

6505 SE 57th Ave, Portland OR 97206



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Executive Summary

Chris Johnson, RECS

6505 SE 57th Ave, Portland, OR
97206-7501

Site Type: Ring

Radius: 0.5 Miles

Radius: 1 Miles

Radius: 3 Miles

2009 Population

| | 0.5 Miles | 1 Miles | 3 Miles |
|-------------------|-----------|---------|---------|
| Total Population | 5,377 | 22,469 | 168,540 |
| Male Population | 49.7% | 49.4% | 49.1% |
| Female Population | 50.3% | 50.6% | 50.9% |
| Median Age | 37.1 | 37.6 | 36.8 |

2009 Income

| | 0.5 Miles | 1 Miles | 3 Miles |
|-------------------|-----------|----------|----------|
| Median HH Income | \$52,856 | \$55,566 | \$53,449 |
| Per Capita Income | \$24,079 | \$25,137 | \$26,429 |
| Average HH Income | \$59,645 | \$62,869 | \$63,520 |

2009 Households

| | 0.5 Miles | 1 Miles | 3 Miles |
|------------------------|-----------|---------|---------|
| Total Households | 2,174 | 8,973 | 69,135 |
| Average Household Size | 2.47 | 2.49 | 2.39 |

2009 Housing

| | 0.5 Miles | 1 Miles | 3 Miles |
|-------------------------------|-----------|---------|---------|
| Owner Occupied Housing Units | 61.3% | 65.1% | 54.0% |
| Renter Occupied Housing Units | 32.5% | 29.2% | 40.0% |
| Vacant Housing Units | 6.2% | 5.7% | 6.0% |

Population

| | 0.5 Miles | 1 Miles | 3 Miles |
|-----------------------|-----------|---------|---------|
| 1990 Population | 4,900 | 20,772 | 147,426 |
| 2000 Population | 5,116 | 21,487 | 157,981 |
| 2009 Population | 5,377 | 22,469 | 168,540 |
| 2014 Population | 5,587 | 23,296 | 174,825 |
| 1990-2000 Annual Rate | 0.43% | 0.34% | 0.69% |
| 2000-2009 Annual Rate | 0.54% | 0.48% | 0.7% |
| 2009-2014 Annual Rate | 0.77% | 0.73% | 0.73% |

In the identified market area, the current year population is 168,540. In 2000, the Census count in the market area was 157,981. The rate of change since 2000 was 0.7 percent annually. The five-year projection for the population in the market area is 174,825, representing a change of 0.73 percent annually from 2009 to 2014. Currently, the population is 49.1 percent male and 50.9 percent female.

Households

| | 0.5 Miles | 1 Miles | 3 Miles |
|-----------------------|-----------|---------|---------|
| 1990 Households | 1,975 | 8,249 | 61,005 |
| 2000 Households | 2,059 | 8,529 | 64,958 |
| 2009 Households | 2,174 | 8,973 | 69,135 |
| 2014 Households | 2,258 | 9,303 | 71,729 |
| 1990-2000 Annual Rate | 0.42% | 0.33% | 0.63% |
| 2000-2009 Annual Rate | 0.59% | 0.55% | 0.68% |
| 2009-2014 Annual Rate | 0.76% | 0.72% | 0.74% |

The household count in this market area has changed from 64,958 in 2000 to 69,135 in the current year, a change of 0.68 percent annually. The five-year projection of households is 71,729, a change of 0.74 percent annually from the current year total. Average household size is currently 2.39, compared to 2.39 in the year 2000. The number of families in the current year is 38,596 in the market area.

Housing

Currently, 54.0 percent of the 73,533 housing units in the market area are owner occupied; 40.0 percent, renter occupied; and 6.0 percent are vacant. In 2000, there were 68,336 housing units—54.6 percent owner occupied, 40.4 percent renter occupied and 5.0 percent vacant. The rate of change in housing units since 2000 is 0.8 percent. Median home value in the market area is \$246,298, compared to a median home value of \$162,279 for the U.S. In five years, median home value is projected to change by 5.08 percent annually to \$315,545. From 2000 to the current year, median home value changed by 5.85 percent annually.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014. ESRI converted 1990 Census data into 2000 geography.



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Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014. ESRI converted 1990 Census data into 2000 geography. Business data provided by InfoUSA, Omaha NE Copyright 2009, all rights reserved.