

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Jun 27, 2024



Latitude: 41.805946 Longitude: -72.53959

Crossroads III Manchester, CT		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Current Year Estimated Population	7,410	66,249	131,888
	Population Est 23Q1	7,413	66,303	131,898
	Population Est 22Q4	7,412	66,297	131,721
	Population Est 22Q3	7,400	66,215	131,574
	Population Est 22Q2	7,392	66,181	131,495
	Population Est 22Q1	7,387	66,156	131,447
	Population Est 21Q4	7,448	66,160	131,365
	Population Est 21Q3	7,438	66,043	131,079
	Population Est 21Q2	7,429	65,972	130,921
	Population Fcst	7,254	66,096	132,995
	2010 Census Population	3,606	57,862	117,135
	2000 Census Population	3,137	55,245	112,301
	1990 Census Population	3,002	54,096	109,710
	Current Year Daytime Population	6,988	63,283	126,590
	Average Seasonal Population	29	518	1,303
	Historical Annual Growth, 1990 – 2000	0.44%	0.21%	0.23%
	Historical Annual Growth, 2000 – 2010	1.40%	0.46%	0.42%
	Estimated Annual Growth, 2010 – CY	5.59%	1.03%	0.90%
	Projected Annual Growth, CY to Y5	-0.43%	-0.05%	0.17%
	Group Qtrs Est	13	550	1,071
Transient Est Average Last 4 Qtrs	877	3,289	4,229	
Households	Current Year Estimated Households	3,378	27,970	54,025
	Households Est 23Q1	3,377	27,976	53,997
	Households Est 22Q4	3,376	27,974	53,907
	Households Est 22Q3	3,370	27,935	53,843
	Households Est 22Q2	3,367	27,919	53,806
	Households Est 22Q1	3,364	27,905	53,782
	Households Est 21Q4	3,392	27,904	53,743
	Households Est 21Q3	3,388	27,852	53,621
	Households Est 21Q2	3,383	27,819	53,550
	Households Fcst	3,309	27,927	54,580
	2010 Census Households	1,692	24,139	47,477
	2000 Census Households	1,434	22,709	45,322
	1990 Census Households	1,309	21,313	42,630
	Historical Annual Growth, 1990 – 2000	0.91%	0.64%	0.61%
	Historical Annual Growth, 2000 – 2010	1.67%	0.61%	0.47%
	Estimated Annual Growth, 2010 – CY	5.36%	1.12%	0.98%
	Projected Annual Growth, CY to Y5	-0.41%	-0.03%	0.20%
	Population per Household	2.19	2.35	2.42

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Crossroads III Manchester, CT		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Income	HH Income \$500,000 or more	1.3%	1.2%	1.3%
	HH Income \$250,000 to \$499,999	1.6%	1.4%	1.6%
	HH Income \$200,000 to \$249,999	3.7%	3.2%	3.7%
	HH Income \$175,000 to \$199,999	4.3%	4.6%	5.7%
	HH Income \$150,000 to \$174,999	4.8%	5.1%	6.3%
	HH Income \$100,000 to 149,999	21.9%	18.5%	19.3%
	HH Income \$75,000 to 99,999	23.8%	16.6%	15.2%
	HH Income \$50,000 to 74,999	16.1%	16.7%	16.2%
	HH Income \$35,000 to 49,999	8.2%	11.3%	10.4%
	HH Income \$25,000 to 34,999	5.7%	6.8%	7.1%
	HH Income \$15,000 to 24,999	3.0%	6.5%	6.0%
	HH Income \$0 to 14,999	5.5%	8.0%	7.3%
	Average Household Income	\$96,989	\$93,642	\$99,634
	Median Household Income	\$85,877	\$75,861	\$79,494
	Per Capita Income	\$44,304	\$39,844	\$41,122
	2000 Average HH Income	\$60,803	\$63,275	\$64,421
	2000 Median HH Income	\$52,125	\$53,374	\$53,803
	Average Disposable Income	79,413	72,867	76,849
	Median Disposable Income	71,560	62,974	66,275
	Discretionary HH Income Over \$150,000	0.2%	1.3%	2.0%
	Discretionary HH Income \$125,000 to \$149,999	5.0%	3.3%	3.5%
	Discretionary HH Income \$100,000 to \$124,999	5.3%	5.8%	7.2%
	Discretionary HH Income \$75,000 to \$99,999	11.3%	10.1%	11.5%
	Discretionary HH Income \$50,000 to \$74,999	30.5%	20.9%	20.4%
	Discretionary HH Income \$25,000 to \$49,999	29.6%	30.3%	28.3%
	Discretionary HH Income Under \$25,000	18.2%	28.4%	27.0%
	Average Discretionary HH Income	55,317	49,761	52,817
	Median Discretionary HH Income	51,352	42,978	45,368
	Householder White – Count	1,763	18,072	34,480
	Median HH Income	\$80,490	\$78,851	\$85,992
	Average HH Income	\$88,242	\$87,643	\$94,142
	Householder Black or African-American – Count	341	3,142	6,054
	Median HH Income	\$59,109	\$54,959	\$57,000
	Average HH Income	\$63,889	\$66,292	\$68,946
Householder Hispanic – Count	244	2,628	6,639	
Median HH Income	\$81,352	\$53,691	\$53,864	
Average HH Income	\$68,229	\$64,059	\$65,501	
Householder Asian or Pacific Islander – Count	799	2,539	3,941	
Median HH Income	\$107,785	\$95,867	\$102,365	
Average HH Income	\$117,892	\$102,826	\$109,048	
Householder Other or Pacific Islander – Count	231	1,588	2,911	
Median HH Income	\$94,375	\$62,018	\$68,750	
Average HH Income	\$87,780	\$74,350	\$78,468	
Gender	Male Population	3,603	31,835	63,666
	Female Population	3,807	34,414	68,222

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Manchester, CT		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Total Population by Age	Count of Pop 0 to 4 years	577	4,004	7,402
	Count of Pop 0 to 7 years	750	5,557	10,269
	Count of Pop 5 - 13	713	6,911	13,373
	Count of Pop 14 - 18	245	2,994	6,071
	Count of Pop 19 - 22	260	2,902	5,948
	Count of Pop 22 - 25	216	2,145	4,395
	Count of Pop 25 - 29	664	4,353	8,225
	Count of Pop 30 - 34	946	5,431	9,676
	Count of Pop 35 - 39	871	5,470	9,739
	Count of Pop 40 - 44	560	4,661	8,668
	Count of Pop 45 - 59	986	11,570	24,245
	Count of Pop 60 - 74	895	10,698	23,316
	Count of Pop 75 - 84	311	3,515	7,665
	Count of Pop 85+	165	1,594	3,165
	% of Pop 0 to 4 years	7.8%	6.0%	5.6%
	% of Pop 0 to 7 years	10.1%	8.4%	7.8%
	% of Pop 5 - 13	9.6%	10.4%	10.1%
	% of Pop 14 - 18	3.3%	4.5%	4.6%
	% of Pop 19 - 22	3.5%	4.4%	4.5%
	% of Pop 22 - 25	2.9%	3.2%	3.3%
	% of Pop 25 - 29	9.0%	6.6%	6.2%
	% of Pop 30 - 34	12.8%	8.2%	7.3%
	% of Pop 35 - 39	11.8%	8.3%	7.4%
	% of Pop 40 - 44	7.6%	7.0%	6.6%
	% of Pop 45 - 59	13.3%	17.5%	18.4%
	% of Pop 60 - 74	12.1%	16.1%	17.7%
% of Pop 75 - 84	4.2%	5.3%	5.8%	
% of Pop 85+	2.2%	2.4%	2.4%	
Median Age	35.5	39.0	40.6	
Average Age	37.6	40.4	41.4	
Male Population by Age	% of Pop 0 to 4 years	8.0%	6.4%	5.9%
	% of Pop 5 - 13	9.9%	11.2%	10.8%
	% of Pop 14 - 18	3.6%	4.8%	4.9%
	% of Pop 19 - 22	3.7%	4.6%	4.8%
	% of Pop 22 - 25	3.0%	3.4%	3.5%
	% of Pop 25 - 29	8.8%	6.7%	6.4%
	% of Pop 30 - 34	12.9%	8.3%	7.4%
	% of Pop 35 - 39	12.9%	8.5%	7.5%
	% of Pop 40 - 44	8.4%	7.3%	6.7%
	% of Pop 45 - 59	12.9%	17.4%	18.2%
	% of Pop 75 - 84	3.2%	4.5%	5.1%
	% of Pop 60 - 74	11.4%	15.3%	17.0%
	% of Pop 85+	1.3%	1.6%	1.7%
	Median Age	35.0	37.7	39.1
Average Age	36.2	38.8	40.1	

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	% of Pop 0 to 4 years	7.5%	5.7%	5.3%
	% of Pop 5 - 13	9.3%	9.7%	9.6%
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	% of Pop 40 - 44	6.7%	6.8%	6.5%
	% of Pop 45 - 59	13.7%	17.5%	18.5%
	% of Pop 60 - 74	12.8%	16.9%	18.3%
	% of Pop 75 - 84	5.2%	6.1%	6.5%
	% of Pop 85+	3.1%	3.2%	3.0%
	Median Age	36.0	40.4	42.2
Average Age	39.0	41.8	42.7	
Race	Count of White	3,436	37,360	75,882
	Count of Black or African-American	941	9,529	19,815
	Count of Asian or Pacific Islander	2,100	8,951	14,098
	Count of Other races	932	10,410	22,094
	White	46.4%	56.4%	57.5%
	Black or African American	12.7%	14.4%	15.0%
	Asian	28.3%	13.5%	10.7%
Other Races	12.6%	15.7%	16.8%	
Language Spoken	Speak English at Home	61.9%	77.7%	75.2%
	Speak Spanish at Home	6.0%	7.5%	10.7%
	Speak French or French Creole at Home	0.5%	0.8%	0.9%
	Speak German at Home	0.3%	0.4%	0.3%
	Speak Other Indo-European Languages at Home	15.5%	7.3%	6.7%
	Speak Russian and Other Slavic Languages at Home	1.0%	0.8%	1.1%
	Speak Chinese at Home	1.1%	0.5%	0.4%
	Speak Korean at Home	0.1%	0.2%	0.2%
	Speak Vietnamese at Home	0.0%	0.4%	0.6%
	Speak Other Asian Languages at Home	8.5%	2.5%	1.9%
	Speak Tagalog and Other Pacific Languages at Home	0.0%	0.1%	0.2%
Speak Other Language at Home	5.3%	1.8%	1.9%	
Hispanic	Hispanic Population	889	10,174	21,884
	Hispanic Population Percent	12.0%	15.4%	16.6%
	Mexican	2.4%	5.5%	6.1%
	Puerto Rican	57.5%	66.2%	64.0%
	Cuban	7.4%	5.4%	3.5%
	Dominican	0.8%	2.0%	2.8%
	Central American	12.0%	4.5%	5.7%
	South American	12.2%	9.7%	12.0%
	Other Hispanic	7.6%	6.7%	5.9%
	2000 Hispanic Population Percent	6%	5%	7%
1990 Hispanic Population Percent	3%	2%	3%	

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Crossroads III				
Manchester, CT				
		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Ancestry	American (percent of total population)	1.5%	2.6%	2.4%
	American	1.3%	2.3%	2.2%
	Native American (ie. Indian/Eskimo)	0.2%	0.2%	0.2%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
	Asian (percent of total population)	28.3%	13.4%	10.6%
	Chinese	1.2%	0.7%	0.6%
	Japanese	0.1%	0.1%	0.0%
	Korean	0.2%	0.2%	0.3%
	South Central Asian (ie. Indian)	24.9%	10.7%	8.0%
	South East Asian (ie. Vietnamese)	1.2%	1.1%	1.3%
	Other Asian	0.6%	0.5%	0.4%
	European (percent of total population)	22.2%	33.7%	34.4%
	British	2.0%	4.4%	4.3%
	Dutch	0.1%	0.3%	0.3%
	French	2.5%	2.9%	3.0%
	German	2.5%	3.6%	3.8%
	Italian	4.8%	6.8%	6.8%
	Polish	2.2%	3.4%	3.6%
	Scandinavian	0.7%	1.1%	1.2%
	Scotch/Irish	5.1%	8.4%	8.4%
	Other European (ie. Greek/Russian)	2.2%	2.6%	3.0%
Middle Eastern	0.7%	0.4%	0.4%	
Other Ancestry	28.4%	24.1%	24.9%	
Unclassified Ancestry	7.0%	10.5%	10.7%	
Education (Age 25+)	Adult Population (25 Years or Older)	5,399	47,293	94,698
	Elementary (0 to 8)	2.2%	1.6%	2.6%
	Some High School (9 to 11)	2.3%	4.3%	4.1%
	High School Graduate (12)	18.6%	26.4%	27.4%
	Some College (13 to 16)	9.8%	17.4%	17.5%
	Associates Degree Only	6.2%	9.4%	9.4%
	Bachelors Degree Only	35.9%	22.6%	22.2%
	Graduate Degree	24.9%	18.5%	16.8%
	% College (4+)	60.8%	41.0%	39.0%
Household Type	Total Households – count	3,378	27,970	54,025
	One Person HHs – count	1,201	9,097	15,907
	Family HHs – count	1,923	16,692	34,186
	Married Couple – count	1,584	11,651	24,198
	w/own children – count	648	4,891	10,003
	w/out own children – count	936	6,759	14,195
	Male Householder – count	138	1,454	3,038
	Female Householder – count	201	3,588	6,950
	Non-Family Households – count	255	2,182	3,932
	1 Person Household	35.5%	32.5%	29.4%
	2 Person Household	32.1%	31.4%	33.1%
	3 Person Household	17.7%	16.4%	16.6%
	4 Person Household	9.7%	12.6%	13.1%
	5 Person Household	3.1%	4.5%	5.0%
	6 Person Household	1.3%	1.7%	1.8%
7+ Person Household	0.7%	0.9%	0.9%	
% Households With Children	24.1%	26.6%	27.5%	

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Crossroads III Manchester, CT		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Housing	Total Housing Units	3,601	29,405	56,717
	Owner Occupied Percent	27.0%	51.7%	59.1%
	Renter Occupied Percent	66.8%	43.4%	36.2%
	Vacant Housing Percent	6.2%	4.9%	4.7%
	Total Housing Units (Census 2000)	1,455	23,478	46,638
	For Rent (Census 2000)	31%	44%	46%
	For Sale (Census 2000)	40%	23%	20%
	Rented or Sold, (Census 2000)	22%	11%	10%
	Seasonal (Census 2014)	0%	0%	2%
	Other (Census 2000)	6%	8%	9%
Homes Built By Year	Homes Built 1990 to 2000	13%	7%	6%
	Homes Built 1980 to 1989	31%	15%	15%
	Homes Built 1970 to 1979	14%	12%	15%
	Homes Built 1960 to 1969	12%	14%	18%
	Homes Built 1950 to 1959	10%	18%	20%
	Homes Built 1940 to 1949	7%	12%	9%
	Homes Built Before 1939	14%	23%	17%
Units in Structure	1 Unit	60%	62%	64%
	2 - 9 Units	31%	25%	22%
	Greater than 10 Units	9%	12%	13%
	Mobilie Trailer	0%	1%	1%
	Other Units	0%	0%	0%
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	0.8%	0.5%	0.4%
	Property Value \$750,000 to \$999,999	1.7%	1.5%	2.0%
	Property Value \$500,000 to \$749,999	5.2%	7.0%	8.5%
	Property Value \$400,000 to \$499,999	10.2%	9.9%	11.7%
	Property Value \$300,000, to \$399,999	18.9%	20.1%	25.0%
	Property Value \$200,000 to \$299,999	40.7%	39.4%	35.6%
	Property Value \$150,000 to \$199,999	17.6%	12.3%	8.8%
	Property Value \$100,000 to \$149,999	4.4%	5.4%	4.1%
	Property Value \$60,000 to \$99,999	0.0%	1.4%	1.4%
	Property Value \$40,000 to \$59,999	0.2%	0.6%	0.4%
	Property Value \$0 to \$39,999	0.4%	1.7%	1.7%
	Median Home Value	\$253,619	\$262,914	\$292,989
	Median Rent	\$692	\$730	\$689
Wealth per Household	\$0 and under - percent	18.7%	18.0%	17.5%
	\$1 to \$4999 - percent	9.3%	8.9%	8.5%
	\$5k to \$9999 - percent	5.0%	4.8%	4.6%
	\$10k to \$24999 - percent	6.7%	6.5%	6.4%
	\$25k to \$49999 - percent	6.7%	6.8%	6.8%
	\$50k to \$99999 - percent	9.6%	10.1%	10.2%
	\$100k to \$249999 - percent	16.7%	17.6%	18.0%
	\$250k to \$499999 - percent	12.5%	12.9%	13.2%
	\$500k+ - percent	14.7%	14.5%	14.9%
	Median HH Wealth	\$68,172	\$75,119	\$80,341
	Avg HH Wealth	\$234,494	\$235,800	\$241,364

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Economic Viability	Economic Viability Local	226	218	213
	Economic Viability Indexed	104	100	98
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	4,161	35,363	71,015
	Managerial/Executive	22.1%	19.8%	19.3%
	Professional Specialty	43.3%	27.7%	26.6%
	Healthcare Support	1.9%	3.1%	3.3%
	Sales	6.0%	10.9%	10.2%
	Office & Administrative Support	9.0%	11.0%	11.5%
	Protective Service	0.3%	2.0%	2.1%
	Food Preparation	2.0%	5.4%	4.9%
	Building Maintenance & Cleaning	0.7%	2.1%	2.8%
	Personal Care	2.0%	2.4%	2.3%
	Farming, Fishing, & Forestry	0.0%	0.0%	0.0%
	Construction	2.9%	5.1%	5.3%
	Production & Transportation	9.9%	10.5%	11.8%
	Percent White Collar Workers	82.1%	72.4%	70.9%
	Percent Blue Collar Workers	17.9%	27.6%	29.1%
Employment by Industry (Employed Civilians Age 16+)	Agriculture/Mining/Construction	5.7%	5.1%	5.0%
	Manufacturing	14.7%	10.4%	10.2%
	Transportation	2.1%	3.5%	4.7%
	Information	1.6%	1.6%	1.9%
	Wholesale/Retail	8.2%	14.0%	13.6%
	Finance, Insurance, Real Estate	14.8%	11.0%	11.7%
	Professional Services	22.4%	10.4%	8.8%
	Management Services	0.0%	0.0%	0.0%
	Administrative/Waste Services	2.8%	4.6%	4.0%
	Educational Services	18.0%	23.7%	24.6%
	Entertainment Services	5.6%	7.6%	7.2%
	Other Professional Services	2.1%	4.4%	3.8%
	Public Administration	1.9%	3.7%	4.3%
Transportation To Work	Drive to Work Alone	83.5%	83.4%	83.7%
	Drive to Work Carpool	9.0%	9.0%	9.1%
	Travel to Work by Public Transportation	2.8%	2.7%	2.9%
	Drive to Work on Motorcycle	0.2%	0.0%	0.0%
	Drive to Work on Bicycle	0.6%	0.3%	0.3%
	Walked to Work	1.1%	1.8%	1.5%
	Other Means	0.7%	0.4%	0.4%
	Work at Home	2.1%	2.3%	2.1%

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	Travel to Work in Less than 5 Minutes	1.7%	3.0%	2.6%
	Travel to Work in 5 to 9 Minutes	10.8%	10.5%	9.7%
	Travel to Work in 10 to 14 Minutes	15.0%	17.2%	17.4%
	Travel to Work in 15 to 19 Minutes	21.8%	18.6%	18.7%
	Travel to Work in 20 to 29 Minutes	29.2%	26.9%	26.6%
	Travel to Work in 30 to 44 Minutes	14.1%	17.4%	18.0%
	Travel to Work in 45 to 59 Minutes	3.8%	3.1%	3.3%
	Travel to Work in 60 Minutes or more	2.7%	3.4%	3.7%
	Average Travel Time to Work	20	21	21
Vehicles per HH	No Vehicles	5.9%	7.0%	6.6%
	1 Vehicle	53.8%	42.7%	36.8%
	2 Vehicles	36.1%	35.6%	38.0%
	3 or more vehicles	4.2%	14.7%	18.6%
	Average Number of Vehicles	1.42	1.63	1.76
Change	Births (last 12 months)	125	846	1,568
	Deaths (last 12 months)	53	555	1,163
	Migration (last 12 months)	-46	-173	92
Work place	Workplace Establishments	319	2,419	3,949
	Workplace Employees (FTE)	3,693	25,485	43,733