Extended Demographic Report - PopStats

2020 Census, 2024 Estimates & 2029 Projections
Calculated using TAS Retrieval

Apr 3, 2025

BRIXMOR®

Latitude: 32.813135   Longitude: -96.730258

Arboretum Village Dallas, TX		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Current Year Estimated Population	9,926	131,009	434,247
	Population Est 23Q1	9,951	130,942	434,844
	Population Est 22Q4	9,944	130,508	433,291
	Population Est 22Q3	9,961	130,846	433,655
	Population Est 22Q2	9,975	131,096	433,977
	Population Est 22Q1	9,970	131,054	433,542
	Population Est 21Q4	9,980	131,262	433,955
	Population Est 21Q3	9,978	130,340	428,701
	Population Est 21Q2	9,977	130,297	428,436
	Population Fcst	9,980	134,141	453,629
	2010 Census Population	9,087	125,289	377,813
	2000 Census Population	9,169	135,013	385,223
	1990 Census Population	7,475	120,228	337,391
	Current Year Daytime Population	6,124	119,522	583,573
	Average Seasonal Population	66	1,329	4,962
	Historical Annual Growth, 1990 – 2000	2.06%	1.17%	1.33%
	Historical Annual Growth, 2000 – 2010	-0.09%	-0.74%	-0.19%
	Estimated Annual Growth, 2010 – CY	0.62%	0.31%	0.98%
	Projected Annual Growth, CY to Y5	0.11%	0.47%	0.88%
	Group Qtrs Est	0	565	6,807
	Transient Est Average Last 4 Qtrs	0	1,512	33,783
Households	Current Year Estimated Households	4,543	57,028	194,964
	Households Est 23Q1	4,554	56,982	195,169
	Households Est 22Q4	4,547	56,682	194,025
	Households Est 22Q3	4,553	56,830	194,193
	Households Est 22Q2	4,560	56,943	194,343
	Households Est 22Q1	4,559	56,920	194,099
	Households Est 21Q4	4,562	56,995	194,210
	Households Est 21Q3	4,560	56,549	190,973
	Households Est 21Q2	4,559	56,527	190,824
	Households Fcst	4,574	58,774	207,078
	2010 Census Households	4,199	52,540	160,114
	2000 Census Households	4,413	53,764	157,855
	1990 Census Households	3,685	50,068	145,356
	Historical Annual Growth, 1990 – 2000	1.82%	0.71%	0.83%
	Historical Annual Growth, 2000 – 2010	-0.50%	-0.23%	0.14%
	Estimated Annual Growth, 2010 – CY	0.55%	0.58%	1.39%
	Projected Annual Growth, CY to Y5	0.14%	0.60%	1.21%
	Population per Household	2.18	2.29	2.19

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Arboretum Village Dallas, TX	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Income			
HH Income $500,000 or more	7.3%	4.0%	3.4%
HH Income $250,000 to $499,999	8.7%	4.8%	4.0%
HH Income $200,000 to $249,999	20.3%	11.2%	9.4%
HH Income $175,000 to $199,999	4.3%	5.1%	5.3%
HH Income $150,000 to $174,999	6.1%	5.7%	5.4%
HH Income $100,000 to 149,999	11.1%	14.7%	16.2%
HH Income $75,000 to 99,999	10.1%	12.2%	12.5%
HH Income $50,000 to 74,999	14.2%	15.3%	15.3%
HH Income $35,000 to 49,999	7.8%	8.4%	9.1%
HH Income $25,000 to 34,999	3.2%	6.2%	6.6%
HH Income $15,000 to 24,999	3.1%	4.8%	5.1%
HH Income $0 to 14,999	3.8%	7.6%	7.6%
Average Household Income	$200,846	$144,028	$137,743
Median Household Income	$133,188	$89,875	$86,760
Per Capita Income	$91,930	$62,864	$62,383
Average Disposable Income	$127,815	$99,782	$95,005
Median Disposable Income	$113,008	$79,069	$76,466
Discretionary HH Income Over $150,000	28.8%	14.7%	12.6%
Discretionary HH Income $125,000 to $149,999	10.2%	7.9%	7.2%
Discretionary HH Income $100,000 to $124,999	8.6%	7.6%	7.3%
Discretionary HH Income $75,000 to $99,999	8.2%	10.4%	11.5%
Discretionary HH Income $50,000 to $74,999	14.0%	15.9%	16.6%
Discretionary HH Income $25,000 to $49,999	19.4%	22.4%	21.9%
Discretionary HH Income Under $25,000	10.8%	21.1%	22.7%
Average Discretionary HH Income	$96,279	$73,434	$70,305
Median Discretionary HH Income	$92,616	$59,301	$57,163
Householder White – Count	2,732	28,415	96,559
Median HH Income	$193,195	$132,579	$118,220
Average HH Income	$145,667	$125,374	$118,933
Householder Black or African-American – Count	574	8,107	28,231
Median HH Income	$69,595	$44,233	$46,658
Average HH Income	$83,913	$58,932	$60,135
Householder Hispanic – Count	782	15,433	50,126
Median HH Income	$73,732	$71,676	$69,197
Average HH Income	$96,673	$83,188	$80,829
Householder Asian or Pacific Islander – Count	163	1,550	8,191
Median HH Income	$139,772	$139,761	$113,611
Average HH Income	$119,768	$116,733	$112,169
Householder Other or Pacific Islander – Count	293	3,523	11,856
Median HH Income	$100,156	$89,737	$85,812
Average HH Income	$111,752	$100,734	$96,005

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Arboretum Village Dallas, TX	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Gender			
Male Population	4,848	64,602	217,480
Female Population	5,078	66,407	216,768
Total Population by Age			
Count of Pop 0 to 4 years	683	9,410	33,184
Count of Pop 0 to 7 years	1,028	12,920	41,682
Count of Pop 5 - 13	1,192	14,155	42,658
Count of Pop 14 - 18	445	5,608	18,923
Count of Pop 19 - 22	393	5,497	20,059
Count of Pop 22 - 25	265	4,117	15,849
Count of Pop 25 - 29	521	8,501	35,299
Count of Pop 30 - 34	809	12,458	47,713
Count of Pop 35 - 39	855	11,949	40,037
Count of Pop 40 - 44	814	10,224	31,673
Count of Pop 45 - 59	1,974	23,795	73,263
Count of Pop 60 - 74	1,510	18,531	55,043
Count of Pop 75 - 84	386	5,182	15,252
Count of Pop 85+	77	1,583	5,296
% of Pop 0 to 4 years	6.9%	7.2%	7.6%
% of Pop 0 to 7 years	10.4%	9.9%	9.6%
% of Pop 5 - 13	12.0%	10.8%	9.8%
% of Pop 14 - 18	4.5%	4.3%	4.4%
% of Pop 19 - 22	4.0%	4.2%	4.6%
% of Pop 22 - 25	2.7%	3.1%	3.6%
% of Pop 25 - 29	5.3%	6.5%	8.1%
% of Pop 30 - 34	8.2%	9.5%	11.0%
% of Pop 35 - 39	8.6%	9.1%	9.2%
% of Pop 40 - 44	8.2%	7.8%	7.3%
% of Pop 45 - 59	19.9%	18.2%	16.9%
% of Pop 60 - 74	15.2%	14.1%	12.7%
% of Pop 75 - 84	3.9%	4.0%	3.5%
% of Pop 85+	0.8%	1.2%	1.2%
Median Age	38.8	37.4	35.4
Average Age	38.6	38.2	37.1
Male Population by Age			
% of Pop 0 to 4 years	7.1%	7.4%	7.8%
% of Pop 5 - 13	12.3%	11.1%	9.9%
% of Pop 14 - 18	4.6%	4.4%	4.5%
% of Pop 19 - 22	4.0%	4.3%	4.7%
% of Pop 22 - 25	2.7%	3.2%	3.6%
% of Pop 25 - 29	4.6%	6.3%	7.7%
% of Pop 30 - 34	7.8%	9.2%	10.8%
% of Pop 35 - 39	8.5%	9.2%	9.5%
% of Pop 40 - 44	8.2%	8.1%	7.6%
% of Pop 45 - 59	20.8%	18.6%	17.4%
% of Pop 75 - 84	3.7%	3.5%	3.1%
% of Pop 60 - 74	15.3%	13.9%	12.6%
% of Pop 85+	0.5%	0.8%	0.8%
Median Age	39.1	37.3	35.5
Average Age	38.4	37.7	36.7

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Arboretum Village Dallas, TX	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
% of Pop 0 to 4 years	6.6%	7.0%	7.5%
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% of Pop 60 - 74	15.1%	14.4%	12.8%
% of Pop 75 - 84	4.0%	4.4%	3.9%
% of Pop 85+	1.1%	1.6%	1.6%
Median Age	38.6	37.6	35.3
Average Age	38.8	38.8	37.5
Race			
Count of White	7,265	77,103	237,434
Count of Black or African-American	769	18,799	68,732
Count of Asian or Pacific Islander	287	3,291	19,095
Count of Other races	1,605	31,816	108,987
White	73.2%	58.9%	54.7%
Black or African American	7.7%	14.3%	15.8%
Asian	2.9%	2.5%	4.4%
Other Races	16.2%	24.3%	25.1%
Language Spoken			
Speak English at Home	82.0%	69.2%	66.8%
Speak Spanish at Home	16.7%	28.0%	27.8%
Speak French or French Creole at Home	0.2%	0.2%	0.5%
Speak German at Home	0.1%	0.2%	0.2%
Speak Other Indo-European Languages at Home	0.9%	0.7%	1.1%
Speak Russian and Other Slavic Languages at Home	0.1%	0.1%	0.2%
Speak Chinese at Home	0.0%	0.3%	0.7%
Speak Korean at Home	0.0%	0.1%	0.2%
Speak Vietnamese at Home	0.1%	0.5%	0.4%
Speak Other Asian Languages at Home	0.0%	0.2%	0.9%
Speak Tagalog and Other Pacific Languages at Home	0.0%	0.1%	0.2%
Speak Other Language at Home	0.0%	0.4%	1.2%
Hispanic			
Hispanic Population	1,873	44,045	143,221
Hispanic Population Percent	18.9%	33.6%	33.0%
Mexican	77.2%	83.9%	83.0%
Puerto Rican	2.7%	0.9%	1.6%
Cuban	0.8%	1.0%	1.0%
Dominican	0.1%	0.5%	0.2%
Central American	2.0%	6.2%	6.6%
South American	7.7%	1.9%	2.3%
Other Hispanic	9.5%	5.6%	5.2%
2000 Hispanic Population Percent	16%	37%	31%
1990 Hispanic Population Percent	8%	26%	18%

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Arboretum Village Dallas, TX	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Ancestry			
American (percent of total population)	4.7%	3.7%	3.9%
American	4.5%	3.4%	3.7%
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)	2.9%	2.5%	4.3%
Chinese	0.3%	0.4%	0.9%
Japanese	0.0%	0.1%	0.1%
Korean	0.2%	0.2%	0.2%
South Central Asian (ie. Indian)	1.1%	0.7%	1.2%
South East Asian (ie. Vietnamese)	1.0%	0.9%	1.1%
Other Asian	0.2%	0.2%	0.8%
European (percent of total population)	37.2%	21.7%	21.3%
British	9.5%	5.4%	5.3%
Dutch	0.2%	0.3%	0.3%
French	1.6%	0.9%	1.0%
German	7.3%	4.3%	4.3%
Italian	2.4%	1.4%	1.4%
Polish	0.8%	0.6%	0.6%
Scandinavian	2.6%	1.0%	1.0%
Scotch/Irish	7.3%	5.4%	5.0%
Other European (ie. Greek/Russian)	5.5%	2.4%	2.4%
Middle Eastern	0.2%	0.3%	0.5%
Other Ancestry	25.2%	28.1%	26.3%
Unclassified Ancestry	10.8%	10.1%	10.6%
Education (Age 25+)			
Adult Population (25 Years or Older)	6,947	92,223	303,574
Elementary (0 to 8)	2.0%	7.6%	7.6%
Some High School (9 to 11)	1.4%	7.1%	6.6%
High School Graduate (12)	8.2%	15.7%	17.0%
Some College (13 to 16)	10.5%	15.6%	15.3%
Associates Degree Only	2.3%	4.1%	4.4%
Bachelors Degree Only	45.6%	30.8%	29.6%
Graduate Degree	29.9%	19.1%	19.5%
% College (4+)	75.5%	49.9%	49.2%
Household Type			
Total Households – count	4,543	57,028	194,964
One Person HHs – count	1,663	21,085	80,677
Family HHs – count	2,639	30,509	94,005
Married Couple – count	2,133	22,652	66,074
w/own children – count	1,106	9,632	26,848
w/out own children – count	1,027	13,020	39,226
Male Householder – count	107	2,357	8,327
Female Householder – count	399	5,500	19,603
Non-Family Households – count	242	5,434	20,281
1 Person Household	36.6%	37.0%	41.4%
2 Person Household	31.4%	30.9%	29.8%
3 Person Household	12.6%	13.1%	11.1%
4 Person Household	12.7%	10.5%	9.1%
5 Person Household	4.8%	4.9%	4.9%
6 Person Household	1.1%	2.1%	2.1%
7+ Person Household	0.7%	1.5%	1.5%
% Households With Children	30.4%	23.2%	20.9%

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Arboretum Village Dallas, TX		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Housing	Total Housing Units	4,881	62,920	215,617
	Owner Occupied Percent	46.5%	43.5%	37.2%
	Renter Occupied Percent	46.6%	47.1%	53.2%
	Vacant Housing Percent	6.9%	9.4%	9.6%
	Total Housing Units (Census 2000)	4,650	57,623	170,661
Home Value (Owner Occupied)	Property Value $1,000,000 or more	32.9%	17.6%	12.7%
	Property Value $750,000 to $999,999	19.6%	13.3%	10.5%
	Property Value $500,000 to $749,999	25.2%	23.7%	18.1%
	Property Value $400,000 to $499,999	4.0%	11.0%	9.8%
	Property Value $300,000, to $399,999	2.8%	11.9%	12.0%
	Property Value $200,000 to $299,999	2.7%	8.6%	13.1%
	Property Value $150,000 to $199,999	0.4%	3.7%	5.8%
	Property Value $100,000 to $149,999	0.3%	3.4%	5.5%
	Property Value $60,000 to $99,999	0.0%	1.1%	2.3%
	Property Value $40,000 to $59,999	0.0%	0.4%	0.6%
	Property Value $0 to $39,999	0.8%	1.4%	1.5%
	Median Home Value	$852,765	$569,235	$452,223
Wealth per Household	$0 and under - percent	17.1%	18.4%	19.1%
	$1 to $4999 - percent	7.9%	9.1%	9.6%
	$5k to $9999 - percent	4.4%	4.8%	5.0%
	$10k to $24999 - percent	6.2%	6.5%	6.7%
	$25k to $49999 - percent	6.6%	6.7%	6.7%
	$50k to $99999 - percent	9.6%	9.8%	9.6%
	$100k to $249999 - percent	17.5%	17.1%	16.7%
	$250k to $499999 - percent	13.7%	12.7%	12.3%
	$500k+ - percent	17.0%	14.9%	14.3%
	Median HH Wealth	$90,340	$72,983	$64,967
	Avg HH Wealth	$263,008	$238,044	$229,857
Economic Viability	Economic Viability Local	328	303	302
	Economic Viability Indexed	121	112	112
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	5,863	73,476	243,626
	Managerial/Executive	33.7%	23.9%	24.0%
	Professional Specialty	34.7%	26.4%	25.7%
	Healthcare Support	0.3%	1.6%	1.9%
	Sales	8.0%	10.2%	10.5%
	Office & Administrative Support	8.3%	8.7%	9.1%
	Protective Service	0.8%	1.1%	1.2%
	Food Preperation	3.4%	4.6%	4.3%
	Building Maintenance & Cleaning	2.5%	4.5%	3.6%
	Personal Care	1.1%	1.7%	1.9%
	Farming, Fishing, & Forestry	0.0%	0.2%	0.1%
	Construction	3.9%	9.2%	8.7%
	Production & Transportation	3.3%	7.9%	8.9%
	Percent White Collar Workers	85.1%	70.8%	71.2%
	Percent Blue Collar Workers	14.9%	29.2%	28.8%

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Agriculture/Mining/Construction	5.4%	10.6%	9.9%
Manufacturing	3.3%	7.0%	6.4%
Transportation	5.4%	4.1%	5.0%
Information	4.8%	2.9%	2.8%
Wholesale/Retail	9.1%	11.3%	12.1%
Finance, Insurance, Real Estate	13.8%	10.4%	11.2%
Professional Services	25.0%	15.0%	14.6%
Management Services	1.5%	0.4%	0.3%
Administrative/Waste Services	1.3%	5.2%	4.8%
Educational Services	17.2%	18.6%	18.5%
Entertainment Services	9.0%	9.5%	8.6%
Other Professional Services	2.5%	3.4%	3.9%
Public Administration	1.6%	1.7%	2.0%
Vehicles per HH No Vehicles	3.6%	7.3%	8.0%
1 Vehicle	43.9%	41.6%	46.5%
2 Vehicles	38.5%	36.7%	33.3%
3 or more vehicles	14.0%	14.4%	12.2%
Average Number of Vehicles	1.66	1.63	1.54
Change Births (last 12 months)	119	1,714	6,309
Deaths (last 12 months)	63	823	2,518
Migration (last 12 months)	-105	-947	-3,442
Work place Workplace Establishments	196	3,272	17,209
Workplace Employees (FTE)	1,732	41,299	290,992