

FULL DEMOGRAPHIC REPORT - POPSTATS

1990 - 2000 - 2010 Census, Q4 2020 Estimates & Q4 2025 Projections

MANAGED BY AN AFFILIATE OF



Latitude/Longitude: 42.343108, -71.14097

12-Apr-2021

117250-Washington St. Plaza

Brighton, MA

	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius	10.00 Mile Radius		
POPULATION	2020 Estimated Population	70,699	375,438	948,191	1,825,267	
	2020 Daytime Population	66,677	757,421	1,604,353	2,566,310	
	2025 Population Forecast	71,675	379,471	967,565	1,856,794	
	2010 Census Population	65,645	350,628	868,101	1,684,901	
	2000 Census Population	67,030	331,492	836,088	1,630,628	
	1990 Census Population	64,418	326,758	822,485	1,582,561	
	Historical Annual Growth, 1990 to 2000	0.40%	0.14%	0.16%	0.30%	
	Historical Annual Growth, 2000 to 2010	-0.21%	0.56%	0.38%	0.33%	
	Estimated Annual Growth, 2010 to 2020	0.69%	0.64%	0.82%	0.75%	
	Projected Annual Growth, 2020 to 2025	0.27%	0.21%	0.41%	0.34%	
	HOUSEHOLDS	2020 Estimated Households	33,324	151,893	398,110	739,990
		2025 Households Forecast	33,786	153,720	407,701	754,887
2010 Census Households		30,900	140,214	360,225	677,169	
2000 Census Households		31,657	138,076	347,168	656,454	
1990 Census Households		29,551	131,931	331,048	620,528	
Historical Annual Growth, 1990 to 2000		0.69%	0.46%	0.48%	0.56%	
Historical Annual Growth, 2000 to 2010		-0.24%	0.15%	0.37%	0.31%	
Estimated Annual Growth, 2010 to 2020		0.70%	0.75%	0.93%	0.83%	
Projected Annual Growth, 2020 to 2025		0.28%	0.24%	0.48%	0.40%	
2020 % Households With Children		11%	16%	19%	22%	
2020 Persons per Household		2.09	2.11	2.20	2.34	
INCOME 2020		HH Income \$500,000 or more	2.32%	2.90%	3.15%	2.93%
	HH Income \$250,000 to \$499,999	2.78%	3.46%	3.77%	3.51%	
	HH Income \$200,000 to \$249,999	6.50%	8.09%	8.80%	8.19%	
	HH Income \$175,000 to \$199,999	5.69%	7.42%	7.32%	7.40%	
	HH Income \$150,000 to \$174,999	7.35%	7.26%	7.33%	7.22%	
	HH Income \$100,000 to \$149,999	18.14%	17.69%	17.36%	17.59%	
	HH Income \$75,000 to \$99,999	11.99%	11.32%	10.88%	11.23%	
	HH Income \$50,000 to \$74,999	15.12%	12.38%	11.91%	12.59%	
	HH Income \$35,000 to \$49,999	7.87%	7.11%	7.17%	7.80%	
	HH Income \$25,000 to \$34,999	4.90%	5.22%	5.30%	5.56%	
	HH Income \$15,000 to \$24,999	5.64%	5.67%	6.15%	6.30%	
	HH Income \$0 to \$14,999	11.71%	11.47%	10.88%	9.67%	
	Average Household Income	\$117,791	\$132,040	\$134,250	\$131,127	
	Median Household Income	\$83,791	\$92,148	\$94,041	\$92,093	
Per Capita Income	\$56,297	\$56,434	\$58,314	\$54,596		
2000 Average Household Income	\$61,951	\$70,761	\$69,623	\$71,020		
2000 Median Household Income	\$43,465	\$47,906	\$48,176	\$50,225		
WRKPLACE 2020	Workplace Establishments	1,410	9,192	29,820	51,883	
	Workplace Employees (Full Time Employees)	25,059	336,771	848,208	1,290,388	

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POPULATION BY AGE 2020	Count of Pop 0 to 4 years	6,032	25,551	66,478	116,205
	Count of Pop 5 to 14 years	6,828	33,542	97,715	189,026
	Count of Pop 14 to 22 years	12,175	70,659	123,245	214,268
	Count of Pop 22 to 30 years	2,306	36,762	82,280	164,349
	Count of Pop 30 to 45 years	25,868	104,742	251,359	422,772
	Count of Pop 45 to 60 years	8,145	48,615	156,630	336,686
	Count of Pop 60 to 75 years	6,120	37,749	119,451	268,740
	Count of Pop 75+ years	3,225	17,818	51,032	113,221
	Population 0 to 4 Years	8.53%	6.81%	7.01%	6.37%
	Population 5 to 13 Years	9.66%	8.93%	10.31%	10.36%
	Population 14 to 21 Years	17.22%	18.82%	13.00%	11.74%
	Population 22 to 29 Years	3.26%	9.79%	8.68%	9.00%
	Population 30 to 44 Years	36.59%	27.90%	26.51%	23.16%
	Population 45 to 59 Years	11.52%	12.95%	16.52%	18.45%
	Population 60 to 74 Years	8.66%	10.05%	12.60%	14.72%
Population 74 Years Plus	4.56%	4.75%	5.38%	6.20%	
Median Age	34.5	33.0	36.5	38.2	
GENDER 2020	Male Population	34,163	179,811	456,062	881,509
	Female Population	36,536	195,627	492,128	943,758
RACE 2020	2020 Estimated Population	70,699	375,438	948,191	1,825,267
	White	73.44%	68.58%	64.22%	66.41%
	Black or African American	3.53%	8.43%	14.55%	12.95%
	Asian or Pacific Islander	15.91%	14.67%	11.92%	11.25%
	Other Races	7.11%	8.32%	9.30%	9.40%
HISPANIC	2020 Hispanic Population	6,025	41,120	118,040	244,414
	2020 Hispanic Population %	8.52%	10.95%	12.45%	13.39%
	2025 Hispanic Population Forecast	6,365	42,311	121,859	252,329
	2025 Hispanic Population % Projected	8.88%	11.15%	12.59%	13.59%
	2000 Hispanic Population %	7.03%	9.10%	9.65%	8.92%
1990 Hispanic Population %	7.51%	9.01%	7.94%	6.06%	
EDUCATION (AGE 25+) 2020	Adult Population (25 Years or Older)	44,781	226,051	624,152	1,236,432
	Elementary	2.26%	2.99%	4.77%	5.49%
	Some High School	1.94%	3.08%	4.08%	4.28%
	High School Graduate	8.10%	9.26%	14.10%	18.31%
	Some College	8.94%	8.71%	10.12%	11.74%
	Associates Degree	2.47%	2.93%	3.68%	4.61%
	Bachelors Degree	36.13%	32.09%	29.08%	26.97%
	Graduate Degree	40.16%	40.93%	34.17%	28.60%
	% College (4+)	76.29%	73.03%	63.25%	55.57%
HOUSING 2020	Total Housing Units	34,774	160,789	426,003	787,411
	Owner Occupied Percent	27.56%	32.89%	36.42%	43.72%
	Renter Occupied Percent	68.27%	61.57%	57.03%	50.25%
	Vacant Housing Percent	4.17%	5.53%	6.55%	6.02%

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HOMES BUILT BY YEAR 2020				
Homes Built 2010 or later	0.00%	0.07%	0.16%	0.17%
Homes Built 2000 to 2009	2.17%	4.69%	6.02%	6.21%
Homes Built 1990 to 1999	2.00%	3.54%	3.58%	3.87%
Homes Built 1980 to 1989	5.93%	5.47%	5.42%	6.24%
Homes Built 1970 to 1979	8.88%	9.06%	7.74%	7.72%
Homes Built 1960 to 1979	8.62%	7.84%	6.84%	7.82%
Homes Built 1950 to 1959	7.20%	6.70%	7.38%	9.33%
Homes Built 1940 to 1949	6.85%	5.72%	6.35%	6.55%
Homes Built 1939 or earlier	58.34%	56.92%	56.51%	52.11%
HOME VALUE (OWNER OCCUPIED) 2020				
Property Value \$1,000,000 or more	15.89%	20.32%	17.87%	15.07%
Property Value \$750,000 to \$999,999	14.16%	18.75%	20.97%	18.43%
Property Value \$500,000 to \$749,999	21.05%	22.09%	25.33%	26.41%
Property Value \$400,000 to \$499,999	12.67%	10.00%	11.15%	13.92%
Property Value \$300,000 to \$399,999	11.41%	7.33%	7.65%	10.30%
Property Value \$200,000 to \$299,999	6.33%	3.79%	3.57%	4.65%
Property Value \$150,000 to \$199,999	1.39%	0.87%	0.78%	0.91%
Property Value \$100,000 to \$149,999	0.40%	0.38%	0.36%	0.38%
Property Value \$60,000 to \$99,999	0.22%	0.21%	0.23%	0.25%
Property Value \$40,000 to \$59,999	0.01%	0.17%	0.11%	0.17%
Property Value \$0 to \$39,999	0.38%	0.64%	0.74%	0.86%
Median Home Value	\$608,656	\$713,875	\$695,347	\$634,804
Median Rent per Month (Census 2000)	\$993	\$984	\$895	\$844
OCCUPATION (EMPLOYED CIVILIANS AGE 16+) 2020				
Employed Civilian Population 16+ by Occupation	39,295	186,588	482,365	933,030
Managerial/Executive	22.41%	20.76%	22.03%	20.94%
Professional Specialty	46.03%	45.94%	39.86%	34.64%
Healthcare Support	1.81%	1.97%	2.53%	2.74%
Sales	7.50%	6.79%	7.80%	8.19%
Office & Administrative Support	7.48%	9.19%	8.82%	9.48%
Protective Service	0.68%	1.13%	1.41%	1.68%
Food Preparation	4.46%	4.37%	4.80%	5.64%
Building Maintenance & Cleaning	2.25%	2.03%	2.60%	3.34%
Personal Care	2.16%	2.83%	2.80%	3.04%
Farming, Fishing, & Forestry	0.07%	0.05%	0.04%	0.07%
Construction	1.77%	1.72%	2.56%	4.02%
Production & Transportation	3.37%	3.21%	4.76%	6.22%
Percent White Collar	85.23%	84.66%	81.04%	75.99%
Percent Blue Collar	14.77%	15.34%	18.96%	24.01%
Median Employee Salary	50,267	54,435	56,266	54,463
Average Employee Salary	61,563	68,762	69,655	67,867
UNEMPLOYMENT				
2000 Census Unemployed (Age 16 and Up)	1,602	11,276	26,274	43,597
2020 Estimated Unemployed (Age 16 and Up)	2,802	21,682	53,249	97,965
2020 Estimated Unemployed Rate (Age 16 and Up)	6.55%	10.34%	9.91%	9.49%

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TRANSPORTATION TO WORK 2020	Drive to Work Alone	35.24%	34.81%	41.32%	50.89%
	Drive to Work Carpool	6.28%	5.47%	6.72%	7.80%
	Travel to Work by Public Transportation	38.04%	29.03%	27.46%	24.08%
	Drive to Work on Motorcycle	0.04%	0.07%	0.09%	0.08%
	Drive to Work on Bicycle	3.15%	4.18%	3.01%	1.85%
	Walk to Work	10.17%	19.46%	15.56%	10.08%
	Other Means	0.49%	0.58%	0.62%	0.65%
	Work at Home	6.26%	6.19%	4.97%	4.34%
TRAVEL TIME TO WORK 2020	Travel Time in Less than 5 minutes	0.32%	2.12%	1.95%	1.86%
	Travel to Work in 5 to 9 minutes	3.51%	7.93%	6.95%	6.80%
	Travel to Work in 10 to 14 minutes	6.53%	10.87%	10.70%	10.50%
	Travel to Work in 15 to 19 minutes	10.90%	14.17%	13.64%	12.51%
	Travel to Work in 20 to 29 minutes	20.14%	21.01%	21.54%	20.31%
	Travel to Work in 30 to 44 minutes	35.31%	27.73%	27.81%	28.10%
	Travel to Work in 45 to 59 minutes	14.32%	9.96%	10.19%	11.17%
	Travel to Work in 60 minutes or more	8.96%	6.20%	7.22%	8.75%
Average Travel Time to Work	29.7	25.2	26.0	27.0	
SPENDING PATTERNS 2020	Grocery Store Market Basket Weekly Per Capita Spending	\$61.22	\$61.53	\$62.02	\$62.25
	Apparel and Related Services	\$16.04	\$16.29	\$16.37	\$16.35
	Transportation	\$96.70	\$97.83	\$98.62	\$99.18
	Healthcare	\$60.68	\$61.35	\$62.64	\$63.96
	Entertainment	\$23.91	\$24.89	\$25.38	\$25.49
LIFESTYLE SEGMENTATION 2020	Category A - Crème de la Crème	6,302	50,140	178,605	460,176
	Category B - Urban Cliff Climbers	52	802	868	4,684
	Category C - Urban Cliff Dwellers	0	0	5,860	58,333
	Category D - Seasoned Urban Dwellers	0	0	8	9,414
	Category E - Thriving Alone	42,020	168,110	400,474	564,409
	Category F - Going it Alone	13,803	37,692	92,177	265,891
	Category G - Struggling Alone	3,536	4,639	24,972	40,070
	Category H - Single in the Suburbs	934	5,343	6,212	10,542
	Category I - Married in the Suburbs	0	1,736	4,025	19,097
	Category J - Retired in the Suburbs	0	2,368	2,368	5,831
	Category K - Living with Nature	0	0	0	0
	Category L - Working with Nature	0	0	0	0
	Category M - Harlem Gateway	0	6,724	89,158	133,797
	Category N - Espaniola	52	7,689	17,867	81,024
	Category O - Specialties	2,818	35,330	52,573	76,343

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