

FULL DEMOGRAPHIC REPORT - POPSTATS

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

MANAGED BY AN AFFILIATE OF



Latitude/Longitude: 42.407213, -71.083313

12-Apr-2021

117240-Fellsway at 630

Medford, MA

	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius	10.00 Mile Radius		
POPULATION	2020 Estimated Population	26,312	372,132	864,523	1,855,839	
	2020 Daytime Population	22,021	427,919	1,466,830	2,547,116	
	2025 Population Forecast	27,254	379,358	887,144	1,886,330	
	2010 Census Population	22,992	343,005	782,869	1,714,422	
	2000 Census Population	21,167	337,058	742,591	1,661,658	
	1990 Census Population	20,005	322,433	711,154	1,610,594	
	Historical Annual Growth, 1990 to 2000	0.57%	0.44%	0.43%	0.31%	
	Historical Annual Growth, 2000 to 2010	0.83%	0.18%	0.53%	0.31%	
	Estimated Annual Growth, 2010 to 2020	1.26%	0.76%	0.93%	0.74%	
	Projected Annual Growth, 2020 to 2025	0.71%	0.39%	0.52%	0.33%	
	HOUSEHOLDS	2020 Estimated Households	10,958	154,415	362,272	753,281
		2025 Households Forecast	11,396	157,659	373,257	767,760
2010 Census Households		9,424	141,634	324,024	690,135	
2000 Census Households		8,460	138,802	311,867	668,782	
1990 Census Households		8,158	131,160	294,372	631,479	
Historical Annual Growth, 1990 to 2000		0.36%	0.57%	0.58%	0.58%	
Historical Annual Growth, 2000 to 2010		1.09%	0.20%	0.38%	0.31%	
Estimated Annual Growth, 2010 to 2020		1.41%	0.81%	1.04%	0.82%	
Projected Annual Growth, 2020 to 2025		0.79%	0.42%	0.60%	0.38%	
2020 % Households With Children		24%	21%	19%	22%	
2020 Persons per Household		2.40	2.34	2.23	2.35	
INCOME 2020		HH Income \$500,000 or more	1.95%	2.55%	2.95%	2.81%
	HH Income \$250,000 to \$499,999	2.34%	3.04%	3.53%	3.36%	
	HH Income \$200,000 to \$249,999	5.47%	7.10%	8.25%	7.84%	
	HH Income \$175,000 to \$199,999	4.01%	4.93%	6.58%	6.60%	
	HH Income \$150,000 to \$174,999	6.16%	7.16%	7.10%	7.16%	
	HH Income \$100,000 to \$149,999	20.43%	19.04%	17.69%	17.72%	
	HH Income \$75,000 to \$99,999	13.72%	12.32%	11.37%	11.52%	
	HH Income \$50,000 to \$74,999	15.10%	13.47%	12.84%	12.88%	
	HH Income \$35,000 to \$49,999	8.24%	8.45%	8.12%	8.14%	
	HH Income \$25,000 to \$34,999	7.28%	6.35%	5.78%	5.74%	
	HH Income \$15,000 to \$24,999	6.76%	6.17%	6.09%	6.39%	
	HH Income \$0 to \$14,999	8.54%	9.41%	9.70%	9.84%	
	Average Household Income	\$102,362	\$113,838	\$128,172	\$124,714	
	Median Household Income	\$82,227	\$86,535	\$90,449	\$89,168	
Per Capita Income	\$42,658	\$47,961	\$55,293	\$51,855		
WRKPLACE 2020	2000 Average Household Income	\$54,332	\$58,216	\$65,390	\$67,323	
	2000 Median Household Income	\$43,425	\$45,949	\$47,193	\$49,290	
	Workplace Establishments	650	8,185	27,482	52,870	
	Workplace Employees (Full Time Employees)	10,095	186,477	806,999	1,291,764	

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POPULATION BY AGE 2020	Count of Pop 0 to 4 years	1,929	27,615	59,554	119,357
	Count of Pop 5 to 14 years	3,214	42,823	91,319	194,212
	Count of Pop 14 to 22 years	1,993	34,192	105,205	210,708
	Count of Pop 22 to 30 years	1,946	26,766	71,122	165,402
	Count of Pop 30 to 45 years	6,889	102,287	226,091	434,908
	Count of Pop 45 to 60 years	5,266	69,770	153,196	343,186
	Count of Pop 60 to 75 years	3,584	48,778	110,838	273,761
	Count of Pop 75+ years	1,492	19,902	47,198	114,305
	Population 0 to 4 Years	7.33%	7.42%	6.89%	6.43%
	Population 5 to 13 Years	12.22%	11.51%	10.56%	10.46%
	Population 14 to 21 Years	7.57%	9.19%	12.17%	11.35%
	Population 22 to 29 Years	7.39%	7.19%	8.23%	8.91%
	Population 30 to 44 Years	26.18%	27.49%	26.15%	23.43%
	Population 45 to 59 Years	20.01%	18.75%	17.72%	18.49%
	Population 60 to 74 Years	13.62%	13.11%	12.82%	14.75%
Population 74 Years Plus	5.67%	5.35%	5.46%	6.16%	
Median Age	39.3	38.5	37.3	38.3	
GENDER 2020	Male Population	12,841	182,184	423,395	898,652
	Female Population	13,471	189,948	441,128	957,187
RACE 2020	2020 Estimated Population	26,312	372,132	864,523	1,855,839
	White	64.24%	66.90%	69.48%	66.75%
	Black or African American	13.48%	10.38%	7.97%	12.38%
	Asian or Pacific Islander	12.69%	11.31%	12.16%	10.65%
	Other Races	9.59%	11.42%	10.38%	10.22%
HISPANIC	2020 Hispanic Population	2,802	60,531	135,170	269,673
	2020 Hispanic Population %	10.65%	16.27%	15.64%	14.53%
	2025 Hispanic Population Forecast	2,976	62,750	140,393	277,999
	2025 Hispanic Population % Projected	10.92%	16.54%	15.83%	14.74%
	2000 Hispanic Population %	7.06%	10.66%	10.21%	9.46%
1990 Hispanic Population %	3.11%	6.10%	6.24%	6.30%	
EDUCATION (AGE 25+) 2020	Adult Population (25 Years or Older)	18,502	257,021	577,430	1,263,112
	Elementary	4.68%	7.13%	6.55%	5.96%
	Some High School	6.43%	4.98%	4.19%	4.43%
	High School Graduate	24.84%	20.72%	18.44%	19.66%
	Some College	14.79%	12.07%	10.81%	12.23%
	Associates Degree	5.42%	4.26%	4.06%	4.97%
	Bachelors Degree	23.50%	24.86%	26.71%	26.10%
	Graduate Degree	20.34%	25.98%	29.25%	26.66%
% College (4+)	43.84%	50.84%	55.96%	52.75%	
HOUSING 2020	Total Housing Units	11,722	164,111	388,058	801,371
	Owner Occupied Percent	43.21%	38.79%	37.76%	43.67%
	Renter Occupied Percent	50.27%	55.30%	55.60%	50.33%
	Vacant Housing Percent	6.52%	5.91%	6.65%	6.00%

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HOMES BUILT BY YEAR 2020				
Homes Built 2010 or later	0.14%	0.16%	0.10%	0.14%
Homes Built 2000 to 2009	11.82%	5.32%	6.53%	6.05%
Homes Built 1990 to 1999	2.07%	2.87%	3.38%	3.78%
Homes Built 1980 to 1989	11.64%	6.24%	6.21%	6.46%
Homes Built 1970 to 1979	7.59%	7.63%	8.26%	7.78%
Homes Built 1960 to 1979	4.30%	5.85%	6.76%	7.85%
Homes Built 1950 to 1959	5.27%	5.87%	6.49%	9.36%
Homes Built 1940 to 1949	6.60%	5.77%	5.27%	6.28%
Homes Built 1939 or earlier	50.58%	60.30%	57.00%	52.29%
HOME VALUE (OWNER OCCUPIED) 2020				
Property Value \$1,000,000 or more	5.92%	11.99%	14.14%	12.96%
Property Value \$750,000 to \$999,999	17.18%	19.16%	20.18%	18.52%
Property Value \$500,000 to \$749,999	35.36%	29.70%	26.49%	28.01%
Property Value \$400,000 to \$499,999	20.94%	16.22%	13.94%	15.14%
Property Value \$300,000 to \$399,999	13.13%	11.07%	10.18%	10.84%
Property Value \$200,000 to \$299,999	3.91%	4.49%	4.82%	5.08%
Property Value \$150,000 to \$199,999	0.27%	0.91%	0.97%	0.99%
Property Value \$100,000 to \$149,999	0.04%	0.39%	0.43%	0.43%
Property Value \$60,000 to \$99,999	0.52%	0.30%	0.29%	0.29%
Property Value \$40,000 to \$59,999	0.07%	0.07%	0.16%	0.20%
Property Value \$0 to \$39,999	1.68%	1.01%	0.85%	0.85%
Median Home Value	\$563,332	\$611,108	\$637,670	\$614,585
Median Rent per Month (Census 2000)	\$771	\$818	\$860	\$831
OCCUPATION (EMPLOYED CIVILIANS AGE 16+) 2020				
Employed Civilian Population 16+ by Occupation	13,796	196,758	447,436	951,114
Managerial/Executive	16.92%	18.71%	20.82%	20.18%
Professional Specialty	31.92%	34.72%	35.09%	33.70%
Healthcare Support	4.06%	2.95%	2.37%	2.93%
Sales	8.92%	7.41%	7.81%	8.20%
Office & Administrative Support	8.96%	8.30%	8.80%	9.63%
Protective Service	1.78%	1.38%	1.30%	1.65%
Food Preparation	4.20%	6.16%	6.55%	5.80%
Building Maintenance & Cleaning	5.11%	4.43%	3.79%	3.57%
Personal Care	2.94%	2.82%	2.75%	3.03%
Farming, Fishing, & Forestry	0.00%	0.09%	0.08%	0.08%
Construction	6.35%	4.90%	4.16%	4.40%
Production & Transportation	8.84%	8.13%	6.49%	6.83%
Percent White Collar	70.78%	72.09%	74.89%	74.65%
Percent Blue Collar	29.22%	27.91%	25.11%	25.35%
Median Employee Salary	49,494	54,364	56,174	54,485
Average Employee Salary	58,116	67,560	69,531	67,883
UNEMPLOYMENT				
2000 Census Unemployed (Age 16 and Up)	532	8,353	22,022	45,221
2020 Estimated Unemployed (Age 16 and Up)	1,093	17,422	44,458	99,816
2020 Estimated Unemployed Rate (Age 16 and Up)	7.63%	8.29%	9.09%	9.49%

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TRANSPORTATION TO WORK 2020				
Drive to Work Alone	58.98%	47.36%	43.53%	52.50%
Drive to Work Carpool	10.12%	9.11%	7.36%	7.88%
Travel to Work by Public Transportation	22.19%	25.99%	26.02%	22.85%
Drive to Work on Motorcycle	0.10%	0.13%	0.11%	0.08%
Drive to Work on Bicycle	0.89%	3.16%	2.57%	1.82%
Walk to Work	3.57%	9.91%	15.25%	9.74%
Other Means	1.59%	0.81%	0.76%	0.73%
Work at Home	2.47%	3.29%	4.12%	4.19%
TRAVEL TIME TO WORK 2020				
Travel Time in Less than 5 minutes	2.08%	1.77%	2.15%	1.92%
Travel to Work in 5 to 9 minutes	4.77%	6.38%	7.20%	7.00%
Travel to Work in 10 to 14 minutes	8.52%	10.29%	11.08%	10.83%
Travel to Work in 15 to 19 minutes	11.35%	12.30%	13.52%	12.92%
Travel to Work in 20 to 29 minutes	17.01%	19.03%	20.11%	20.37%
Travel to Work in 30 to 44 minutes	34.17%	29.40%	27.29%	27.43%
Travel to Work in 45 to 59 minutes	13.69%	11.75%	10.41%	10.73%
Travel to Work in 60 minutes or more	8.40%	9.07%	8.24%	8.79%
Average Travel Time to Work	28.2	27.6	26.3	26.8
SPENDING PATTERNS 2020				
Grocery Store Market Basket Weekly Per Capita Spending	\$60.66	\$60.96	\$61.70	\$61.94
Apparel and Related Services	\$15.75	\$15.88	\$16.21	\$16.19
Transportation	\$95.11	\$96.14	\$97.92	\$97.94
Healthcare	\$61.92	\$61.75	\$62.28	\$62.90
Entertainment	\$24.43	\$24.68	\$25.25	\$25.34
LIFESTYLE SEGMENTATION 2020				
Category A - Crème de la Crème	2,233	32,327	142,895	454,001
Category B - Urban Cliff Climbers	0	39	3,615	4,684
Category C - Urban Cliff Dwellers	1,136	31,895	42,328	65,268
Category D - Seasoned Urban Dwellers	0	3,452	5,354	21,858
Category E - Thriving Alone	12,130	148,750	306,341	541,790
Category F - Going it Alone	6,980	88,885	150,565	282,119
Category G - Struggling Alone	2,519	12,718	21,883	55,366
Category H - Single in the Suburbs	0	0	4,198	10,542
Category I - Married in the Suburbs	1,289	5,649	11,808	30,075
Category J - Retired in the Suburbs	0	0	0	5,319
Category K - Living with Nature	0	0	0	0
Category L - Working with Nature	0	0	0	0
Category M - Harlem Gateway	0	2,113	3,430	124,131
Category N - Espaniola	0	26,456	67,793	102,875
Category O - Specialties	0	8,306	47,141	69,581

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