



Lat: 35.80668, Lon: -80.81082
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**Eastgate Commons
 Statesville, North Carolina**

August, 2010



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Demographic Profile Expanded

Census, Estimates & Projections



Lon: -80.810816 / Lat: 35.806681

August 2010

Eastgate Commons Statesville, North Carolina	1 Mile		3 Miles		5 Miles	
Population						
Estimated Population (2010)	1,289		10,956		31,462	
Census Population (1990)	874		7,362		23,843	
Census Population (2000)	1,013		8,662		26,610	
Projected Population (2015)	1,425		13,169		35,375	
Forecasted Population (2020)	1,654		15,672		40,236	
Historical Annual Growth 1990 to 2000	140	1.6 %	1,300	1.8 %	2,766	1.2 %
Historical Annual Growth 2000 to 2010	276	1.6 %	2,294	1.8 %	4,852	1.2 %
Projected Annual Growth 2010 to 2015	136	2.1 %	2,213	4.0 %	3,913	2.5 %
Est. Population Density (2010)	412.65	psm	391.96	psm	404.18	psm
Trade Area Size	3.12	sq mi	27.95	sq mi	77.84	sq mi
Households						
Estimated Households (2010)	518		4,237		12,465	
Census Households (1990)	329		2,724		9,262	
Census Households (2000)	397		3,266		10,414	
Projected Households (2015)	590		5,223		14,311	
Forecasted Households (2020)	696		6,308		16,467	
Households with Children (2010)	143	27.5 %	1,263	29.8 %	3,629	29.1 %
Average Household Size	2.49		2.59		2.52	
Average Household Income						
Est. Average Household Income (2010)	86,489		75,166		64,739	
Proj. Average Household Income (2015)	\$92,282		\$79,443		\$69,268	
Average Family Income (2010)	\$104,688		\$89,909		\$78,485	
Median Household Income						
Est. Median Household Income (2010)	\$64,341		\$55,294		\$47,017	
Proj. Median Household Income (2015)	\$68,490		\$57,821		\$49,552	
Median Family Income (2010)	\$77,997		\$67,503		\$60,630	
Per Capita Income						
Est. Per Capita Income (2010)	\$35,380		\$29,650		\$26,325	
Proj. Per Capita Income (2015)	\$38,812		\$32,059		\$28,707	
Per Capita Income Est. 5 year change	\$3,431.50	-8.8 %	\$2,409.41	-7.5 %	\$2,381.37	-8.3 %
Other Income						
Est. Disposable Income (2010)	\$52,960		\$46,346		\$40,153	
Proj. Disposable Income (2015)	\$55,781		\$48,143		\$42,138	
Disposable Income Est. 5 year change	\$2,820.71	5.3 %	\$1,796.81	3.9 %	\$1,984.40	4.9 %
Est. Average Household Net Worth (2010)	\$696,526		\$575,986		\$482,037	
Daytime Demos						
Total Number of Businesses (2010)	42		457		1,644	
Total Number of Employees (2010)	419		7,359		27,750	
Company Headqtrs: Businesses (2010)	0	0.3 %	1	0.2 %	3	0.2 %
Company Headqtrs: Employees (2010)	1	0.3 %	8	0.1 %	86	0.3 %
Unemployment Rate (2010)	16.95 %		16.38 %		11.13 %	
Employee Population Per Business	10.0 to 1		16.1 to 1		16.9 to 1	
Residential Population per Business	30.9 to 1		24.0 to 1		19.1 to 1	
Est. Adj. Daytime Demographics (Age16+)	966		11,670		39,040	

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August 2010

Eastgate Commons Statesville, North Carolina	1 Mile		3 Miles		5 Miles	
Race & Ethnicity						
White (2010)	1,153	89.4 %	8,690	79.3 %	23,287	74.0 %
Black or African American (2010)	75	5.8 %	1,685	15.4 %	6,593	21.0 %
American Indian & Alaska Native (2010)	3	0.2 %	26	0.2 %	76	0.2 %
Asian (2010)	49	3.8 %	431	3.9 %	1,002	3.2 %
Hawaiin & Pacific Islander (2010)	0	0.0 %	0	0.0 %	5	0.0 %
Other Race (2010)	5	0.4 %	77	0.7 %	335	1.1 %
Multi Race (2010)	5	0.4 %	48	0.4 %	163	0.5 %
Not Hispanic or Latino Population (2010)	1,221	94.7 %	10,074	91.9 %	28,283	89.9 %
Hispanic or Latino Population (2010)	68	5.3 %	882	8.1 %	3,179	10.1 %
Not of Hispanic Origin Population (1990)	867	99.3 %	7,304	99.2 %	23,641	99.1 %
Hispanic Origin Population (1990)	7	0.7 %	58	0.8 %	203	0.9 %
Not Hispanic or Latino Population (2000)	989	97.6 %	8,307	95.9 %	25,213	94.8 %
Hispanic or Latino Population (2000)	25	2.4 %	356	4.1 %	1,397	5.2 %
Not Hispanic or Latino Population (2015)	1,330	93.3 %	11,904	90.4 %	31,133	88.0 %
Hispanic or Latino Population (2015)	95	6.7 %	1,265	9.6 %	4,242	12.0 %
Hist. Hispanic Ann Growth (1990 to 2010)	61	62.6 %	824	95.0 %	2,976	97.9 %
Proj. Hispanic Ann Growth (2010 to 2015)	27	8.1 %	383	8.7 %	1,063	6.7 %
Age						
Age 0 to 4 yrs (2010)	59	4.6 %	591	5.4 %	1,891	6.0 %
Age 5 to 9 yrs (2010)	70	5.4 %	652	6.0 %	1,957	6.2 %
Age 10 to 14 yrs (2010)	74	5.8 %	661	6.0 %	1,904	6.1 %
Age 15 to 19 yrs (2010)	82	6.4 %	715	6.5 %	2,094	6.7 %
Age 20 to 24 yrs (2010)	65	5.0 %	631	5.8 %	1,976	6.3 %
Age 25 to 29 yrs (2010)	59	4.6 %	605	5.5 %	2,060	6.5 %
Age 30 to 34 yrs (2010)	68	5.3 %	631	5.8 %	1,957	6.2 %
Age 35 to 39 yrs (2010)	63	4.9 %	606	5.5 %	1,838	5.8 %
Age 40 to 44 yrs (2010)	82	6.3 %	697	6.4 %	2,040	6.5 %
Age 45 to 49 yrs (2010)	108	8.4 %	842	7.7 %	2,240	7.1 %
Age 50 to 54 yrs (2010)	112	8.7 %	842	7.7 %	2,199	7.0 %
Age 55 to 59 yrs (2010)	94	7.3 %	774	7.1 %	2,082	6.6 %
Age 60 to 64 yrs (2010)	81	6.3 %	641	5.8 %	1,756	5.6 %
Population age 65-74 (2010)	124	9.6 %	933	8.5 %	2,673	8.5 %
Population age 75-84 (2010)	90	7.0 %	685	6.2 %	1,834	5.8 %
Population age 85+ (2010)	57	4.4 %	451	4.1 %	962	3.1 %
Median Age (2010)	44.5 yrs		41.6 yrs		39.2 yrs	
Gender Age Distribution						
Population Female (2010)	679	52.7 %	5,761	52.6 %	16,452	52.3 %
Age 0 to 19 yrs (2010)	140	20.6 %	1,265	21.9 %	3,832	23.3 %
Age 20 to 64 yrs (2010)	371	54.6 %	3,187	55.3 %	9,292	56.5 %
Age 65 yrs plus (2010)	169	24.8 %	1,310	22.7 %	3,328	20.2 %
Median Age Females (2010)	47.1 Yrs		44.5 Yrs		41.7 Yrs	
Population Male (2010)	610	47.3 %	5,195	47.4 %	15,010	47.7 %
Age 0 to 19 yrs (2010)	145	23.8 %	1,355	26.1 %	4,014	26.7 %
Age 20 to 64 yrs (2010)	361	59.3 %	3,082	59.3 %	8,855	59.0 %
Age 65 yrs plus (2010)	103	16.9 %	759	14.6 %	2,141	14.3 %
Median Age Males (2010)	42.0 yrs		38.7 yrs		36.7 yrs	

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Demographic Profile Expanded

Census, Estimates & Projections



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August 2010

Eastgate Commons Statesville, North Carolina	1 Mile		3 Miles		5 Miles	
Household Income Distribution						
HH Income \$200,000 or More (2010)	37	7.2 %	217	5.1 %	398	3.2 %
HH Income \$150,000 to 199,999 (2010)	46	8.8 %	247	5.8 %	528	4.2 %
HH Income \$100,000 to 149,999 (2010)	63	12.1 %	435	10.3 %	1,142	9.2 %
HH Income \$75,000 to 99,999(2010)	79	15.2 %	577	13.6 %	1,445	11.6 %
HH Income \$50,000 to 74,999(2010)	89	17.2 %	783	18.5 %	2,245	18.0 %
HH Income \$35,000 to 49,999(2010)	69	13.3 %	592	14.0 %	1,891	15.2 %
HH Income \$25,000 to 34,999(2010)	32	6.2 %	368	8.7 %	1,308	10.5 %
HH Income \$15,000 to 24,999(2010)	51	9.8 %	519	12.2 %	1,828	14.7 %
HH Income \$0 to 14,999 (2010)	53	10.2 %	498	11.8 %	1,680	13.5 %
HH Income \$35000+ (2010)	383	73.9 %	2,851	67.3 %	7,649	61.4 %
HH Income \$75000+ (2010)	225	43.3 %	1,476	34.8 %	3,512	28.2 %
Housing						
Total Housing Units (2010)	570		4,706		14,021	
Housing Units Occupied (2010)	518	90.9 %	4,237	90.0 %	12,465	88.9 %
<i>Housing Units, Owner Occupied (2010)</i>	371	65.1 %	2,924	62.1 %	8,082	57.6 %
<i>Housing Units, Renter Occupied (2010)</i>	147	25.8 %	1,313	27.9 %	4,383	31.3 %
Housing Units, Vacant (2010)	52	9.1 %	469	10.0 %	1,557	11.1 %
Median Years in Residence (2010)	4 yrs		4 yrs		4 yrs	
Marital Status						
Never Married (2010)	183	16.8 %	1,797	19.8 %	5,942	23.1 %
Now Married (2010)	662	61.0 %	5,040	55.7 %	13,543	52.7 %
Separated (2010)	88	8.1 %	778	8.6 %	1,910	7.4 %
Widowed (2010)	97	8.9 %	813	9.0 %	2,154	8.4 %
Divorced (2010)	56	5.1 %	625	6.9 %	2,160	8.4 %
Household Type						
Population Family (2010)	1,053	81.7 %	8,931	81.5 %	25,333	80.5 %
Population Non-Family (2010)	184	14.3 %	1,573	14.4 %	5,202	16.5 %
Population Group Qtrs (2010)	53	4.1 %	453	4.1 %	927	2.9 %
Family Household (2010)	348	67.2 %	2,850	67.3 %	8,094	64.9 %
Married Couple Family With Kids (2010)	116	31.2 %	944	32.3 %	2,452	30.3 %
Average Family Household Size (2010)	3.02		3.13		3.13	
Non-Family Household (2010)	170	32.8 %	1,387	32.7 %	4,370	35.1 %
Household Size						
1 Person Household (2010)	153	29.6 %	1,223	28.9 %	3,734	30.0 %
2 Person Households (2010)	178	34.4 %	1,345	31.8 %	3,958	31.8 %
3 Person Households (2010)	76	14.7 %	687	16.2 %	2,004	16.1 %
4 Person Households (2010)	74	14.2 %	618	14.6 %	1,676	13.4 %
5 Person Households (2010)	27	5.3 %	245	5.8 %	724	5.8 %
6+ Person Households (2010)	9	1.7 %	119	2.8 %	369	3.0 %
Household Vehicles						
Total Vehicles Available (2010)	1,093		8,963		25,614	
Household: 0 Vehicles Available (2010)	18	1.6 %	171	1.9 %	636	2.5 %
Household: 1 Vehicles Available (2010)	138	12.7 %	1,207	13.5 %	3,777	14.7 %
Household: 2+ Vehicles Available (2010)	362	33.1 %	2,859	31.9 %	8,051	31.4 %
Average Vehicles Per Household (2010)	2		2		2	

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August 2010

Eastgate Commons Statesville, North Carolina	1 Mile		3 Miles		5 Miles	
Labor Force						
Est. Labor: Population Age 16+ (2010)	1,070		8,925		25,329	
Est. Civilian Employed (2010)	522	48.8 %	4,608	51.6 %	14,024	55.4 %
Est. Civilian Unemployed (2010)	181	16.9 %	1,462	16.4 %	2,818	11.1 %
Est. In Armed Forces (2010)	0	0.0 %	7	0.1 %	15	0.1 %
Est. Not in Labor Force (2010)	366	34.2 %	2,849	31.9 %	8,471	33.4 %
Occupation (2000)						
Occupation: Population 16+	470		4,135		12,860	
Mgmt, Business, & Financial Operations	93	19.8 %	636	15.4 %	1,533	11.9 %
Professional and Related	111	23.6 %	801	19.4 %	2,303	17.9 %
Service	26	5.5 %	347	8.4 %	1,309	10.2 %
Sales and Office	114	24.4 %	1,016	24.6 %	3,010	23.4 %
Farming, Fishing, and Forestry	1	0.3 %	6	0.1 %	30	0.2 %
Construction, Extraction, & Maintenance	42	8.8 %	343	8.3 %	1,105	8.6 %
Production, Transport, & Material Moving	83	17.6 %	986	23.8 %	3,570	27.8 %
Percent White Collar Workers	67.8 %		59.3 %		53.2 %	
Percent Blue Collar Workers	32.2 %		40.7 %		46.8 %	
Consumer Expenditure (in Millions)						
Total Household Expenditure (2010)	\$33		\$245		\$648	
Total Non-Retail Expenditures (2010)	\$19	57.7 %	\$141	57.6 %	\$372	57.4 %
Total Retail Expenditures (2010)	\$14	42.3 %	\$104	42.4 %	\$276	42.6 %
Apparel (2010)	\$2	4.8 %	\$12	4.8 %	\$31	4.8 %
Contributions (2010)	\$1	4.1 %	\$10	3.9 %	\$24	3.7 %
Education (2010)	\$1	2.6 %	\$6	2.5 %	\$15	2.4 %
Entertainment (2010)	\$2	5.6 %	\$14	5.6 %	\$36	5.6 %
Food And Beverages (2010)	\$5	14.9 %	\$37	15.2 %	\$100	15.4 %
Furnishings And Equipment (2010)	\$1	4.5 %	\$11	4.4 %	\$28	4.3 %
Gifts (2010)	\$1	2.8 %	\$7	2.7 %	\$17	2.6 %
Health Care (2010)	\$2	5.9 %	\$15	6.1 %	\$40	6.2 %
Household Operations (2010)	\$1	3.8 %	\$9	3.7 %	\$23	3.5 %
Miscellaneous Expenses (2010)	\$1	1.6 %	\$4	1.7 %	\$11	1.7 %
Personal Care (2010)	\$0	1.4 %	\$4	1.4 %	\$9	1.5 %
Personal Insurance (2010)	\$0	1.1 %	\$3	1.1 %	\$7	1.0 %
Reading (2010)	\$0	0.3 %	\$1	0.3 %	\$2	0.3 %
Shelter (2010)	\$6	19.5 %	\$47	19.4 %	\$125	19.3 %
Tobacco (2010)	\$0	0.6 %	\$2	0.6 %	\$4	0.7 %
Transportation (2010)	\$6	19.6 %	\$49	19.8 %	\$129	19.9 %
Utilities (2010)	\$2	6.7 %	\$17	6.9 %	\$46	7.1 %
Educational Attainment						
Adult Population (25 Years+)(2010)	939		7,706		21,640	
Elementary (0 to 8)(2010)	48	5.1 %	432	5.6 %	1,081	5.0 %
Some High School (9 to 11)(2010)	67	7.2 %	755	9.8 %	2,287	10.6 %
High School Graduate (12)(2010)	240	25.6 %	2,240	29.1 %	7,002	32.4 %
Some College (13 to 16)(2010)	184	19.6 %	1,689	21.9 %	4,751	22.0 %
Associate Degree Only(2010)	89	9.5 %	691	9.0 %	1,835	8.5 %
Bachelor Degree Only(2010)	214	22.8 %	1,339	17.4 %	3,427	15.8 %
Graduate Degree(2010)	97	10.3 %	559	7.3 %	1,256	5.8 %

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August 2010

Eastgate Commons				1 Mile		3 Miles		5 Miles	
Statesville, North Carolina									
Units In Structure									
1 Detached Unit (2000)		324	78.0 %	2,556	74.1 %	7,903	70.9 %		
1 Attached Unit (2000)		1	0.3 %	27	0.8 %	222	2.0 %		
2 to 4 Units (2000)		11	2.7 %	107	3.1 %	684	6.1 %		
5 to 9 Units (2000)		19	4.6 %	146	4.2 %	557	5.0 %		
10 to 19 Units (2000)		19	4.6 %	141	4.1 %	404	3.6 %		
20 to 49 Units (2000)		4	1.0 %	35	1.0 %	91	0.8 %		
50 or more Units (2000)		10	2.4 %	71	2.0 %	152	1.4 %		
Mobile Home or Trailer (2000)		27		366		1,133			
Other Structure (2000)		0		0		0			
Homes Built By Year									
Homes Built 1999 to 2000		19	4.5 %	139	4.0 %	288	2.6 %		
Homes Built 1995 to 1998		19	4.5 %	225	6.5 %	758	6.8 %		
Homes Built 1990 to 1994		55	13.1 %	361	10.5 %	800	7.2 %		
Homes Built 1980 to 1989		127	30.6 %	997	28.9 %	2,276	20.4 %		
Homes Built 1970 to 1979		96	23.1 %	801	23.2 %	2,187	19.6 %		
Homes Built 1960 to 1969		48	11.5 %	436	12.6 %	1,589	14.3 %		
Homes Built 1950 to 1959		20	4.9 %	243	7.0 %	1,388	12.5 %		
Homes Built Before 1949		32	7.7 %	248	7.2 %	1,861	16.7 %		
Home Values (2000)									
Home Values \$1,000,000+		0	0.0 %	0	0.0 %	0	0.0 %		
Home Values \$500,000-\$999,999		6	2.3 %	36	1.8 %	54	0.9 %		
Home Values \$400,000-\$499,999		4	1.6 %	19	0.9 %	19	0.3 %		
Home Values \$300,000-\$399,999		9	3.3 %	36	1.8 %	64	1.1 %		
Home Values \$200,000-\$299,999		56	20.7 %	281	13.9 %	475	8.0 %		
Home Values \$150,000-\$199,999		63	23.2 %	327	16.2 %	729	12.3 %		
Home Values \$100,000-\$149,999		64	23.6 %	534	26.5 %	1,676	28.2 %		
Home Values \$70,000-\$99,999		48	17.8 %	518	25.7 %	1,782	30.0 %		
Home Values \$50,000-\$69,999		15	5.4 %	181	9.0 %	714	12.0 %		
Home Values \$25,000-\$49,999		4	1.4 %	77	3.8 %	375	6.3 %		
Home Values \$0-\$24,999		2	0.8 %	8	0.4 %	49	0.8 %		
Owner Occupied Median Home Value		\$149,319		\$122,728		\$105,479			
Renter Occupied Median Rent		\$435		\$433		\$373			
Transportation to Work (2000)									
Drive to Work Alone		407	86.7 %	3,594	86.7 %	10,772	83.7 %		
Drive to Work in Carpool		32	6.7 %	385	9.3 %	1,541	12.0 %		
Travel to Work - Public Transportation		0	0.0 %	4	0.1 %	43	0.3 %		
Drive to Work Motorcycle		0	0.0 %	0	0.0 %	0	0.0 %		
Walk or Bicycle to Work		6	1.2 %	28	0.7 %	112	0.9 %		
Other Means		0	0.0 %	10	0.2 %	119	0.9 %		
Work at Home		25	5.4 %	122	2.9 %	289	2.2 %		
Travel Time (2000)									
Travel to Work in 14 Minutes or Less		156	35.2 %	1,471	36.6 %	5,253	41.7 %		
Travel to Work in 15 to 29 Minutes		172	38.7 %	1,645	40.9 %	4,791	38.1 %		
Travel to Work in 30 to 59 Minutes		87	19.5 %	667	16.6 %	1,823	14.5 %		
Travel to Work in 60 Minutes or More		29	6.6 %	238	5.9 %	722	5.7 %		
Average Travel Time to Work		20 mins		20 mins		20 mins			

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