2%	13.2%	10.4%

Persons of Hispanic origin represent 10.4% of the population in the identified area compared to 18.8% 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 51.0 in the identified area, compared to 65.1 for the U.S. as a whole.

Households

2020 Wealth Index	43	39	41
2000 Households	3,197	23,918	97,023
2010 Households	3,057	20,469	92,803
2020 Total Households	3,342	21,700	100,559
2025 Total Households	3,743	22,705	105,853
2000-2010 Annual Rate	-0.45%	-1.55%	-0.44%
2010-2020 Annual Rate	0.87%	0.57%	0.79%
2020-2025 Annual Rate	2.29%	0.91%	1.03%
2020 Average Household Size	2.65	2.53	2.56

The household count in this area has changed from 92,803 in 2010 to 100,559 in the current year, a change of 0.79% annually. The five-year projection of households is 105,853, a change of 1.03% annually from the current year total. Average household size is currently 2.56, compared to 2.56 in the year 2010. The number of families in the current year is 58,134 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.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025. Esri converted Census 2000 data into 2010 geography.



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Mortgage Income			
2020 Percent of Income for Mortgage	15.1%	17.3%	14.7%
Median Household Income			
2020 Median Household Income	\$44,886	\$37,366	\$38,985
2025 Median Household Income	\$50,277	\$40,391	\$42,167
2020-2025 Annual Rate	2.29%	1.57%	1.58%
Average Household Income			
2020 Average Household Income	\$58,689	\$53,979	\$55,101
2025 Average Household Income	\$65,431	\$59,069	\$60,996
2020-2025 Annual Rate	2.20%	1.82%	2.05%
Per Capita Income			
2020 Per Capita Income	\$21,946	\$21,221	\$21,020
2025 Per Capita Income	\$24,593	\$23,263	\$23,307
2020-2025 Annual Rate	2.30%	1.85%	2.09%

Households by Income

Current median household income is \$38,985 in the area, compared to \$62,203 for all U.S. households. Median household income is projected to be \$42,167 in five years, compared to \$67,325 for all U.S. households

Current average household income is \$55,101 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$60,996 in five years, compared to \$99,510 for all U.S. households

Current per capita income is \$21,020 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$23,307 in five years, compared to \$37,691 for all U.S. households

Housing			
2020 Housing Affordability Index	156	138	162
2000 Total Housing Units	3,353	25,800	104,897
2000 Owner Occupied Housing Units	1,318	9,081	38,940
2000 Renter Occupied Housing Units	1,879	14,837	58,083
2000 Vacant Housing Units	156	1,882	7,874
2010 Total Housing Units	3,806	25,775	114,869
2010 Owner Occupied Housing Units	1,161	7,789	37,159
2010 Renter Occupied Housing Units	1,896	12,680	55,644
2010 Vacant Housing Units	749	5,306	22,066
2020 Total Housing Units	4,051	27,009	121,544
2020 Owner Occupied Housing Units	1,302	8,401	39,153
2020 Renter Occupied Housing Units	2,040	13,299	61,407
2020 Vacant Housing Units	709	5,309	20,985
2025 Total Housing Units	4,460	28,174	127,360
2025 Owner Occupied Housing Units	1,648	8,963	41,093
2025 Renter Occupied Housing Units	2,096	13,741	64,760
2025 Vacant Housing Units	717	5,469	21,507

Currently, 32.2% of the 121,544 housing units in the area are owner occupied; 50.5%, renter occupied; and 17.3% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 11.3% are vacant. In 2010, there were 114,869 housing units in the area - 32.3% owner occupied, 48.4% renter occupied, and 19.2% vacant. The annual rate of change in housing units since 2010 is 2.54%. Median home value in the area is \$136,932, compared to a median home value of \$235,127 for the U.S. In five years, median value is projected to change by 3.24% annually to \$160,580.

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.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025. Esri converted Census 2000 data into 2010 geography.