

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Population	Current Year Estimated Population	20,535	121,963	353,283
	Population Est 23Q1	20,509	121,886	352,900
	Population Est 22Q4	20,482	121,858	352,333
	Population Est 22Q3	20,415	121,086	350,720
	Population Est 22Q2	20,362	120,694	349,351
	Population Est 22Q1	20,309	120,122	348,076
	Population Est 21Q4	20,265	119,598	347,190
	Population Est 21Q3	20,072	118,281	344,759
	Population Est 21Q2	20,041	118,145	343,595
	Population Fcst	21,801	131,047	368,063
	2010 Census Population	15,311	87,224	258,236
	2000 Census Population	12,884	74,686	235,362
	1990 Census Population	10,886	59,001	207,086
	Current Year Daytime Population	42,703	132,942	441,599
	Average Seasonal Population	201	1,194	5,480
	Historical Annual Growth, 1990 – 2000	1.70%	2.39%	1.29%
	Historical Annual Growth, 2000 – 2010	1.74%	1.56%	0.93%
	Estimated Annual Growth, 2010 – CY	2.24%	2.56%	2.39%
	Projected Annual Growth, CY to Y5	1.20%	1.45%	0.82%
	Group Qtrs Est	177	1,063	11,958
Transient Est Average Last 4 Qtrs	7,858	12,081	24,988	
Households	Current Year Estimated Households	8,815	51,035	145,206
	Households Est 23Q1	8,801	50,989	144,992
	Households Est 22Q4	8,790	50,967	144,710
	Households Est 22Q3	8,764	50,654	144,060
	Households Est 22Q2	8,739	50,490	143,508
	Households Est 22Q1	8,700	50,231	142,987
	Households Est 21Q4	8,682	50,020	142,641
	Households Est 21Q3	8,595	49,439	141,587
	Households Est 21Q2	8,583	49,372	141,102
	Households Fcst	9,375	54,764	150,750
	2010 Census Households	6,659	36,706	108,436
	2000 Census Households	5,648	31,182	98,589
	1990 Census Households	4,541	23,559	84,224
	Historical Annual Growth, 1990 – 2000	2.20%	2.84%	1.59%
	Historical Annual Growth, 2000 – 2010	1.66%	1.64%	0.96%
	Estimated Annual Growth, 2010 – CY	2.14%	2.52%	2.23%
	Projected Annual Growth, CY to Y5	1.24%	1.42%	0.75%
Population per Household	2.31	2.37	2.35	

This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	1.4%	1.6%	1.2%
	HH Income \$250,000 to \$499,999	1.6%	1.9%	1.4%
	HH Income \$200,000 to \$249,999	3.8%	4.5%	3.3%
	HH Income \$175,000 to \$199,999	5.2%	5.0%	4.5%
	HH Income \$150,000 to \$174,999	4.5%	5.8%	4.5%
	HH Income \$100,000 to 149,999	17.6%	19.3%	15.7%
	HH Income \$75,000 to 99,999	13.7%	14.6%	12.8%
	HH Income \$50,000 to 74,999	18.5%	18.1%	16.9%
	HH Income \$35,000 to 49,999	13.8%	11.1%	12.2%
	HH Income \$25,000 to 34,999	8.3%	6.8%	8.8%
	HH Income \$15,000 to 24,999	5.7%	5.3%	8.5%
	HH Income \$0 to 14,999	5.9%	5.9%	10.4%
	Average Household Income	\$98,594	\$106,279	\$91,103
	Median Household Income	\$70,861	\$79,126	\$63,666
	Per Capita Income	\$42,739	\$44,903	\$37,978
	2000 Average HH Income	\$64,420	\$66,234	\$53,474
	2000 Median HH Income	\$48,129	\$52,321	\$37,343
	Average Disposable Income	78,410	83,539	71,863
	Median Disposable Income	63,932	70,970	57,270
	Discretionary HH Income Over \$150,000	4.7%	5.5%	3.9%
	Discretionary HH Income \$125,000 to \$149,999	5.5%	5.2%	4.6%
	Discretionary HH Income \$100,000 to \$124,999	5.9%	7.8%	5.8%
	Discretionary HH Income \$75,000 to \$99,999	11.8%	13.8%	10.3%
	Discretionary HH Income \$50,000 to \$74,999	19.7%	21.3%	17.8%
	Discretionary HH Income \$25,000 to \$49,999	29.7%	26.4%	25.0%
	Discretionary HH Income Under \$25,000	22.6%	20.0%	32.6%
	Average Discretionary HH Income	58,255	62,602	52,213
	Median Discretionary HH Income	47,407	54,109	41,381
	Householder White – Count	7,209	43,618	118,766
	Median HH Income	\$76,699	\$82,503	\$69,494
	Average HH Income	\$87,273	\$91,583	\$81,346
	Householder Black or African-American – Count	512	2,208	12,899
	Median HH Income	\$48,889	\$55,779	\$32,233
	Average HH Income	\$64,349	\$68,931	\$45,030
	Householder Hispanic – Count	321	1,761	4,844
Median HH Income	\$47,034	\$61,749	\$52,580	
Average HH Income	\$63,087	\$74,690	\$66,956	
Householder Asian or Pacific Islander – Count	395	1,943	3,818	
Median HH Income	\$56,261	\$78,837	\$79,805	
Average HH Income	\$73,989	\$84,531	\$85,911	
Householder Other or Pacific Islander – Count	378	1,506	4,879	
Median HH Income	\$66,819	\$69,455	\$48,545	
Average HH Income	\$74,330	\$78,433	\$61,216	
Gender	Male Population	10,033	58,855	171,431
	Female Population	10,502	63,108	181,852

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Total Population by Age	Count of Pop 0 to 4 years	1,230	7,197	20,372
	Count of Pop 0 to 7 years	1,642	9,800	27,782
	Count of Pop 5 - 13	2,149	12,768	36,243
	Count of Pop 14 - 18	1,010	5,968	20,330
	Count of Pop 19 - 22	1,025	5,971	22,403
	Count of Pop 22 - 25	777	4,452	17,393
	Count of Pop 25 - 29	1,500	8,072	23,221
	Count of Pop 30 - 34	1,533	8,638	24,818
	Count of Pop 35 - 39	1,463	8,510	23,615
	Count of Pop 40 - 44	1,407	8,221	22,190
	Count of Pop 45 - 59	3,733	22,651	62,260
	Count of Pop 60 - 74	3,156	20,188	56,244
	Count of Pop 75 - 84	1,131	7,044	18,661
	Count of Pop 85+	422	2,285	5,534
	% of Pop 0 to 4 years	6.0%	5.9%	5.8%
	% of Pop 0 to 7 years	8.0%	8.0%	7.9%
	% of Pop 5 - 13	10.5%	10.5%	10.3%
	% of Pop 14 - 18	4.9%	4.9%	5.8%
	% of Pop 19 - 22	5.0%	4.9%	6.3%
	% of Pop 22 - 25	3.8%	3.6%	4.9%
	% of Pop 25 - 29	7.3%	6.6%	6.6%
	% of Pop 30 - 34	7.5%	7.1%	7.0%
	% of Pop 35 - 39	7.1%	7.0%	6.7%
	% of Pop 40 - 44	6.9%	6.7%	6.3%
% of Pop 45 - 59	18.2%	18.6%	17.6%	
% of Pop 60 - 74	15.4%	16.6%	15.9%	
% of Pop 75 - 84	5.5%	5.8%	5.3%	
% of Pop 85+	2.1%	1.9%	1.6%	
Median Age	38.6	39.7	37.5	
Average Age	39.8	40.4	39.2	
Male Population by Age	% of Pop 0 to 4 years	6.3%	6.3%	6.1%
	% of Pop 5 - 13	11.1%	11.1%	10.8%
	% of Pop 14 - 18	5.1%	5.2%	5.9%
	% of Pop 19 - 22	5.1%	5.1%	6.5%
	% of Pop 22 - 25	3.8%	3.8%	5.0%
	% of Pop 25 - 29	7.2%	6.8%	6.7%
	% of Pop 30 - 34	7.8%	7.3%	7.2%
	% of Pop 35 - 39	7.3%	7.1%	6.8%
	% of Pop 40 - 44	6.9%	6.8%	6.4%
	% of Pop 45 - 59	18.3%	18.7%	17.7%
	% of Pop 75 - 84	4.8%	5.1%	4.7%
	% of Pop 60 - 74	14.7%	15.5%	15.2%
	% of Pop 85+	1.4%	1.3%	1.1%
	Median Age	37.4	38.1	36.3
Average Age	38.6	39.1	38.1	

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	% of Pop 0 to 4 years	5.7%	5.5%	5.5%
	% of Pop 5 - 13	9.8%	9.8%	9.8%
	% of Pop 14 - 18	4.8%	4.7%	5.6%
	% of Pop 19 - 22	4.9%	4.7%	6.2%
	% of Pop 22 - 25	3.7%	3.5%	4.8%
	% of Pop 25 - 29	7.4%	6.5%	6.4%
	% of Pop 30 - 34	7.1%	6.9%	6.8%
	% of Pop 35 - 39	6.9%	6.9%	6.6%
	% of Pop 40 - 44	6.8%	6.7%	6.2%
	% of Pop 45 - 59	18.1%	18.5%	17.6%
	% of Pop 60 - 74	16.0%	17.5%	16.6%
	% of Pop 75 - 84	6.2%	6.4%	5.9%
	% of Pop 85+	2.7%	2.4%	2.0%
	Median Age	39.8	41.1	38.7
Average Age	41.0	41.7	40.2	
Race	Count of White	15,886	98,320	273,936
	Count of Black or African-American	1,221	5,788	29,859
	Count of Asian or Pacific Islander	1,076	5,703	11,676
	Count of Other races	2,351	12,152	37,811
	White	77.4%	80.6%	77.5%
	Black or African American	5.9%	4.7%	8.5%
	Asian	5.2%	4.7%	3.3%
	Other Races	11.5%	10.0%	10.7%
Language Spoken	Speak English at Home	91.8%	91.7%	92.3%
	Speak Spanish at Home	3.3%	2.9%	3.3%
	Speak French or French Creole at Home	0.1%	0.5%	0.4%
	Speak German at Home	0.4%	0.2%	0.2%
	Speak Other Indo-European Languages at Home	1.1%	1.0%	0.8%
	Speak Russian and Other Slavic Languages at H	0.3%	0.5%	0.3%
	Speak Chinese at Home	0.7%	0.7%	0.6%
	Speak Korean at Home	0.1%	0.3%	0.3%
	Speak Vietnamese at Home	0.1%	0.2%	0.2%
	Speak Other Asian Languages at Home	0.9%	0.8%	0.5%
	Speak Tagalog and Other Pacific Languages at H	0.0%	0.1%	0.1%
	Speak Other Language at Home	1.2%	1.0%	1.0%
Hispanic	Hispanic Population	1,533	7,441	24,512
	Hispanic Population Percent	7.5%	6.1%	6.9%
	Mexican	33.3%	45.6%	48.4%
	Puerto Rican	18.6%	11.8%	10.0%
	Cuban	12.2%	7.7%	5.4%
	Dominican	0.0%	0.9%	0.5%
	Central American	15.3%	17.2%	17.9%
	South American	10.4%	6.7%	7.7%
	Other Hispanic	10.1%	10.1%	10.1%
	2000 Hispanic Population Percent	2%	2%	1%
	1990 Hispanic Population Percent	1%	1%	1%

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Ancestry	American (percent of total population)	8.9%	8.9%	9.4%
	American	8.4%	8.6%	9.1%
	Native American (ie. Indian/Eskimo)	0.2%	0.2%	0.2%
	Hawaiian/Pacific Islander	0.3%	0.1%	0.1%
	Asian (percent of total population)	5.2%	4.7%	3.3%
	Chinese	1.3%	1.2%	0.9%
	Japanese	0.3%	0.4%	0.2%
	Korean	0.5%	0.4%	0.4%
	South Central Asian (ie. Indian)	2.4%	1.5%	1.0%
	South East Asian (ie. Vietnamese)	0.7%	1.0%	0.6%
	Other Asian	0.1%	0.1%	0.1%
	European (percent of total population)	40.3%	41.4%	36.9%
	British	11.1%	10.6%	9.3%
	Dutch	0.7%	0.7%	0.8%
	French	1.0%	1.3%	1.1%
	German	7.8%	8.0%	7.4%
	Italian	2.2%	2.1%	1.8%
	Polish	0.9%	1.1%	1.0%
	Scandinavian	1.3%	1.4%	1.2%
	Scotch/Irish	10.7%	11.4%	10.5%
Other European (ie. Greek/Russian)	4.4%	4.7%	3.9%	
Middle Eastern	1.8%	1.4%	0.8%	
Other Ancestry	15.5%	15.2%	17.9%	
Unclassified Ancestry	20.9%	22.4%	24.8%	
Education (Age 25+)	Adult Population (25 Years or Older)	14,345	85,608	236,542
	Elementary (0 to 8)	1.0%	1.7%	2.5%
	Some High School (9 to 11)	3.8%	2.8%	5.1%
	High School Graduate (12)	14.9%	14.4%	21.2%
	Some College (13 to 16)	20.2%	19.0%	18.9%
	Associates Degree Only	8.0%	8.9%	8.2%
	Bachelors Degree Only	31.8%	31.8%	25.9%
	Graduate Degree	20.4%	21.5%	18.1%
	% College (4+)	52.2%	53.3%	44.1%
Household Type	Total Households – count	8,815	51,035	145,206
	One Person HHs – count	2,719	15,169	45,224
	Family HHs – count	5,236	32,168	87,720
	Married Couple – count	4,123	25,685	66,402
	w/own children – count	1,622	10,378	25,974
	w/out own children – count	2,500	15,306	40,428
	Male Householder – count	322	1,752	5,579
	Female Householder – count	792	4,731	15,739
	Non-Family Households – count	860	3,698	12,263
	1 Person Household	30.8%	29.7%	31.1%
	2 Person Household	34.8%	35.3%	34.3%
	3 Person Household	14.3%	14.7%	14.9%
	4 Person Household	11.7%	12.4%	11.8%
	5 Person Household	5.4%	5.2%	5.0%
	6 Person Household	1.9%	1.8%	1.8%
7+ Person Household	1.0%	0.9%	1.0%	
% Households With Children	24.6%	26.6%	25.3%	

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Housing	Total Housing Units	9,615	54,381	157,173
	Owner Occupied Percent	48.2%	59.5%	55.2%
	Renter Occupied Percent	43.5%	34.4%	37.1%
	Vacant Housing Percent	8.3%	6.2%	7.6%
	Total Housing Units (Census 2000)	6,041	33,174	107,358
	For Rent (Census 2000)	53%	49%	50%
	For Sale (Census 2000)	19%	30%	21%
	Rented or Sold, (Census 2000)	7%	5%	8%
	Seasonal (Census 2014)	26%	19%	14%
	Other (Census 2000)	8%	7%	13%
Homes Built By Year	Homes Built 1990 to 2000	24%	30%	21%
	Homes Built 1980 to 1989	28%	26%	18%
	Homes Built 1970 to 1979	29%	28%	21%
	Homes Built 1960 to 1969	15%	11%	14%
	Homes Built 1950 to 1959	2%	3%	11%
	Homes Built 1940 to 1949	0%	1%	7%
	Homes Built Before 1939	1%	1%	8%
Units in Structure	1 Unit	63%	71%	65%
	2 - 9 Units	22%	14%	16%
	Greater than 10 Units	14%	13%	15%
	Mobilie Trailer	1%	2%	4%
	Other Units	0%	0%	0%
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	5.5%	4.1%	4.8%
	Property Value \$750,000 to \$999,999	5.1%	5.0%	5.3%
	Property Value \$500,000 to \$749,999	25.4%	22.7%	17.7%
	Property Value \$400,000 to \$499,999	17.3%	17.2%	13.1%
	Property Value \$300,000, to \$399,999	19.6%	23.6%	18.7%
	Property Value \$200,000 to \$299,999	17.4%	17.8%	19.8%
	Property Value \$150,000 to \$199,999	4.6%	4.4%	7.7%
	Property Value \$100,000 to \$149,999	1.1%	1.4%	6.1%
	Property Value \$60,000 to \$99,999	0.9%	0.6%	2.0%
	Property Value \$40,000 to \$59,999	0.2%	0.3%	0.8%
	Property Value \$0 to \$39,999	1.2%	0.6%	1.6%
	Median Home Value	\$423,865	\$400,404	\$357,541
Median Rent	\$596	\$605	\$498	
Wealth per Household	\$0 and under - percent	17.8%	17.0%	18.0%
	\$1 to \$4999 - percent	8.7%	8.0%	8.9%
	\$5k to \$9999 - percent	4.7%	4.4%	4.7%
	\$10k to \$24999 - percent	6.5%	6.3%	6.5%
	\$25k to \$49999 - percent	6.8%	6.8%	6.8%
	\$50k to \$99999 - percent	10.0%	10.1%	10.1%
	\$100k to \$249999 - percent	17.6%	18.1%	17.7%
	\$250k to \$499999 - percent	13.0%	13.6%	12.8%
	\$500k+ - percent	15.0%	15.8%	14.4%
	Median HH Wealth	\$77,806	\$87,415	\$74,673
	Avg HH Wealth	\$240,892	\$252,087	\$234,994

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Economic Viability	Economic Viability Local	221	225	224
	Economic Viability Indexed	221	225	224
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	10,947	66,048	181,398
	Managerial/Executive	19.6%	20.6%	16.8%
	Professional Specialty	30.5%	31.9%	28.8%
	Healthcare Support	2.1%	1.6%	2.3%
	Sales	11.6%	11.3%	11.0%
	Office & Administrative Support	12.3%	11.3%	11.9%
	Protective Service	1.9%	1.4%	1.4%
	Food Preparation	5.8%	5.2%	6.6%
	Building Maintenance & Cleaning	1.1%	1.8%	3.0%
	Personal Care	1.9%	1.9%	2.2%
	Farming, Fishing, & Forestry	0.0%	0.1%	0.1%
	Construction	6.0%	5.1%	5.7%
	Production & Transportation	7.1%	7.7%	10.1%
	Percent White Collar Workers	76.1%	76.9%	70.9%
Percent Blue Collar Workers	23.9%	23.1%	29.1%	
Employment by Industry (Employed Civilians Age 16+)	Agriculture/Mining/Construction	6.4%	5.8%	6.2%
	Manufacturing	6.4%	7.8%	8.3%
	Transportation	3.2%	4.1%	4.7%
	Information	1.8%	2.4%	2.3%
	Wholesale/Retail	15.1%	15.6%	15.7%
	Finance, Insurance, Real Estate	7.7%	7.4%	6.6%
	Professional Services	10.0%	11.0%	9.3%
	Management Services	0.1%	0.1%	0.2%
	Administrative/Waste Services	4.4%	4.3%	4.7%
	Educational Services	25.3%	25.0%	24.7%
	Entertainment Services	12.3%	9.2%	10.3%
	Other Professional Services	4.3%	3.9%	4.0%
	Public Administration	3.0%	3.3%	3.1%
Transportation To Work	Drive to Work Alone	89.8%	88.8%	84.9%
	Drive to Work Carpool	5.7%	6.9%	8.9%
	Travel to Work by Public Transportation	0.2%	0.1%	0.9%
	Drive to Work on Motorcycle	0.0%	0.1%	0.1%
	Drive to Work on Bicycle	0.0%	0.1%	0.2%
	Walked to Work	0.9%	0.6%	2.0%
	Other Means	0.3%	0.4%	0.5%
	Work at Home	3.0%	3.0%	2.6%

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 35.906496 Longitude: -84.105807

Kingston Overlook Knoxville, TN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	Travel to Work in Less than 5 Minutes	2.0%	1.9%	2.3%
	Travel to Work in 5 to 9 Minutes	11.6%	10.1%	9.8%
	Travel to Work in 10 to 14 Minutes	16.3%	16.5%	17.8%
	Travel to Work in 15 to 19 Minutes	17.3%	19.4%	22.0%
	Travel to Work in 20 to 29 Minutes	29.0%	27.3%	25.6%
	Travel to Work in 30 to 44 Minutes	17.8%	18.7%	16.7%
	Travel to Work in 45 to 59 Minutes	2.5%	3.0%	3.1%
	Travel to Work in 60 Minutes or more	3.8%	2.8%	3.1%
	Average Travel Time to Work	22	21	21
Vehicles per HH	No Vehicles	3.9%	3.4%	6.2%
	1 Vehicle	34.1%	30.3%	32.0%
	2 Vehicles	41.2%	44.3%	39.8%
	3 or more vehicles	20.8%	21.9%	22.0%
	Average Number of Vehicles	1.86	1.93	1.86
Change	Births (last 12 months)	268	1,527	4,388
	Deaths (last 12 months)	281	1,651	4,388
	Migration (last 12 months)	193	1,435	4,067
Work place	Workplace Establishments	2,351	5,374	12,712
	Workplace Employees (FTE)	27,850	64,282	188,067