



Demographic and Income Profile

8051 Prosperity Way, Ruther Glen, Virginia, 22546
 Ring: 10 mile radius

Prepared by Esri
 Latitude: 38.01893
 Longitude: -77.51023

Summary	Census 2010	2016	2021
Population	27,616	29,482	34,962
Households	9,967	10,648	12,679
Families	7,378	7,827	9,269
Average Household Size	2.75	2.75	2.74
Owner Occupied Housing Units	8,140	8,501	10,083
Renter Occupied Housing Units	1,827	2,147	2,596
Median Age	38.1	39.3	39.5
Trends: 2016 - 2021 Annual Rate	Area	State	National
Population	3.47%	0.97%	0.84%
Households	3.55%	0.93%	0.79%
Families	3.44%	0.86%	0.72%
Owner HHs	3.47%	0.89%	0.73%
Median Household Income	0.91%	2.35%	1.89%

Households by Income	2016		2021	
	Number	Percent	Number	Percent
<\$15,000	949	8.9%	1,221	9.6%
\$15,000 - \$24,999	685	6.4%	695	5.5%
\$25,000 - \$34,999	921	8.7%	1,097	8.7%
\$35,000 - \$49,999	1,499	14.1%	2,207	17.4%
\$50,000 - \$74,999	2,331	21.9%	1,764	13.9%
\$75,000 - \$99,999	1,601	15.0%	2,123	16.8%
\$100,000 - \$149,999	1,825	17.1%	2,417	19.1%
\$150,000 - \$199,999	534	5.0%	748	5.9%
\$200,000+	298	2.8%	402	3.2%
Median Household Income	\$60,973		\$63,802	
Average Household Income	\$73,604		\$78,227	
Per Capita Income	\$26,866		\$28,621	

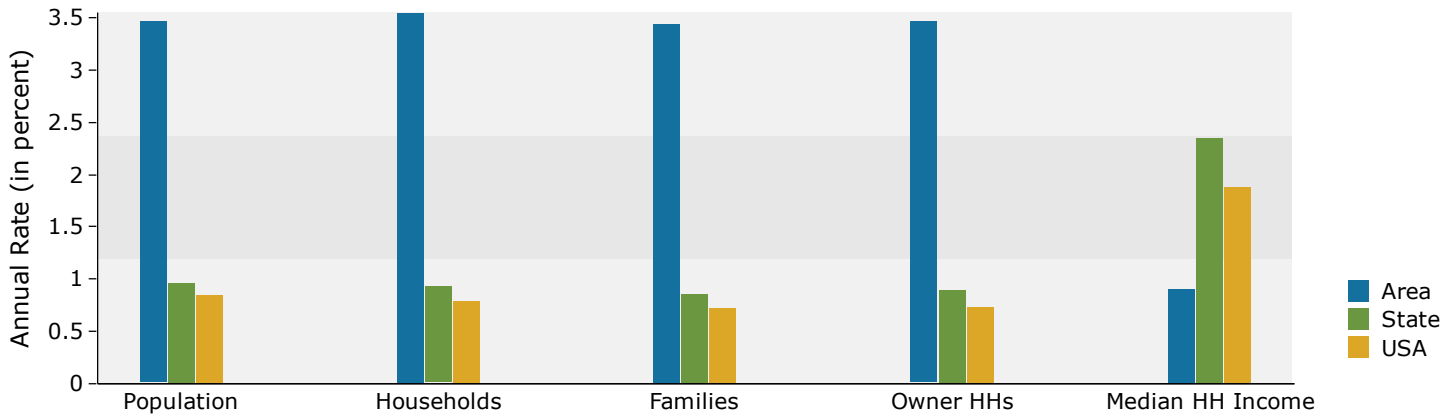
Population by Age	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,930	7.0%	1,914	6.5%	2,236	6.4%
5 - 9	1,941	7.0%	1,993	6.8%	2,345	6.7%
10 - 14	1,912	6.9%	2,044	6.9%	2,506	7.2%
15 - 19	1,764	6.4%	1,780	6.0%	2,224	6.4%
20 - 24	1,514	5.5%	1,534	5.2%	1,642	4.7%
25 - 34	3,613	13.1%	3,773	12.8%	4,239	12.1%
35 - 44	3,797	13.7%	3,974	13.5%	4,932	14.1%
45 - 54	4,365	15.8%	4,207	14.3%	4,511	12.9%
55 - 64	3,462	12.5%	3,987	13.5%	4,629	13.2%
65 - 74	2,019	7.3%	2,758	9.4%	3,570	10.2%
75 - 84	954	3.5%	1,123	3.8%	1,644	4.7%
85+	346	1.3%	396	1.3%	485	1.4%

Race and Ethnicity	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
White Alone	19,570	70.9%	20,854	70.7%	24,465	70.0%
Black Alone	6,577	23.8%	6,653	22.6%	7,636	21.8%
American Indian Alone	134	0.5%	168	0.6%	232	0.7%
Asian Alone	233	0.8%	330	1.1%	485	1.4%
Pacific Islander Alone	17	0.1%	27	0.1%	40	0.1%
Some Other Race Alone	293	1.1%	407	1.4%	598	1.7%
Two or More Races	793	2.9%	1,042	3.5%	1,505	4.3%
Hispanic Origin (Any Race)	964	3.5%	1,428	4.8%	2,143	6.1%

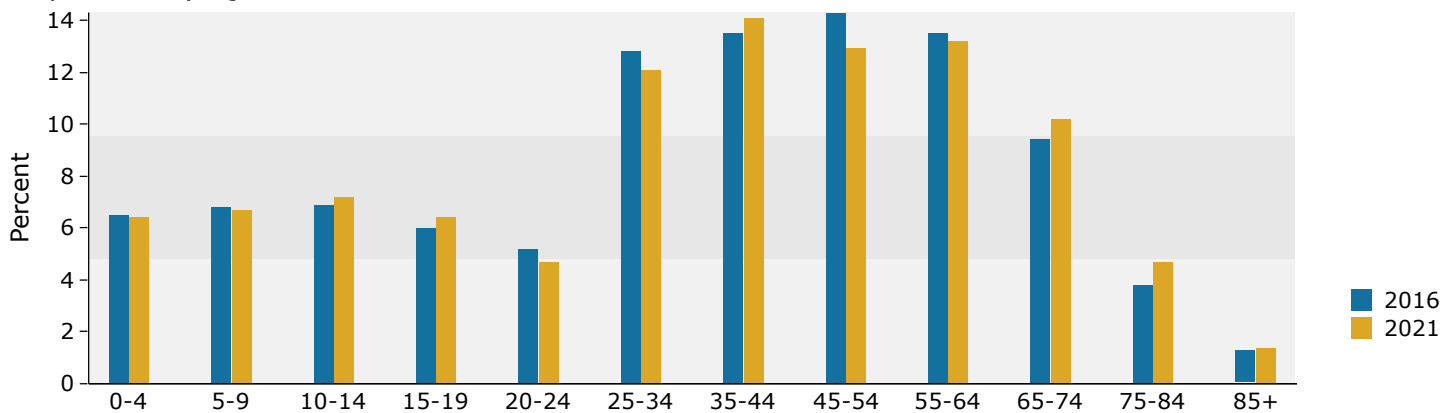
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021.

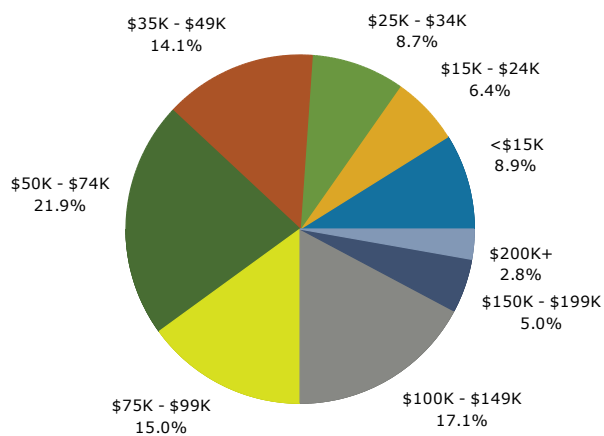
Trends 2016-2021



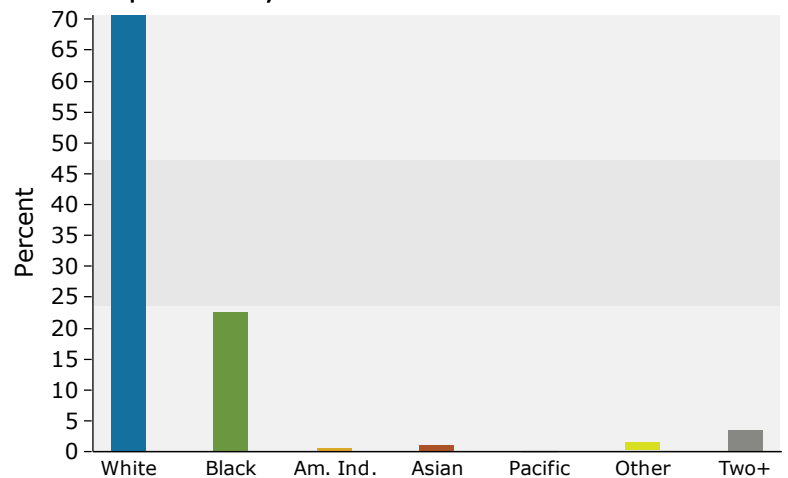
Population by Age



2016 Household Income



2016 Population by Race



2016 Percent Hispanic Origin: 4.8%

Summary	Census 2010	2016	2021
Population	68,023	73,221	81,617
Households	24,084	25,865	28,872
Families	18,385	19,631	21,792
Average Household Size	2.80	2.81	2.81
Owner Occupied Housing Units	19,927	21,009	23,384
Renter Occupied Housing Units	4,157	4,856	5,488
Median Age	38.1	39.3	39.6
Trends: 2016 - 2021 Annual Rate	Area	State	National
Population	2.19%	0.97%	0.84%
Households	2.22%	0.93%	0.79%
Families	2.11%	0.86%	0.72%
Owner HHs	2.17%	0.89%	0.73%
Median Household Income	1.85%	2.35%	1.89%

Households by Income	2016		2021	
	Number	Percent	Number	Percent
<\$15,000	1,832	7.1%	2,215	7.7%
\$15,000 - \$24,999	1,490	5.8%	1,497	5.2%
\$25,000 - \$34,999	1,796	6.9%	1,874	6.5%
\$35,000 - \$49,999	3,158	12.2%	4,233	14.7%
\$50,000 - \$74,999	4,909	19.0%	3,368	11.7%
\$75,000 - \$99,999	3,916	15.1%	4,707	16.3%
\$100,000 - \$149,999	5,601	21.7%	6,945	24.1%
\$150,000 - \$199,999	1,881	7.3%	2,453	8.5%
\$200,000+	1,277	4.9%	1,576	5.5%
Median Household Income	\$73,172		\$80,180	
Average Household Income	\$86,057		\$92,156	
Per Capita Income	\$30,534		\$32,714	

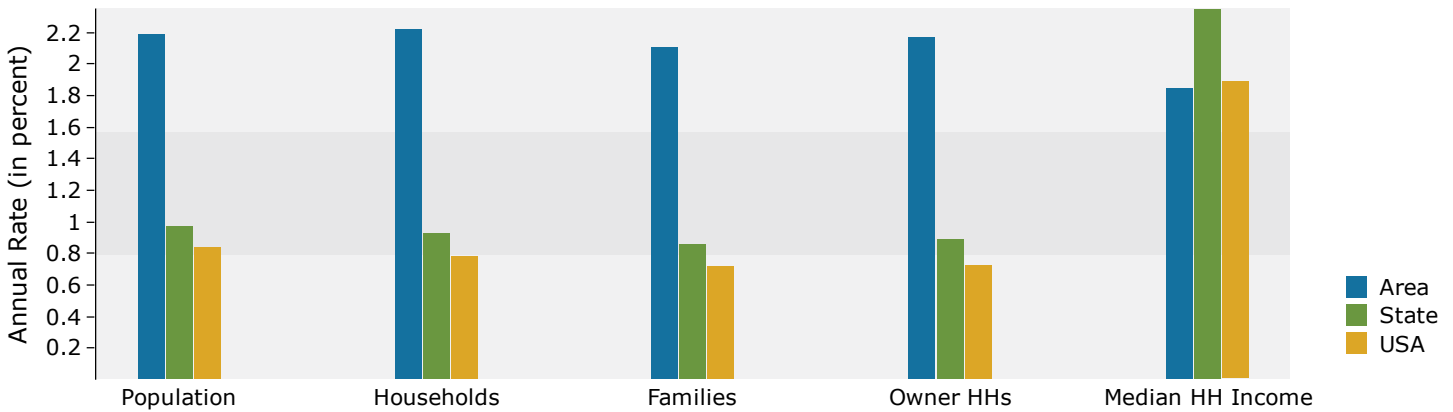
Population by Age	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	4,496	6.6%	4,545	6.2%	4,994	6.1%
5 - 9	4,894	7.2%	4,948	6.8%	5,410	6.6%
10 - 14	5,019	7.4%	5,309	7.3%	5,839	7.2%
15 - 19	4,806	7.1%	4,651	6.4%	5,246	6.4%
20 - 24	3,601	5.3%	3,889	5.3%	3,684	4.5%
25 - 34	8,281	12.2%	9,103	12.4%	10,223	12.5%
35 - 44	10,014	14.7%	10,085	13.8%	11,622	14.2%
45 - 54	11,059	16.3%	10,924	14.9%	10,887	13.3%
55 - 64	8,259	12.1%	9,713	13.3%	10,830	13.3%
65 - 74	4,742	7.0%	6,516	8.9%	8,133	10.0%
75 - 84	2,152	3.2%	2,705	3.7%	3,728	4.6%
85+	698	1.0%	833	1.1%	1,020	1.2%

Race and Ethnicity	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
White Alone	50,069	73.6%	52,970	72.3%	57,751	70.8%
Black Alone	13,698	20.1%	14,481	19.8%	16,192	19.8%
American Indian Alone	304	0.4%	377	0.5%	470	0.6%
Asian Alone	912	1.3%	1,236	1.7%	1,627	2.0%
Pacific Islander Alone	44	0.1%	64	0.1%	86	0.1%
Some Other Race Alone	1,041	1.5%	1,455	2.0%	1,933	2.4%
Two or More Races	1,953	2.9%	2,637	3.6%	3,559	4.4%
Hispanic Origin (Any Race)	2,937	4.3%	4,210	5.7%	5,676	7.0%

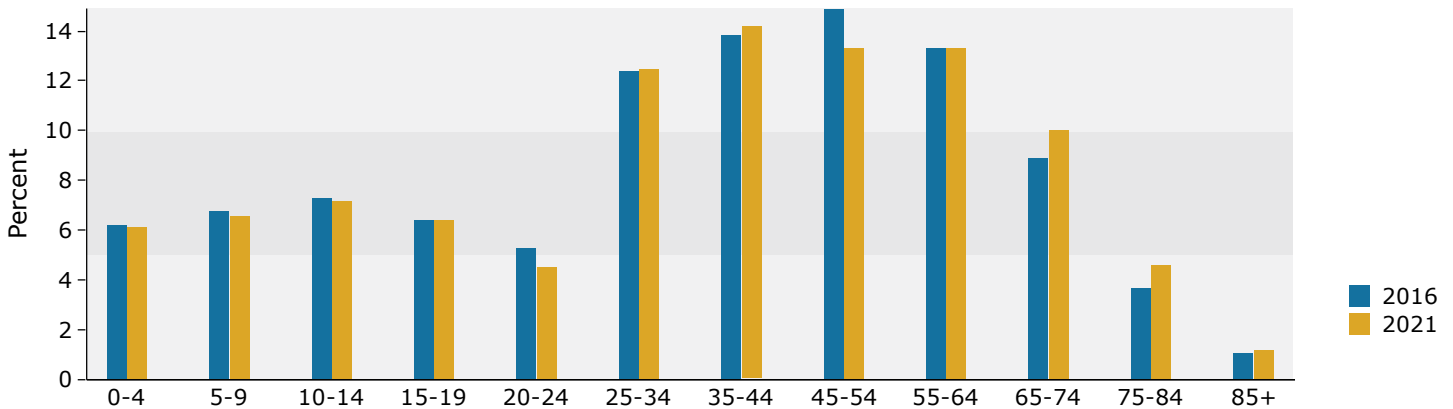
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021.

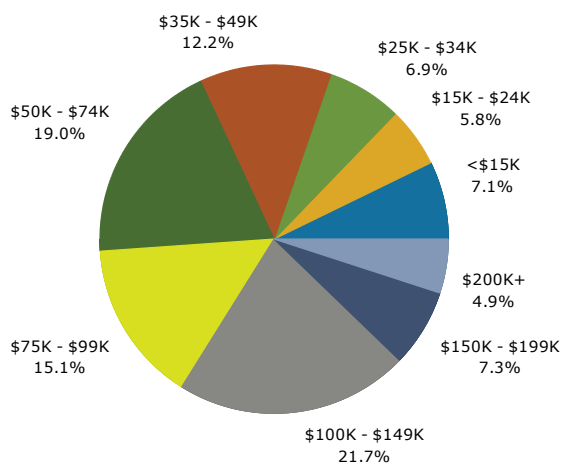
Trends 2016-2021



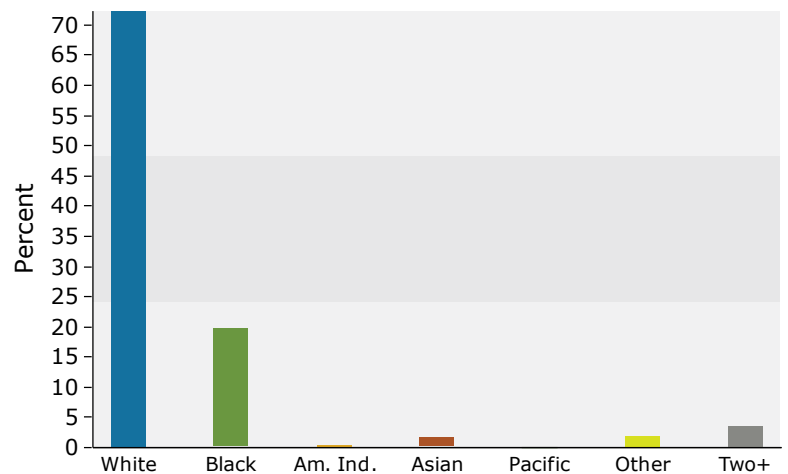
Population by Age



2016 Household Income



2016 Population by Race



2016 Percent Hispanic Origin: 5.7%

Summary	Census 2010	2016	2021
Population	631,558	677,802	725,625
Households	238,445	254,509	271,702
Families	166,126	176,249	187,597
Average Household Size	2.61	2.62	2.63
Owner Occupied Housing Units	171,284	178,960	190,533
Renter Occupied Housing Units	67,161	75,549	81,169
Median Age	37.8	38.8	39.4
Trends: 2016 - 2021 Annual Rate	Area	State	National
Population	1.37%	0.97%	0.84%
Households	1.32%	0.93%	0.79%
Families	1.26%	0.86%	0.72%
Owner HHs	1.26%	0.89%	0.73%
Median Household Income	1.89%	2.35%	1.89%

Households by Income	2016		2021	
	Number	Percent	Number	Percent
<\$15,000	18,081	7.1%	20,832	7.7%
\$15,000 - \$24,999	15,539	6.1%	15,714	5.8%
\$25,000 - \$34,999	19,127	7.5%	17,231	6.3%
\$35,000 - \$49,999	31,488	12.4%	40,471	14.9%
\$50,000 - \$74,999	45,528	17.9%	30,898	11.4%
\$75,000 - \$99,999	36,385	14.3%	40,408	14.9%
\$100,000 - \$149,999	48,729	19.1%	57,134	21.0%
\$150,000 - \$199,999	21,257	8.4%	27,106	10.0%
\$200,000+	18,370	7.2%	21,904	8.1%
Median Household Income	\$73,077		\$80,248	
Average Household Income	\$91,522		\$98,783	
Per Capita Income	\$34,723		\$37,323	

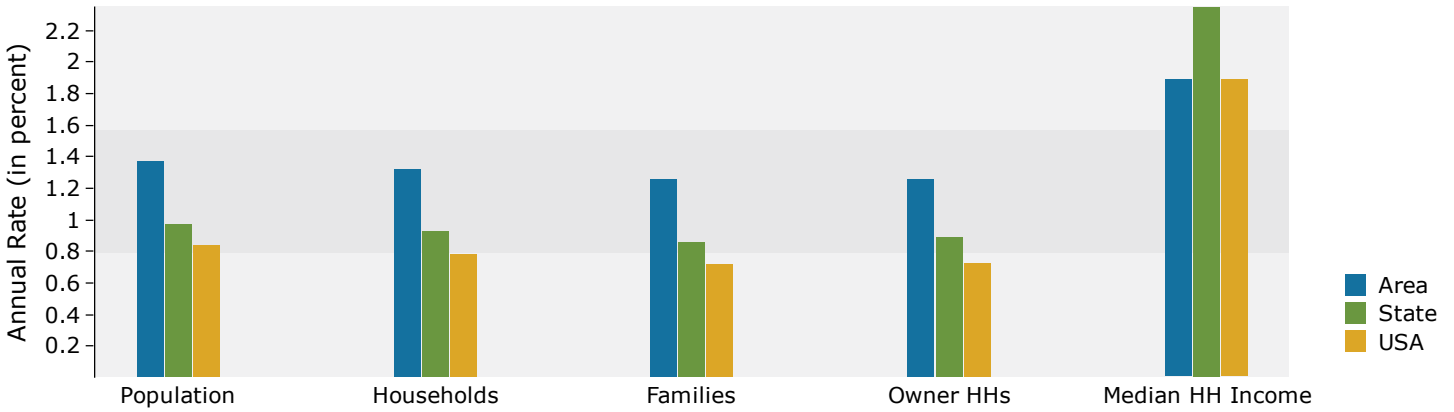
Population by Age	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	40,869	6.5%	40,804	6.0%	42,888	5.9%
5 - 9	43,665	6.9%	44,439	6.6%	44,955	6.2%
10 - 14	44,900	7.1%	46,609	6.9%	48,473	6.7%
15 - 19	44,199	7.0%	43,799	6.5%	45,955	6.3%
20 - 24	37,360	5.9%	41,358	6.1%	38,959	5.4%
25 - 34	80,104	12.7%	88,403	13.0%	96,596	13.3%
35 - 44	91,157	14.4%	89,900	13.3%	98,871	13.6%
45 - 54	99,481	15.8%	98,422	14.5%	94,810	13.1%
55 - 64	73,534	11.6%	87,643	12.9%	95,644	13.2%
65 - 74	41,499	6.6%	56,814	8.4%	70,460	9.7%
75 - 84	24,134	3.8%	27,071	4.0%	34,124	4.7%
85+	10,659	1.7%	12,539	1.8%	13,890	1.9%

Race and Ethnicity	Census 2010		2016		2021	
	Number	Percent	Number	Percent	Number	Percent
White Alone	464,214	73.5%	483,015	71.3%	500,052	68.9%
Black Alone	107,165	17.0%	114,287	16.9%	123,176	17.0%
American Indian Alone	2,340	0.4%	2,843	0.4%	3,277	0.5%
Asian Alone	26,526	4.2%	36,185	5.3%	46,591	6.4%
Pacific Islander Alone	407	0.1%	558	0.1%	701	0.1%
Some Other Race Alone	13,932	2.2%	18,420	2.7%	23,287	3.2%
Two or More Races	16,973	2.7%	22,493	3.3%	28,542	3.9%
Hispanic Origin (Any Race)	34,566	5.5%	47,105	6.9%	60,633	8.4%

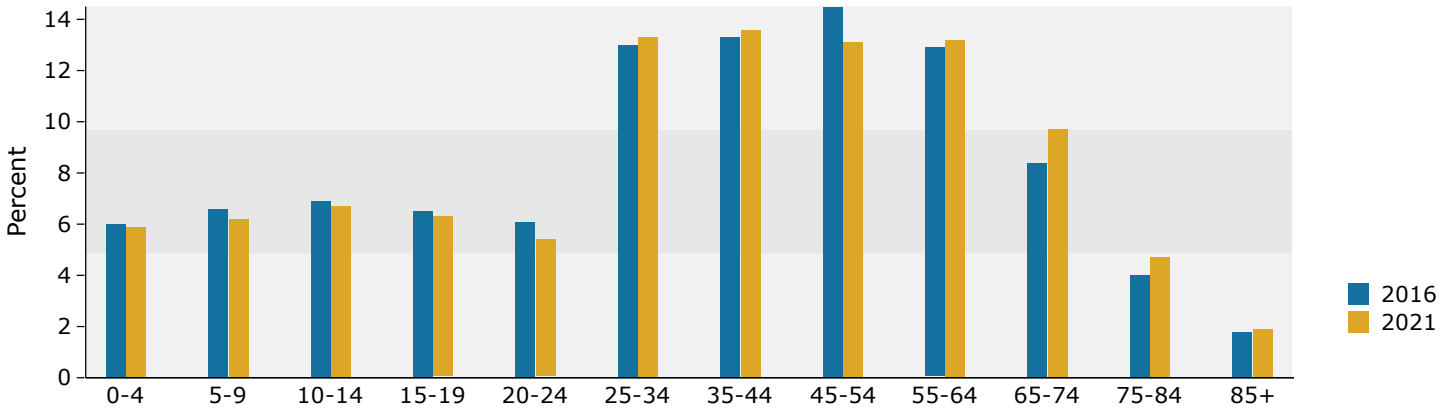
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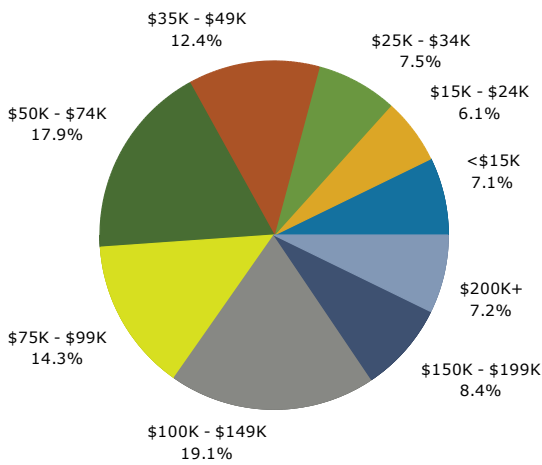
Trends 2016-2021



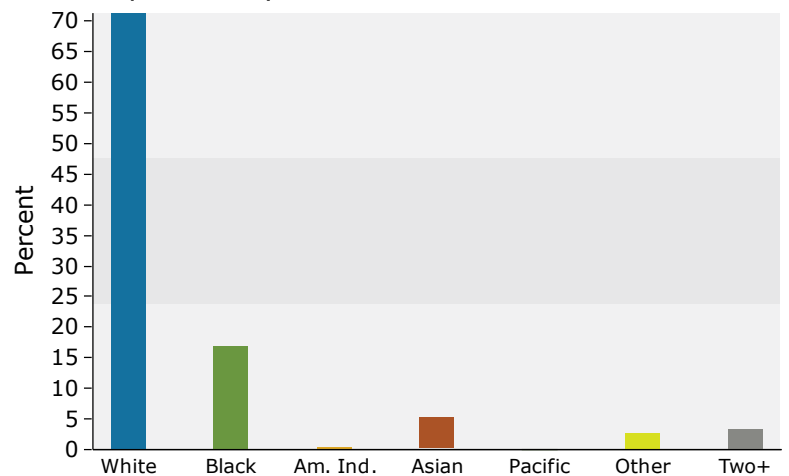
Population by Age



2016 Household Income



2016 Population by Race



2016 Percent Hispanic Origin: 6.9%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016 and 2021.