

	1 mile	3 miles	5 miles
Population Summary			
2010 Total Population	17,932	112,994	307,943
2020 Total Population	19,800	124,241	336,360
2020 Group Quarters	71	467	8,013
2024 Total Population	20,546	123,371	340,455
2024 Group Quarters	72	467	8,026
2029 Total Population	20,782	123,282	346,289
2024-2029 Annual Rate	0.23%	-0.01%	0.34%
2024 Total Daytime Population	18,187	153,536	428,627
Workers	9,911	101,792	284,261
Residents	8,276	51,744	144,366
Household Summary			
2010 Households	6,925	42,681	111,640
2010 Average Household Size	2.58	2.64	2.69
2020 Total Households	7,527	46,360	120,428
2020 Average Household Size	2.62	2.67	2.73
2024 Households	7,896	45,849	122,054
2024 Average Household Size	2.59	2.68	2.72
2029 Households	7,969	45,756	124,417
2029 Average Household Size	2.60	2.68	2.72
2024-2029 Annual Rate	0.18%	-0.04%	0.38%
2010 Families	4,315	29,176	77,104
2010 Average Family Size	3.10	3.11	3.17
2024 Families	5,105	30,971	82,524
2024 Average Family Size	3.22	3.27	3.31
2029 Families	5,137	30,851	83,421
2029 Average Family Size	3.23	3.28	3.32
2024-2029 Annual Rate	0.13%	-0.08%	0.22%
Housing Unit Summary			
2000 Housing Units	5,938	39,199	105,075
Owner Occupied Housing Units	57.1%	67.7%	67.8%
Renter Occupied Housing Units	38.2%	30.2%	29.9%
Vacant Housing Units	4.7%	2.1%	2.3%
2010 Housing Units	7,346	44,383	116,712
Owner Occupied Housing Units	51.6%	65.0%	64.9%
Renter Occupied Housing Units	42.7%	31.2%	30.7%
Vacant Housing Units	5.7%	3.8%	4.3%
2020 Housing Units	8,179	48,528	125,623
Owner Occupied Housing Units	51.3%	59.7%	60.1%
Renter Occupied Housing Units	40.7%	35.8%	35.8%
Vacant Housing Units	7.1%	4.5%	4.1%
2024 Housing Units	8,609	48,462	129,295
Owner Occupied Housing Units	53.1%	61.2%	60.4%
Renter Occupied Housing Units	38.7%	33.4%	34.0%
Vacant Housing Units	8.3%	5.4%	5.6%
2029 Housing Units	8,660	48,768	131,942
Owner Occupied Housing Units	55.0%	62.0%	60.4%
Renter Occupied Housing Units	37.1%	31.8%	33.9%
Vacant Housing Units	8.0%	6.2%	5.7%

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

Pan Am Shopping Center
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 38.86928
Longitude: -77.26173

	1 mile	3 miles	5 miles
2024 Households by Income			
Household Income Base	7,896	45,849	122,052
<\$15,000	4.9%	4.0%	4.0%
\$15,000 - \$24,999	1.9%	2.2%	2.3%
\$25,000 - \$34,999	2.2%	2.3%	2.3%
\$35,000 - \$49,999	4.5%	4.1%	4.2%
\$50,000 - \$74,999	9.2%	7.7%	8.0%
\$75,000 - \$99,999	9.3%	9.4%	10.1%
\$100,000 - \$149,999	15.6%	15.6%	16.6%
\$150,000 - \$199,999	13.8%	15.3%	15.4%
\$200,000+	38.4%	39.5%	37.1%
Average Household Income	\$211,981	\$220,315	\$210,587
2029 Households by Income			
Household Income Base	7,969	45,756	124,415
<\$15,000	4.1%	3.3%	3.3%
\$15,000 - \$24,999	1.4%	1.6%	1.7%
\$25,000 - \$34,999	1.8%	1.7%	1.7%
\$35,000 - \$49,999	3.7%	3.1%	3.3%
\$50,000 - \$74,999	7.8%	6.3%	6.7%
\$75,000 - \$99,999	7.8%	7.9%	8.6%
\$100,000 - \$149,999	14.8%	15.2%	16.3%
\$150,000 - \$199,999	15.3%	16.6%	16.7%
\$200,000+	43.4%	44.2%	41.7%
Average Household Income	\$238,671	\$246,888	\$235,881
2024 Owner Occupied Housing Units by Value			
Total	4,568	29,671	78,007
<\$50,000	0.2%	0.1%	0.4%
\$50,000 - \$99,999	0.0%	0.0%	0.1%
\$100,000 - \$149,999	0.1%	0.1%	0.1%
\$150,000 - \$199,999	0.1%	0.1%	0.2%
\$200,000 - \$249,999	1.0%	0.7%	0.7%
\$250,000 - \$299,999	0.2%	0.6%	0.9%
\$300,000 - \$399,999	2.1%	2.3%	3.1%
\$400,000 - \$499,999	7.5%	3.7%	4.6%
\$500,000 - \$749,999	31.1%	29.1%	32.8%
\$750,000 - \$999,999	42.5%	35.8%	31.8%
\$1,000,000 - \$1,499,999	11.0%	19.9%	18.2%
\$1,500,000 - \$1,999,999	1.8%	5.2%	5.0%
\$2,000,000 +	2.5%	2.5%	2.2%
Average Home Value	\$834,327	\$918,366	\$884,659
2029 Owner Occupied Housing Units by Value			
Total	4,760	30,252	79,655
<\$50,000	0.0%	0.0%	0.1%
\$50,000 - \$99,999	0.0%	0.0%	0.0%
\$100,000 - \$149,999	0.0%	0.0%	0.0%
\$150,000 - \$199,999	0.0%	0.0%	0.0%
\$200,000 - \$249,999	0.4%	0.1%	0.1%
\$250,000 - \$299,999	0.0%	0.1%	0.3%
\$300,000 - \$399,999	0.4%	0.6%	1.2%
\$400,000 - \$499,999	3.4%	2.0%	2.8%
\$500,000 - \$749,999	24.7%	23.4%	27.0%
\$750,000 - \$999,999	46.7%	36.4%	34.0%
\$1,000,000 - \$1,499,999	16.5%	26.4%	24.2%
\$1,500,000 - \$1,999,999	2.9%	7.6%	7.4%
\$2,000,000 +	4.8%	3.3%	2.8%
Average Home Value	\$948,041	\$1,014,659	\$980,312

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

Pan Am Shopping Center
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 38.86928
Longitude: -77.26173

	1 mile	3 miles	5 miles
Median Household Income			
2024	\$156,289	\$162,498	\$156,101
2029	\$174,605	\$179,049	\$171,279
Median Home Value			
2024	\$795,490	\$843,497	\$807,020
2029	\$862,579	\$913,028	\$885,662
Per Capita Income			
2024	\$80,524	\$81,672	\$75,505
2029	\$90,383	\$91,404	\$84,754
Median Age			
2010	34.8	37.9	37.3
2020	36.4	37.9	37.5
2024	37.1	38.5	38.1
2029	38.7	39.9	39.3
2020 Population by Age			
Total	19,800	124,241	336,360
0 - 4	6.4%	5.8%	5.6%
5 - 9	5.9%	6.2%	6.1%
10 - 14	5.4%	6.5%	6.4%
15 - 24	11.7%	12.1%	13.3%
25 - 34	18.2%	15.0%	14.8%
35 - 44	15.8%	14.8%	14.4%
45 - 54	12.4%	13.4%	13.3%
55 - 64	11.4%	12.2%	12.1%
65 - 74	7.5%	8.3%	8.3%
75 - 84	3.6%	4.1%	4.2%
85 +	1.9%	1.7%	1.5%
18 +	79.1%	77.6%	77.4%
2024 Population by Age			
Total	20,545	123,371	340,454
0 - 4	6.2%	5.6%	5.4%
5 - 9	6.7%	6.4%	6.2%
10 - 14	5.4%	6.1%	6.0%
15 - 24	10.2%	11.3%	12.6%
25 - 34	17.8%	15.1%	15.2%
35 - 44	17.6%	15.9%	15.2%
45 - 54	12.7%	13.7%	13.4%
55 - 64	10.1%	11.2%	11.2%
65 - 74	7.6%	8.3%	8.3%
75 - 84	3.9%	4.6%	4.7%
85 +	1.8%	1.8%	1.7%
18 +	78.9%	78.4%	78.4%
2029 Population by Age			
Total	20,781	123,283	346,288
0 - 4	5.8%	5.3%	5.1%
5 - 9	6.2%	5.9%	5.6%
10 - 14	6.7%	6.7%	6.4%
15 - 24	10.1%	10.9%	12.0%
25 - 34	14.6%	13.4%	14.3%
35 - 44	17.8%	15.6%	14.8%
45 - 54	14.2%	14.5%	14.0%
55 - 64	10.1%	11.3%	11.2%
65 - 74	8.0%	8.9%	9.0%
75 - 84	4.9%	5.5%	5.6%
85 +	1.9%	2.0%	2.0%
18 +	78.1%	78.6%	78.9%

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

September 23, 2024

Pan Am Shopping Center
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 38.86928
Longitude: -77.26173

	1 mile	3 miles	5 miles
2020 Population by Sex			
Males	9,824	61,356	166,522
Females	9,976	62,885	169,838
2024 Population by Sex			
Males	10,334	62,047	171,537
Females	10,212	61,324	168,918
2029 Population by Sex			
Males	10,345	61,676	173,609
Females	10,436	61,606	172,680
2010 Population by Race/Ethnicity			
Total	17,932	112,994	307,942
White Alone	57.2%	65.5%	64.8%
Black Alone	5.9%	4.7%	5.2%
American Indian Alone	0.3%	0.4%	0.4%
Asian Alone	28.6%	20.9%	19.8%
Pacific Islander Alone	0.0%	0.0%	0.1%
Some Other Race Alone	4.1%	4.5%	5.9%
Two or More Races	3.8%	3.9%	3.9%
Hispanic Origin	13.7%	12.7%	15.7%
Diversity Index	68.2	62.7	65.7
2020 Population by Race/Ethnicity			
Total	19,800	124,241	336,360
White Alone	44.9%	53.6%	51.2%
Black Alone	6.5%	5.0%	5.8%
American Indian Alone	0.3%	0.4%	0.5%
Asian Alone	31.6%	23.8%	22.6%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	5.6%	6.0%	8.4%
Two or More Races	11.1%	11.3%	11.4%
Hispanic Origin	12.9%	13.7%	17.1%
Diversity Index	75.1	72.3	75.9
2024 Population by Race/Ethnicity			
Total	20,547	123,372	340,454
White Alone	43.2%	51.5%	49.2%
Black Alone	6.5%	5.1%	6.0%
American Indian Alone	0.3%	0.4%	0.5%
Asian Alone	32.4%	24.7%	23.4%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	5.8%	6.3%	8.8%
Two or More Races	11.7%	11.9%	12.0%
Hispanic Origin	13.4%	14.3%	17.8%
Diversity Index	75.9	73.8	77.2
2029 Population by Race/Ethnicity			
Total	20,782	123,281	346,289
White Alone	40.8%	49.1%	46.8%
Black Alone	6.4%	5.1%	6.0%
American Indian Alone	0.3%	0.4%	0.6%
Asian Alone	34.4%	26.4%	25.0%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	5.9%	6.6%	9.2%
Two or More Races	12.1%	12.5%	12.5%
Hispanic Origin	13.8%	14.9%	18.5%
Diversity Index	76.6	75.2	78.4

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	3 miles	5 miles
2020 Population by Relationship and Household Type			
Total	19,800	124,241	336,360
In Households	99.6%	99.6%	97.6%
Householder	37.9%	37.2%	35.8%
Opposite-Sex Spouse	19.5%	20.3%	19.5%
Same-Sex Spouse	0.2%	0.2%	0.2%
Opposite-Sex Unmarried Partner	1.7%	1.7%	1.6%
Same-Sex Unmarried Partner	0.2%	0.1%	0.1%
Biological Child	26.3%	28.3%	27.9%
Adopted Child	0.4%	0.5%	0.5%
Stepchild	0.5%	0.6%	0.6%
Grandchild	0.8%	0.9%	1.0%
Brother or Sister	1.5%	1.2%	1.3%
Parent	1.9%	1.7%	1.7%
Parent-in-law	0.5%	0.5%	0.5%
Son-in-law or Daughter-in-law	0.2%	0.3%	0.4%
Other Relatives	1.8%	1.4%	1.7%
Foster Child	0.0%	0.0%	0.0%
Other Nonrelatives	6.4%	4.6%	4.6%
In Group Quarters	0.4%	0.4%	2.4%
Institutionalized	0.2%	0.2%	0.4%
Noninstitutionalized	0.1%	0.2%	2.0%
2024 Population 25+ by Educational Attainment			
Total	14,695	86,970	237,640
Less than 9th Grade	1.5%	2.2%	2.8%
9th - 12th Grade, No Diploma	2.7%	2.0%	2.6%
High School Graduate	8.9%	9.3%	10.4%
GED/Alternative Credential	0.5%	0.8%	1.3%
Some College, No Degree	6.7%	8.5%	9.5%
Associate Degree	3.4%	5.0%	4.7%
Bachelor's Degree	36.1%	34.3%	32.8%
Graduate/Professional Degree	40.2%	37.9%	35.8%
2024 Population 15+ by Marital Status			
Total	16,786	100,965	280,417
Never Married	32.4%	31.0%	34.1%
Married	59.1%	58.6%	55.4%
Widowed	3.2%	3.7%	3.6%
Divorced	5.3%	6.8%	6.9%
2024 Civilian Population 16+ in Labor Force			
Civilian Population 16+	12,565	73,904	203,503
Population 16+ Employed	97.8%	97.4%	96.8%
Population 16+ Unemployment rate	2.2%	2.6%	3.2%
Population 16-24 Employed	10.6%	10.1%	10.7%
Population 16-24 Unemployment rate	9.0%	8.2%	10.0%
Population 25-54 Employed	70.8%	68.2%	67.0%
Population 25-54 Unemployment rate	1.0%	1.7%	2.0%
Population 55-64 Employed	13.0%	15.1%	15.3%
Population 55-64 Unemployment rate	3.0%	2.7%	2.4%
Population 65+ Employed	5.7%	6.6%	7.0%
Population 65+ Unemployment rate	1.4%	2.4%	4.0%

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

	1 mile	3 miles	5 miles
2024 Employed Population 16+ by Industry			
Total	12,287	72,003	197,092
Agriculture/Mining	0.0%	0.0%	0.1%
Construction	3.6%	3.5%	4.7%
Manufacturing	4.3%	3.3%	2.7%
Wholesale Trade	0.8%	0.7%	0.7%
Retail Trade	8.0%	6.3%	6.3%
Transportation/Utilities	3.8%	3.1%	2.9%
Information	2.0%	2.4%	2.4%
Finance/Insurance/Real Estate	7.3%	7.8%	7.6%
Services	56.2%	59.4%	60.5%
Public Administration	14.0%	13.6%	12.1%
2024 Employed Population 16+ by Occupation			
Total	12,287	72,003	197,092
White Collar	83.4%	82.6%	79.7%
Management/Business/Financial	30.0%	29.7%	28.8%
Professional	42.1%	40.7%	38.3%
Sales	4.6%	5.5%	5.5%
Administrative Support	6.7%	6.7%	7.0%
Services	8.3%	10.7%	12.2%
Blue Collar	8.3%	6.8%	8.1%
Farming/Forestry/Fishing	0.0%	0.0%	0.0%
Construction/Extraction	2.5%	1.8%	2.7%
Installation/Maintenance/Repair	1.0%	0.9%	1.1%
Production	1.6%	1.4%	1.5%
Transportation/Material Moving	3.2%	2.6%	2.8%
2020 Households by Type			
Total	7,527	46,360	120,428
Married Couple Households	51.8%	55.2%	55.1%
With Own Children <18	24.7%	26.3%	25.8%
Without Own Children <18	27.1%	29.0%	29.3%
Cohabiting Couple Households	5.0%	4.9%	4.8%
With Own Children <18	0.9%	0.9%	1.0%
Without Own Children <18	4.1%	4.0%	3.8%
Male Householder, No Spouse/Partner	18.7%	16.6%	16.6%
Living Alone	10.6%	10.2%	10.2%
65 Years and over	2.4%	2.5%	2.4%
With Own Children <18	1.3%	1.3%	1.4%
Without Own Children <18, With Relatives	3.5%	2.7%	2.7%
No Relatives Present	3.3%	2.3%	2.3%
Female Householder, No Spouse/Partner	24.6%	23.3%	23.5%
Living Alone	14.2%	13.1%	12.9%
65 Years and over	6.4%	5.6%	5.5%
With Own Children <18	3.1%	3.3%	3.7%
Without Own Children <18, With Relatives	5.4%	5.1%	5.2%
No Relatives Present	2.0%	1.8%	1.7%
2020 Households by Size			
Total	7,527	46,360	120,428
1 Person Household	24.7%	23.3%	23.1%
2 Person Household	30.8%	31.1%	30.6%
3 Person Household	17.9%	17.3%	17.3%
4 Person Household	16.6%	17.2%	17.1%
5 Person Household	6.1%	6.7%	7.2%
6 Person Household	2.5%	2.7%	2.9%
7 + Person Household	1.4%	1.7%	1.9%

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

Pan Am Shopping Center
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 38.86928
Longitude: -77.26173

	1 mile	3 miles	5 miles
2020 Households by Tenure and Mortgage Status			
Total	7,527	46,360	120,428
Owner Occupied	55.7%	62.5%	62.7%
Owned with a Mortgage/Loan	43.4%	47.6%	47.8%
Owned Free and Clear	12.3%	14.9%	14.9%
Renter Occupied	44.3%	37.5%	37.3%
2024 Affordability, Mortgage and Wealth			
Housing Affordability Index	76	75	75
Percent of Income for Mortgage	31.9%	32.5%	32.4%
Wealth Index	180	202	193
2020 Housing Units By Urban/ Rural Status			
Total	8,179	48,528	125,623
Urban Housing Units	100.0%	100.0%	99.9%
Rural Housing Units	0.0%	0.0%	0.1%
2020 Population By Urban/ Rural Status			
Total	19,800	124,241	336,360
Urban Population	100.0%	100.0%	99.9%
Rural Population	0.0%	0.0%	0.1%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

Pan Am Shopping Center
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 38.86928
Longitude: -77.26173

	1 mile	3 miles	5 miles
Top 3 Tapestry Segments			
1.	Enterprising Professionals (2D)	Enterprising Professionals	Enterprising Professionals (2D)
2.	Metro Renters (3B)	Top Tier (1A)	Top Tier (1A)
3.	Urban Chic (2A)	Urban Chic (2A)	Urban Chic (2A)
2024 Consumer Spending			
Apparel & Services: Total \$	\$34,274,225	\$206,041,104	\$526,751,101
Average Spent	\$4,340.71	\$4,493.91	\$4,315.72
Spending Potential Index	182	189	181
Education: Total \$	\$28,035,075	\$172,509,364	\$433,841,757
Average Spent	\$3,550.54	\$3,762.55	\$3,554.51
Spending Potential Index	205	218	206
Entertainment/Recreation: Total \$	\$58,367,187	\$352,399,811	\$896,500,936
Average Spent	\$7,391.99	\$7,686.10	\$7,345.12
Spending Potential Index	181	188	180
Food at Home: Total \$	\$103,805,805	\$621,903,286	\$1,591,072,401
Average Spent	\$13,146.63	\$13,564.16	\$13,035.81
Spending Potential Index	180	186	179
Food Away from Home: Total \$	\$58,229,318	\$348,931,098	\$890,973,044
Average Spent	\$7,374.53	\$7,610.44	\$7,299.83
Spending Potential Index	190	196	188
Health Care: Total \$	\$99,732,842	\$604,145,355	\$1,537,986,965
Average Spent	\$12,630.81	\$13,176.85	\$12,600.87
Spending Potential Index	164	171	164
HH Furnishings & Equipment: Total \$	\$44,334,861	\$266,882,027	\$680,225,830
Average Spent	\$5,614.85	\$5,820.89	\$5,573.15
Spending Potential Index	177	184	176
Personal Care Products & Services: Total \$	\$14,983,262	\$89,770,685	\$229,256,439
Average Spent	\$1,897.58	\$1,957.96	\$1,878.32
Spending Potential Index	191	197	189
Shelter: Total \$	\$407,697,106	\$2,443,293,956	\$6,251,016,948
Average Spent	\$51,633.37	\$53,290.02	\$51,215.17
Spending Potential Index	194	200	192
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$45,893,867	\$282,460,225	\$712,499,506
Average Spent	\$5,812.29	\$6,160.66	\$5,837.58
Spending Potential Index	166	176	167
Travel: Total \$	\$46,023,409	\$278,224,193	\$706,898,854
Average Spent	\$5,828.70	\$6,068.27	\$5,791.69
Spending Potential Index	192	200	191
Vehicle Maintenance & Repairs: Total \$	\$19,912,047	\$119,500,354	\$305,859,625
Average Spent	\$2,521.79	\$2,606.39	\$2,505.94
Spending Potential Index	170	176	169

Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2019 and 2020 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.