

Extended Demographic Report - PopStats

2010 Census, 2021 Estimates & 2026 Projections

Calculated using TAS Retrieval

Jan 20, 2022



Latitude: 37.672586 Longitude: -121.029788

Briggsmore Plaza				
Modesto, CA				
		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Current Year Estimated Population	18,166	105,118	226,913
	Population Est 21Q1	18,138	104,645	225,736
	Population Est 20Q4	18,135	104,566	225,474
	Population Est 20Q3	18,075	104,195	224,855
	Population Est 20Q2	18,034	103,971	224,488
	Population Est 20Q1	18,016	103,730	224,136
	Population Est 19Q4	17,970	103,492	223,701
	Population Est 19Q3	17,867	102,950	222,921
	Population Est 19Q2	17,830	102,743	222,355
	Population Fcst	19,086	110,920	239,803
	2010 Census Population	17,138	98,443	212,093
	2000 Census Population	17,875	96,456	202,631
	1990 Census Population	17,221	90,659	178,905
	Current Year Daytime Population	13,132	153,328	259,681
	Average Seasonal Population	57	658	1,519
	Historical Annual Growth, 1990 – 2000	0.37%	0.62%	1.25%
	Historical Annual Growth, 2000 – 2010	-0.42%	0.20%	0.46%
	Estimated Annual Growth, 2010 – CY	0.52%	0.58%	0.60%
	Projected Annual Growth, CY to Y5	0.99%	1.08%	1.11%
	Group Qtrs Est	428	1,866	2,998
Transient Est Average Last 4 Qtrs	741	1,624	1,859	
Households	Current Year Estimated Households	6,061	37,922	76,512
	Households Est 21Q1	6,053	37,741	76,106
	Households Est 20Q4	6,052	37,716	76,020
	Households Est 20Q3	6,031	37,576	75,803
	Households Est 20Q2	6,016	37,495	75,680
	Households Est 20Q1	6,012	37,413	75,565
	Households Est 19Q4	5,996	37,319	75,398
	Households Est 19Q3	5,962	37,103	75,100
	Households Est 19Q2	5,949	37,027	74,906
	Households Fcst	6,377	40,070	80,953
	2010 Census Households	5,705	35,380	71,305
	2000 Census Households	5,860	34,850	68,518
	1990 Census Households	5,648	33,177	62,923
	Historical Annual Growth, 1990 – 2000	0.37%	0.49%	0.86%
	Historical Annual Growth, 2000 – 2010	-0.27%	0.15%	0.40%
	Estimated Annual Growth, 2010 – CY	0.54%	0.62%	0.63%
Projected Annual Growth, CY to Y5	1.02%	1.11%	1.13%	
Population per Household	2.93	2.72	2.93	

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Briggsmore Plaza				
Modesto, CA				
	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius	
HH Income \$500,000 or more	0.4%	0.8%	0.8%	
HH Income \$250,000 to \$499,999	0.5%	1.0%	0.9%	
HH Income \$200,000 to \$249,999	1.2%	2.2%	2.2%	
HH Income \$175,000 to \$199,999	1.5%	2.6%	2.6%	
HH Income \$150,000 to \$174,999	2.6%	3.9%	3.8%	
HH Income \$100,000 to 149,999	11.1%	16.3%	16.2%	
HH Income \$75,000 to 99,999	12.8%	13.6%	12.9%	
HH Income \$50,000 to 74,999	19.9%	19.0%	19.1%	
HH Income \$35,000 to 49,999	16.9%	13.7%	13.9%	
HH Income \$25,000 to 34,999	10.8%	8.9%	8.8%	
HH Income \$15,000 to 24,999	9.1%	8.2%	9.0%	
HH Income \$0 to 14,999	13.2%	9.7%	10.0%	
Average Household Income	\$64,565	\$80,225	\$78,262	
Median Household Income	\$49,994	\$61,539	\$59,598	
Per Capita Income	\$21,939	\$29,242	\$26,608	
2000 Average HH Income	\$41,893	\$51,099	\$49,823	
2000 Median HH Income	\$35,600	\$40,025	\$38,933	
Disposable HH Income \$500,000 or more	#N/A	#N/A	#N/A	
Disposable HH Income \$250,000 to \$499,999	#N/A	#N/A	#N/A	
Disposable HH Income \$200,000 to \$249,999	#N/A	#N/A	#N/A	
Disposable HH Income \$175,000 to \$199,999	0%	1%	1%	
Disposable HH Income \$150,000 to \$174,999	1%	2%	2%	
Disposable HH Income \$100,000 to \$149,999	9%	14%	13%	
Disposable HH Income \$75,000 to \$99,999	12%	15%	14%	
Disposable HH Income \$50,000 to \$74,999	21%	20%	20%	
Disposable HH Income \$35,000 to \$49,999	18%	16%	16%	
Disposable HH Income \$25,000 to \$34,999	13%	10%	10%	
Disposable HH Income \$15,000 to \$24,999	11%	10%	11%	
Disposable HH Income \$0 to \$14,999	14%	10%	11%	
Average Disposable Income	54,165	64,755	63,773	
Median Disposable Income	44,141	53,759	52,188	
Householder White – Count	2,728	20,867	38,191	
Median HH Income	\$51,984	\$66,296	\$64,304	
Average HH Income	\$65,757	\$77,274	\$76,542	
Householder Black or African-American – Count	310	1,486	2,806	
Median HH Income	\$32,459	\$36,662	\$41,285	
Average HH Income	\$40,055	\$45,899	\$58,102	
Householder Hispanic – Count	1,901	10,161	24,877	
Median HH Income	\$52,016	\$58,918	\$55,822	
Average HH Income	\$57,726	\$67,846	\$65,133	
Householder Asian or Pacific Islander – Count	418	2,156	4,124	
Median HH Income	\$44,361	\$61,714	\$72,009	
Average HH Income	\$59,519	\$74,800	\$80,160	
Householder Other or Pacific Islander – Count	703	3,252	6,513	
Median HH Income	\$57,088	\$58,820	\$57,233	
Average HH Income	\$61,123	\$69,731	\$67,457	

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		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Gender	Male Population	8,914	51,557	111,886
	Female Population	9,252	53,561	115,027
Total Population by Age	Count of Pop 0 to 4 years	1,290	7,117	15,385
	Count of Pop 0 to 7 years	1,874	10,121	21,774
	Count of Pop 5 - 13	2,226	12,279	26,978
	Count of Pop 14 - 18	1,065	5,407	12,655
	Count of Pop 19 - 22	944	5,346	12,606
	Count of Pop 22 - 25	699	4,209	9,737
	Count of Pop 25 - 29	1,254	7,223	16,557
	Count of Pop 30 - 34	1,366	7,122	15,386
	Count of Pop 35 - 39	1,334	7,162	15,056
	Count of Pop 40 - 44	1,142	6,377	13,744
	Count of Pop 45 - 59	2,928	18,293	40,006
	Count of Pop 60 - 74	2,671	17,127	34,676
	Count of Pop 75 - 84	879	5,358	10,398
	Count of Pop 85+	368	2,099	3,730
	% of Pop 0 to 4 years	7.1%	6.8%	6.8%
	% of Pop 0 to 7 years	10.3%	9.6%	9.6%
	% of Pop 5 - 13	12.3%	11.7%	11.9%
	% of Pop 14 - 18	5.9%	5.1%	5.6%
	% of Pop 19 - 22	5.2%	5.1%	5.6%
	% of Pop 22 - 25	3.8%	4.0%	4.3%
% of Pop 25 - 29	6.9%	6.9%	7.3%	
% of Pop 30 - 34	7.5%	6.8%	6.8%	
% of Pop 35 - 39	7.3%	6.8%	6.6%	
% of Pop 40 - 44	6.3%	6.1%	6.1%	
% of Pop 45 - 59	16.1%	17.4%	17.6%	
% of Pop 60 - 74	14.7%	16.3%	15.3%	
% of Pop 75 - 84	4.8%	5.1%	4.6%	
% of Pop 85+	2.0%	2.0%	1.6%	
Median Age	35.9	37.7	36.4	
Average Age	37.9	39.2	38.2	
Male Population by Age	% of Pop 0 to 4 years	7.4%	7.0%	7.0%
	% of Pop 5 - 13	12.9%	12.2%	12.3%
	% of Pop 14 - 18	6.3%	5.4%	5.8%
	% of Pop 19 - 22	5.4%	5.4%	5.8%
	% of Pop 22 - 25	4.0%	4.3%	4.5%
	% of Pop 25 - 29	7.2%	7.3%	7.7%
	% of Pop 30 - 34	7.8%	7.0%	6.9%
	% of Pop 35 - 39	7.4%	6.9%	6.7%
	% of Pop 40 - 44	6.5%	6.3%	6.2%
	% of Pop 45 - 59	16.1%	17.3%	17.5%
	% of Pop 75 - 84	3.9%	4.2%	3.9%
	% of Pop 60 - 74	13.9%	15.3%	14.5%
	% of Pop 85+	1.4%	1.3%	1.1%
	Median Age	34.4	36.0	35.0
Average Age	36.5	37.7	37.0	

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Briggsmore Plaza Modesto, CA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Female Population by Age	% of Pop 0 to 4 years	6.8%	6.5%	6.6%
	% of Pop 5 - 13	11.6%	11.2%	11.5%
	% of Pop 14 - 18	5.4%	4.9%	5.4%
	% of Pop 19 - 22	5.0%	4.8%	5.3%
	% of Pop 22 - 25	3.7%	3.7%	4.1%
	% of Pop 25 - 29	6.7%	6.4%	6.9%
	% of Pop 30 - 34	7.3%	6.6%	6.6%
	% of Pop 35 - 39	7.3%	6.7%	6.6%
	% of Pop 40 - 44	6.1%	5.9%	5.9%
	% of Pop 45 - 59	16.1%	17.5%	17.7%
	% of Pop 60 - 74	15.5%	17.2%	16.0%
	% of Pop 75 - 84	5.8%	5.9%	5.2%
	% of Pop 85+	2.7%	2.7%	2.2%
	Median Age	37.4	39.4	37.8
Average Age	39.3	40.6	39.3	
Race	Count of White	11,966	74,684	158,525
	Count of Black or African-American	961	4,401	8,652
	Count of Asian or Pacific Islander	1,295	7,388	14,312
	Count of Other races	3,944	18,646	45,424
	White	65.9%	71.0%	69.9%
	Black or African American	5.3%	4.2%	3.8%
	Asian	7.1%	7.0%	6.3%
	Other Races	21.7%	17.7%	20.0%
Language Spoken	Speak English at Home	63.0%	67.1%	60.4%
	Speak Spanish at Home	26.5%	22.8%	30.1%
	Speak French or French Creole at Home	0.0%	0.2%	0.2%
	Speak German at Home	0.1%	0.3%	0.2%
	Speak Russian or Other Slavic Language at Home	0.2%	0.2%	0.2%
	Speak Other Indo-European Language at Home	4.6%	3.5%	3.3%
	Speak Chinese at Home	0.6%	0.7%	0.6%
	Speak Korean at Home	0.1%	0.1%	0.0%
	Speak Vietnamese at Home	1.1%	1.0%	0.6%
	Speak Other Asian Language at Home	2.2%	2.1%	1.9%
	Speak Tagalog and Other Pacific Languages at Home	0.8%	1.0%	1.0%
Speak Other Language at Home	0.7%	1.1%	1.6%	
Hispanic	Hispanic Population	7,258	35,649	93,222
	Hispanic Population Percent	40.0%	33.9%	41.1%
	Mexican	89.0%	88.1%	89.8%
	Puerto Rican	1.4%	2.1%	1.7%
	Cuban	0.1%	0.2%	0.1%
	Dominican	0.0%	0.0%	0.0%
	Central American	3.6%	3.2%	3.1%
	South American	1.0%	1.1%	0.7%
	Other Hispanic	4.8%	5.4%	4.6%
	2000 Hispanic Population Percent	24%	23%	29%
1990 Hispanic Population Percent	15%	14%	18%	

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		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
	American (percent of total population)	3.4%	3.6%	3.3%
	American	1.3%	2.2%	2.1%
	Native American (ie. Indian/Eskimo)	0.8%	0.6%	0.5%
	Hawaiian/Pacific Islander	1.3%	0.9%	0.7%
	Asian (percent of total population)	6.8%	6.8%	6.0%
	Chinese	0.5%	0.7%	0.6%
	Japanese	0.2%	0.3%	0.2%
	Korean	0.1%	0.1%	0.1%
	South Central Asian (ie. Indian)	1.9%	1.3%	1.2%
	South East Asian (ie. Vietnamese)	4.1%	4.1%	3.7%
	Other Asian	0.1%	0.4%	0.2%
	European (percent of total population)	14.2%	19.4%	16.1%
	British	2.4%	3.6%	3.0%
	Dutch	0.7%	0.7%	0.6%
	French	0.4%	0.7%	0.6%
	German	3.4%	4.5%	3.7%
	Italian	1.3%	2.1%	1.8%
	Polish	0.5%	0.3%	0.2%
	Scandinavian	1.1%	1.6%	1.3%
	Scotch/Irish	3.7%	4.1%	3.4%
Other European (ie. Greek/Russian)	0.8%	1.9%	1.5%	
Middle Eastern	0.8%	1.3%	1.3%	
Other Ancestry	27.0%	27.2%	25.3%	
Unclassified Ancestry	7.8%	7.7%	6.9%	
Education (Age 25+)	Adult Population (25 Years or Older)	11,942	70,761	149,553
	Elementary (0 to 8)	9.2%	7.1%	9.9%
	Some High School (9 to 11)	11.5%	8.6%	10.0%
	High School Graduate (12)	34.1%	28.7%	29.1%
	Some College (13 to 16)	26.8%	27.2%	25.7%
	Associates Degree Only	7.1%	8.7%	7.9%
	Bachelors Degree Only	7.6%	13.6%	12.0%
	Graduate Degree	3.6%	6.0%	5.3%
% College (4+)	11.2%	19.6%	17.3%	
Household Type	Total Households – count	6,061	37,922	76,512
	One Person HHs – count	1,316	9,490	17,175
	Family HHs – count	4,472	25,983	54,640
	Married Couple – count	3,111	17,559	37,072
	w/own children – count	1,465	7,373	16,454
	w/out own children – count	1,646	10,186	20,618
	Male Householder – count	480	2,907	6,010
	Female Householder – count	880	5,517	11,558
	Non-Family Households – count	273	2,448	4,697
	1 Person Household	21.7%	25.0%	22.4%
	2 Person Household	28.6%	30.5%	28.4%
	3 Person Household	17.2%	16.7%	16.7%
	4 Person Household	15.5%	14.1%	15.2%
	5 Person Household	8.6%	7.5%	8.8%
	6 Person Household	4.6%	3.6%	4.5%
7+ Person Household	3.7%	2.6%	3.9%	
% Households With Children	34.2%	30.4%	33.4%	

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Briggsmore Plaza				
Modesto, CA				
	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius	
	Total Housing Units	6,451	40,655	82,170
	Owner Occupied Percent	49.0%	52.4%	52.8%
	Renter Occupied Percent	44.9%	40.9%	40.3%
	Vacant Housing Percent	6.0%	6.7%	6.9%
	Total Housing Units (Census 2000)	6,096	36,047	70,945
	For Rent (Census 2000)	44%	46%	43%
	For Sale (Census 2000)	27%	30%	28%
	Rented or Sold, (Census 2000)	9%	7%	6%
	Seasonal (Census 2014)	10%	2%	2%
	Other (Census 2000)	2%	9%	14%
Homes Built By Year	Homes Built 1990 to 2000	5%	8%	12%
	Homes Built 1980 to 1989	13%	22%	21%
	Homes Built 1970 to 1979	27%	25%	24%
	Homes Built 1960 to 1969	30%	18%	16%
	Homes Built 1950 to 1959	17%	14%	12%
	Homes Built 1940 to 1949	6%	7%	8%
	Homes Built Before 1939	2%	7%	6%
Units in Structure	1 Unit	70%	72%	76%
	2 - 9 Units	15%	13%	11%
	Greater than 10 Units	8%	11%	9%
	Mobilie Trailer	6%	3%	3%
	Other Units	0%	0%	0%
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	1.4%	7.5%	6.8%
	Property Value \$750,000 to \$999,999	9.9%	19.5%	19.4%
	Property Value \$500,000 to \$749,999	39.3%	39.7%	38.5%
	Property Value \$400,000 to \$499,999	21.0%	13.9%	12.9%
	Property Value \$300,000, to \$399,999	11.3%	8.3%	8.9%
	Property Value \$200,000 to \$299,999	7.2%	4.1%	4.7%
	Property Value \$150,000 to \$199,999	0.1%	0.6%	1.5%
	Property Value \$100,000 to \$149,999	1.7%	0.6%	0.7%
	Property Value \$60,000 to \$99,999	2.8%	0.9%	0.9%
	Property Value \$40,000 to \$59,999	0.8%	0.3%	0.3%
	Property Value \$0 to \$39,999	4.0%	2.1%	2.1%
	Median Home Value	\$505,586	\$613,041	\$605,878
	Median Rent	\$637	\$630	\$620
Wealth per Household	\$0 and under - percent	19.3%	18.6%	18.8%
	\$1 to \$4999 - percent	10.4%	9.7%	9.8%
	\$5k to \$9999 - percent	5.2%	5.0%	5.0%
	\$10k to \$24999 - percent	6.9%	6.7%	6.7%
	\$25k to \$49999 - percent	7.0%	6.9%	7.0%
	\$50k to \$99999 - percent	10.3%	10.2%	10.3%
	\$100k to \$249999 - percent	17.3%	17.6%	17.5%
	\$250k to \$499999 - percent	11.7%	12.3%	12.2%
	\$500k+ - percent	11.9%	13.0%	12.8%
	Median HH Wealth	\$55,552	\$65,231	\$63,044
	Avg HH Wealth	\$205,185	\$219,003	\$215,888

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Economic Viability	Economic Viability Local	281	271	271
	Economic Viability Indexed	108	104	104
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	7,394	45,618	97,770
	Managerial/Executive	7.9%	11.1%	10.4%
	Professional Specialty	14.7%	19.3%	17.8%
	Healthcare Support	4.2%	4.2%	3.8%
	Sales	13.3%	12.2%	11.4%
	Office & Administrative Support	10.6%	11.9%	11.3%
	Protective Service	2.0%	1.8%	1.7%
	Food Preperation	5.8%	5.6%	5.7%
	Building Maintenance & Cleaning	4.3%	3.4%	4.2%
	Personal Care	4.7%	3.9%	3.5%
	Farming, Fishing, & Forestry	2.1%	1.1%	2.6%
	Construction	14.5%	10.3%	10.7%
	Production & Transportation	16.0%	15.1%	16.8%
	Percent White Collar Workers	50.6%	58.7%	54.7%
Percent Blue Collar Workers	49.4%	41.3%	45.3%	
Employment by Industry (Employed Civilians Age 16+)	Agriculture/Mining/Construction	14.0%	10.0%	12.2%
	Manufacturing	10.1%	9.3%	10.2%
	Transportation	4.3%	6.6%	6.4%
	Information	1.4%	1.0%	0.8%
	Wholesale/Retail	18.9%	16.7%	17.1%
	Finance, Insurance, Real Estate	3.6%	4.5%	3.4%
	Professional Services	3.9%	5.9%	4.7%
	Management Services	0.0%	0.0%	0.0%
	Administrative/Waste Services	6.3%	4.7%	5.0%
	Educational Services	18.2%	22.4%	22.0%
	Entertainment Services	10.8%	10.4%	9.5%
	Other Professional Services	6.0%	5.3%	5.2%
	Public Administration	2.5%	3.1%	3.3%
Transportation To Work	Drive to Work Alone	74.9%	78.4%	76.8%
	Drive to Work Carpool	15.3%	13.9%	15.5%
	Travel to Work by Public Transportation	2.1%	1.2%	1.4%
	Drive to Work on Motorcycle	0.1%	0.2%	0.2%
	Drive to Work on Bicycle	1.0%	0.9%	0.8%
	Walked to Work	2.0%	1.8%	1.8%
	Other Means	0.8%	0.7%	0.7%
	Work at Home	3.8%	2.9%	2.7%

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		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
	Travel to Work in Less than 5 Minutes	2.3%	3.5%	3.0%
	Travel to Work in 5 to 9 Minutes	12.7%	14.8%	12.8%
	Travel to Work in 10 to 14 Minutes	23.9%	21.8%	20.3%
	Travel to Work in 15 to 19 Minutes	16.4%	17.5%	18.4%
	Travel to Work in 20 to 29 Minutes	17.9%	16.4%	17.1%
	Travel to Work in 30 to 44 Minutes	14.1%	12.2%	12.7%
	Travel to Work in 45 to 59 Minutes	4.3%	4.0%	4.2%
	Travel to Work in 60 Minutes or more	8.4%	9.9%	11.5%
	Average Travel Time to Work	23	24	26
Vehicles per HH	No Vehicles	5.1%	6.4%	6.8%
	1 Vehicle	34.9%	32.9%	31.5%
	2 Vehicles	38.8%	37.7%	37.7%
	3 or more vehicles	21.2%	22.9%	24.0%
	Average Number of Vehicles	1.83	1.86	1.90
Change	Births (last 12 months)	213	1,167	2,635
	Deaths (last 12 months)	126	808	1,591
	Migration (last 12 months)	44	788	1,382
Work place	Workplace Establishments	277	3,589	5,458
	Workplace Employees (FTE)	4,607	59,649	88,619