

Extended Demographic Report - PopStats

2020 Census, 2024 Estimates & 2029 Projections

Calculated using TAS Retrieval

Apr 3, 2025

BRIXMOR®

Latitude: 39.986952 Longitude: -86.139504

Meridian Village Carmel, IN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Population	Current Year Estimated Population	35,257	141,254	489,275
	Population Est 23Q1	35,109	140,124	487,282
	Population Est 22Q4	34,708	139,106	486,259
	Population Est 22Q3	34,649	138,373	484,938
	Population Est 22Q2	34,397	137,591	483,583
	Population Est 22Q1	34,369	136,965	482,373
	Population Est 21Q4	34,318	136,505	481,054
	Population Est 21Q3	34,334	135,424	479,316
	Population Est 21Q2	34,265	134,828	477,693
	Population Fcst	35,942	155,205	514,747
	2010 Census Population	27,623	104,787	400,864
	2000 Census Population	24,660	77,265	343,590
	1990 Census Population	15,752	53,633	276,290
	Current Year Daytime Population	49,372	158,871	591,085
	Average Seasonal Population	577	2,026	5,562
	Historical Annual Growth, 1990 – 2000	4.58%	3.72%	2.20%
	Historical Annual Growth, 2000 – 2010	1.14%	3.09%	1.55%
	Estimated Annual Growth, 2010 – CY	1.73%	2.12%	1.41%
	Projected Annual Growth, CY to Y5	0.39%	1.90%	1.02%
	Group Qtrs Est	409	1,064	7,229
	Transient Est Average Last 4 Qtrs	908	3,155	29,452
Households	Current Year Estimated Households	14,681	54,424	198,788
	Households Est 23Q1	14,618	53,994	197,990
	Households Est 22Q4	14,429	53,573	197,651
	Households Est 22Q3	14,406	53,311	197,186
	Households Est 22Q2	14,295	53,022	196,673
	Households Est 22Q1	14,287	52,803	196,261
	Households Est 21Q4	14,259	52,632	195,770
	Households Est 21Q3	14,263	52,202	195,131
	Households Est 21Q2	14,236	51,998	194,555
	Households Fcst	14,937	59,328	207,766
	2010 Census Households	11,007	39,689	163,066
	2000 Census Households	8,986	28,810	139,745
	1990 Census Households	5,697	19,896	112,456
	Historical Annual Growth, 1990 – 2000	4.66%	3.77%	2.20%
	Historical Annual Growth, 2000 – 2010	2.05%	3.26%	1.56%
	Estimated Annual Growth, 2010 – CY	2.04%	2.24%	1.40%
	Projected Annual Growth, CY to Y5	0.35%	1.74%	0.89%
	Population per Household	2.37	2.58	2.42

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Meridian Village Carmel, IN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	4.3%	4.6%	3.2%
	HH Income \$250,000 to \$499,999	5.1%	5.5%	3.9%
	HH Income \$200,000 to \$249,999	11.9%	12.8%	9.0%
	HH Income \$175,000 to \$199,999	6.6%	8.9%	7.2%
	HH Income \$150,000 to \$174,999	7.9%	8.3%	7.3%
	HH Income \$100,000 to 149,999	17.2%	18.9%	18.4%
	HH Income \$75,000 to 99,999	13.8%	12.1%	12.2%
	HH Income \$50,000 to 74,999	13.0%	13.2%	14.8%
	HH Income \$35,000 to 49,999	8.7%	6.7%	9.0%
	HH Income \$25,000 to 34,999	4.1%	3.2%	5.4%
	HH Income \$15,000 to 24,999	3.2%	2.7%	4.5%
	HH Income \$0 to 14,999	4.2%	3.2%	5.0%
	Average Household Income	\$155,250	\$167,122	\$137,907
	Median Household Income	\$108,050	\$122,231	\$97,755
	Per Capita Income	\$65,183	\$64,728	\$56,519
	Average Disposable Income	\$107,296	\$114,327	\$97,946
	Median Disposable Income	\$89,382	\$100,994	\$83,167
	Discretionary HH Income Over \$150,000	15.8%	17.3%	11.8%
	Discretionary HH Income \$125,000 to \$149,999	8.4%	11.0%	8.2%
	Discretionary HH Income \$100,000 to \$124,999	11.3%	11.8%	10.1%
	Discretionary HH Income \$75,000 to \$99,999	12.4%	14.1%	13.2%
	Discretionary HH Income \$50,000 to \$74,999	19.6%	17.7%	17.8%
	Discretionary HH Income \$25,000 to \$49,999	20.9%	18.6%	22.3%
	Discretionary HH Income Under \$25,000	11.5%	9.6%	16.5%
	Average Discretionary HH Income	\$82,263	\$88,256	\$74,945
	Median Discretionary HH Income	\$73,080	\$82,585	\$65,807
	Householder White – Count	12,059	44,843	148,504
	Median HH Income	\$113,346	\$127,813	\$109,629
	Average HH Income	\$115,079	\$122,868	\$112,640
	Householder Black or African-American – Count	513	2,587	26,486
	Median HH Income	\$83,382	\$77,970	\$52,726
	Average HH Income	\$93,454	\$85,939	\$65,452
	Householder Hispanic – Count	624	1,985	7,579
	Median HH Income	\$80,720	\$99,194	\$86,113
	Average HH Income	\$89,025	\$106,000	\$95,482
	Householder Asian or Pacific Islander – Count	1,057	3,042	7,587
	Median HH Income	\$116,143	\$139,927	\$124,850
	Average HH Income	\$123,109	\$134,208	\$120,509
	Householder Other or Pacific Islander – Count	429	1,967	8,631
	Median HH Income	\$99,876	\$111,383	\$88,260
	Average HH Income	\$111,941	\$116,221	\$98,547

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Meridian Village Carmel, IN		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Gender	Male Population	17,036	68,675	236,034
	Female Population	18,220	72,580	253,241
Total Population by Age	Count of Pop 0 to 4 years	2,155	7,786	30,001
	Count of Pop 0 to 7 years	2,942	11,786	42,688
	Count of Pop 5 - 13	3,740	17,043	55,763
	Count of Pop 14 - 18	1,872	8,443	26,994
	Count of Pop 19 - 22	1,791	7,862	26,119
	Count of Pop 22 - 25	1,263	5,411	18,692
	Count of Pop 25 - 29	2,231	7,188	28,980
	Count of Pop 30 - 34	2,539	7,720	33,753
	Count of Pop 35 - 39	2,309	8,774	33,932
	Count of Pop 40 - 44	2,352	9,927	34,088
	Count of Pop 45 - 59	6,895	29,028	91,751
	Count of Pop 60 - 74	5,772	22,683	77,086
	Count of Pop 75 - 84	1,655	7,124	24,128
	Count of Pop 85+	682	2,268	7,988
	% of Pop 0 to 4 years	6.1%	5.5%	6.1%
	% of Pop 0 to 7 years	8.3%	8.3%	8.7%
	% of Pop 5 - 13	10.6%	12.1%	11.4%
	% of Pop 14 - 18	5.3%	6.0%	5.5%
	% of Pop 19 - 22	5.1%	5.6%	5.3%
	% of Pop 22 - 25	3.6%	3.8%	3.8%
	% of Pop 25 - 29	6.3%	5.1%	5.9%
	% of Pop 30 - 34	7.2%	5.5%	6.9%
	% of Pop 35 - 39	6.5%	6.2%	6.9%
	% of Pop 40 - 44	6.7%	7.0%	7.0%
	% of Pop 45 - 59	19.6%	20.5%	18.8%
	% of Pop 60 - 74	16.4%	16.1%	15.8%
	% of Pop 75 - 84	4.7%	5.0%	4.9%
	% of Pop 85+	1.9%	1.6%	1.6%
	Median Age	39.4	40.2	38.6
	Average Age	39.9	39.7	39.2
Male Population by Age	% of Pop 0 to 4 years	6.5%	5.8%	6.5%
	% of Pop 5 - 13	11.1%	12.6%	12.1%
	% of Pop 14 - 18	5.5%	6.3%	5.8%
	% of Pop 19 - 22	5.3%	5.9%	5.6%
	% of Pop 22 - 25	3.7%	4.0%	4.0%
	% of Pop 25 - 29	6.3%	5.3%	6.0%
	% of Pop 30 - 34	7.3%	5.5%	7.0%
	% of Pop 35 - 39	6.7%	6.2%	7.0%
	% of Pop 40 - 44	6.7%	6.9%	7.0%
	% of Pop 45 - 59	19.7%	20.6%	18.7%
	% of Pop 75 - 84	4.2%	4.5%	4.3%
	% of Pop 60 - 74	15.9%	15.5%	15.0%
	% of Pop 85+	1.2%	1.1%	1.1%
	Median Age	38.3	38.8	37.2
	Average Age	38.8	38.6	38.0

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	% of Pop 0 to 4 years	5.8%	5.3%	5.8%
	% of Pop 5 - 13	10.2%	11.6%	10.8%
	% of Pop 14 - 18	5.1%	5.7%	5.2%
	% of Pop 19 - 22	4.9%	5.3%	5.1%
	% of Pop 22 - 25	3.5%	3.6%	3.7%
	% of Pop 25 - 29	6.4%	4.9%	5.9%
	% of Pop 30 - 34	7.1%	5.4%	6.8%
	% of Pop 35 - 39	6.4%	6.3%	6.9%
	% of Pop 40 - 44	6.7%	7.1%	7.0%
	% of Pop 45 - 59	19.4%	20.5%	18.8%
	% of Pop 60 - 74	16.8%	16.6%	16.5%
	% of Pop 75 - 84	5.2%	5.6%	5.5%
	% of Pop 85+	2.6%	2.1%	2.1%
	Median Age	40.5	41.4	39.9
	Average Age	40.9	40.7	40.4
Race	Count of White	28,718	112,793	358,441
	Count of Black or African-American	1,373	6,826	62,431
	Count of Asian or Pacific Islander	2,793	10,482	26,121
	Count of Other races	2,372	11,154	42,281
	White	81.5%	79.9%	73.3%
	Black or African American	3.9%	4.8%	12.8%
	Asian	7.9%	7.4%	5.3%
	Other Races	6.7%	7.9%	8.6%
Language Spoken	Speak English at Home	86.7%	87.1%	89.1%
	Speak Spanish at Home	3.2%	3.3%	3.8%
	Speak French or French Creole at Home	0.6%	0.4%	0.4%
	Speak German at Home	0.4%	0.2%	0.2%
	Speak Other Indo-European Languages at Home	3.4%	2.0%	1.5%
	Speak Russian and Other Slavic Languages at Home	0.5%	0.8%	0.5%
	Speak Chinese at Home	1.4%	1.8%	1.3%
	Speak Korean at Home	0.3%	0.4%	0.2%
	Speak Vietnamese at Home	0.1%	0.3%	0.2%
	Speak Other Asian Languages at Home	1.9%	1.5%	1.1%
	Speak Tagalog and Other Pacific Languages at Home	0.2%	0.2%	0.2%
	Speak Other Language at Home	1.2%	1.9%	1.4%
Hispanic	Hispanic Population	1,772	7,478	31,047
	Hispanic Population Percent	5.0%	5.3%	6.3%
	Mexican	42.4%	52.9%	56.6%
	Puerto Rican	5.1%	6.7%	9.0%
	Cuban	4.4%	2.1%	2.0%
	Dominican	0.1%	0.7%	1.5%
	Central American	18.5%	10.6%	9.6%
	South American	23.0%	20.6%	13.1%
	Other Hispanic	6.4%	6.3%	8.1%
	2000 Hispanic Population Percent	2%	2%	3%
	1990 Hispanic Population Percent	1%	1%	1%

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Ancestry	American (percent of total population)	5.2%	5.8%	5.4%
	American	5.1%	5.6%	5.3%
	Native American (ie. Indian/Eskimo)	0.1%	0.1%	0.1%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
	Asian (percent of total population)	7.9%	7.4%	5.3%
	Chinese	1.8%	1.8%	1.3%
	Japanese	0.2%	0.2%	0.1%
	Korean	0.8%	0.6%	0.4%
	South Central Asian (ie. Indian)	4.1%	3.1%	2.0%
	South East Asian (ie. Vietnamese)	0.6%	1.1%	0.9%
	Other Asian	0.4%	0.5%	0.5%
	European (percent of total population)	48.5%	47.1%	42.7%
	British	9.7%	9.2%	8.3%
	Dutch	0.7%	0.8%	0.8%
	French	1.6%	1.3%	1.2%
	German	15.3%	14.4%	13.7%
	Italian	2.3%	2.5%	2.2%
	Polish	2.2%	2.1%	1.6%
	Scandinavian	1.8%	1.9%	1.6%
	Scotch/Irish	10.3%	9.8%	8.8%
	Other European (ie. Greek/Russian)	4.5%	5.2%	4.5%
	Middle Eastern	0.9%	1.3%	1.0%
	Other Ancestry	16.1%	15.8%	19.6%
	Unclassified Ancestry	16.4%	17.4%	19.6%
Education (Age 25+)	Adult Population (25 Years or Older)	24,435	94,710	331,706
	Elementary (0 to 8)	0.6%	1.2%	1.4%
	Some High School (9 to 11)	1.5%	1.7%	2.6%
	High School Graduate (12)	8.6%	11.0%	14.8%
	Some College (13 to 16)	13.6%	13.4%	15.6%
	Associates Degree Only	5.8%	6.0%	7.4%
	Bachelors Degree Only	42.4%	40.3%	35.3%
	Graduate Degree	27.5%	26.5%	22.9%
	% College (4+)	69.9%	66.8%	58.2%
Household Type	Total Households – count	14,681	54,424	198,788
	One Person HHs – count	4,523	13,455	58,799
	Family HHs – count	9,364	38,319	124,684
	Married Couple – count	7,675	32,823	99,765
	w/own children – count	3,432	14,877	43,228
	w/out own children – count	4,243	17,946	56,536
	Male Householder – count	338	1,381	6,991
	Female Householder – count	1,352	4,116	17,929
	Non-Family Households – count	794	2,650	15,304
	1 Person Household	30.8%	24.7%	29.6%
	2 Person Household	33.8%	33.4%	33.5%
	3 Person Household	13.8%	15.6%	14.7%
	4 Person Household	14.2%	16.6%	13.5%
	5 Person Household	5.2%	6.8%	5.9%
	6 Person Household	1.6%	2.0%	1.9%
	7+ Person Household	0.6%	0.9%	0.9%
	% Households With Children	30.2%	33.5%	28.9%

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Housing	Total Housing Units	15,758	57,562	212,787
	Owner Occupied Percent	56.4%	69.1%	61.0%
	Renter Occupied Percent	36.7%	25.5%	32.4%
	Vacant Housing Percent	6.8%	5.5%	6.6%
	Total Housing Units (Census 2000)	9,416	30,289	149,705
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	7.5%	7.1%	4.9%
	Property Value \$750,000 to \$999,999	10.0%	11.7%	9.0%
	Property Value \$500,000 to \$749,999	26.4%	27.8%	20.9%
	Property Value \$400,000 to \$499,999	23.4%	20.4%	16.0%
	Property Value \$300,000, to \$399,999	16.6%	14.7%	19.3%
	Property Value \$200,000 to \$299,999	11.4%	11.3%	18.2%
	Property Value \$150,000 to \$199,999	2.2%	2.1%	4.5%
	Property Value \$100,000 to \$149,999	1.0%	1.0%	2.6%
	Property Value \$60,000 to \$99,999	0.2%	0.4%	1.0%
	Property Value \$40,000 to \$59,999	0.1%	0.1%	0.3%
	Property Value \$0 to \$39,999	0.1%	0.8%	1.3%
	Median Home Value	\$476,276	\$489,732	\$410,621
Wealth per Household	\$0 and under - percent	16.6%	15.5%	16.6%
	\$1 to \$4999 - percent	7.4%	6.7%	7.6%
	\$5k to \$9999 - percent	4.2%	3.9%	4.3%
	\$10k to \$24999 - percent	6.1%	5.8%	6.2%
	\$25k to \$49999 - percent	6.6%	6.6%	6.7%
	\$50k to \$99999 - percent	9.9%	10.0%	10.0%
	\$100k to \$249999 - percent	18.0%	18.7%	18.2%
	\$250k to \$499999 - percent	14.0%	14.7%	13.9%
	\$500k+ - percent	17.2%	18.0%	16.5%
	Median HH Wealth	\$96,133	\$111,108	\$92,827
	Avg HH Wealth	\$267,541	\$279,458	\$260,605
Economic Viability	Economic Viability Local	284	278	276
	Economic Viability Indexed	105	103	102
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	20,034	76,967	269,823
	Managerial/Executive	28.1%	26.6%	23.6%
	Professional Specialty	32.2%	33.1%	31.5%
	Healthcare Support	1.3%	1.7%	2.3%
	Sales	11.7%	11.4%	10.2%
	Office & Administrative Support	10.2%	9.4%	10.0%
	Protective Service	1.5%	0.9%	1.2%
	Food Preperation	4.5%	4.0%	4.7%
	Building Maintenance & Cleaning	1.1%	2.2%	2.0%
	Personal Care	1.2%	2.2%	2.5%
	Farming, Fishing, & Forestry	0.1%	0.1%	0.2%
	Construction	2.5%	3.3%	3.9%
	Production & Transportation	5.6%	5.2%	8.0%
	Percent White Collar Workers	83.5%	82.2%	77.6%
	Percent Blue Collar Workers	16.5%	17.8%	22.4%

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	Agriculture/Mining/Construction	3.1%	4.2%	4.8%
	Manufacturing	10.9%	11.4%	10.8%
	Transportation	3.4%	3.2%	4.1%
	Information	2.0%	1.6%	1.5%
	Wholesale/Retail	13.4%	13.7%	13.1%
	Finance, Insurance, Real Estate	11.7%	11.0%	9.4%
	Professional Services	14.8%	12.2%	11.7%
	Management Services	0.0%	0.2%	0.3%
	Administrative/Waste Services	2.5%	3.3%	3.4%
	Educational Services	23.6%	24.9%	25.2%
	Entertainment Services	8.0%	7.5%	8.3%
	Other Professional Services	3.9%	4.2%	4.1%
	Public Administration	2.6%	2.4%	3.1%
Vehicles per HH	No Vehicles	4.2%	2.9%	4.2%
	1 Vehicle	35.5%	28.3%	33.8%
	2 Vehicles	45.3%	48.5%	43.8%
	3 or more vehicles	15.1%	20.3%	18.2%
	Average Number of Vehicles	1.75	1.93	1.82
Change	Births (last 12 months)	426	1,525	5,714
	Deaths (last 12 months)	308	1,245	4,217
	Migration (last 12 months)	745	3,418	4,350
Work place	Workplace Establishments	2,064	5,236	18,292
	Workplace Employees (FTE)	26,183	73,270	271,236