



Community Profile

Rings: 1, 3 mile radii

4130 W Jefferson Blvd, Fort Wayne, IN

Latitude: 41.0719

Longitude: -85.19690

	1 mile	3 mile
Population Summary		
2010 Total Population	2,681	46,199
2020 Total Population	2,936	48,076
2020 Group Quarters	77	867
2022 Total Population	3,083	48,168
2022 Group Quarters	77	867
2027 Total Population	3,183	48,481
2022-2027 Annual Rate	0.64%	0.13%
2022 Total Daytime Population	6,581	60,009
Workers	5,103	36,265
Residents	1,478	23,744
Household Summary		
2010 Households	1,241	19,562
2010 Average Household Size	2.16	2.31
2020 Total Households	1,385	21,164
2020 Average Household Size	2.06	2.23
2022 Households	1,423	21,282
2022 Average Household Size	2.11	2.22
2027 Households	1,477	21,514
2027 Average Household Size	2.10	2.21
2022-2027 Annual Rate	0.75%	0.22%
2010 Families	656	11,034
2010 Average Family Size	2.89	3.01
2022 Families	702	11,203
2022 Average Family Size	2.93	3.00
2027 Families	724	11,244
2027 Average Family Size	2.92	2.99
2022-2027 Annual Rate	0.62%	0.07%
Housing Unit Summary		
2000 Housing Units	1,398	22,249
Owner Occupied Housing Units	59.5%	55.8%
Renter Occupied Housing Units	31.5%	34.3%
Vacant Housing Units	9.0%	9.9%
2010 Housing Units	1,415	22,488
Owner Occupied Housing Units	53.2%	50.8%
Renter Occupied Housing Units	34.5%	36.2%
Vacant Housing Units	12.3%	13.0%
2020 Housing Units	1,485	23,193
Vacant Housing Units	6.7%	8.7%
2022 Housing Units	1,528	23,278
Owner Occupied Housing Units	54.8%	52.8%
Renter Occupied Housing Units	38.3%	38.7%
Vacant Housing Units	6.9%	8.6%
2027 Housing Units	1,568	23,555
Owner Occupied Housing Units	56.5%	53.6%
Renter Occupied Housing Units	37.7%	37.7%
Vacant Housing Units	5.8%	8.7%
Median Household Income		
2022	\$55,735	\$50,218
2027	\$65,607	\$59,462
Median Home Value		
2022	\$156,762	\$146,006
2027	\$188,248	\$211,507
Per Capita Income		
2022	\$36,263	\$31,182
2027	\$43,485	\$37,201
Median Age		
2010	41.7	34.4
2022	44.4	37.1
2027	44.9	38.1

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 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



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2022 Households by Income		
Household Income Base	1,423	21,282
<\$15,000	8.3%	9.9%
\$15,000 - \$24,999	9.6%	9.2%
\$25,000 - \$34,999	9.4%	12.3%
\$35,000 - \$49,999	17.8%	18.3%
\$50,000 - \$74,999	16.2%	19.3%
\$75,000 - \$99,999	18.0%	12.0%
\$100,000 - \$149,999	13.0%	12.1%
\$150,000 - \$199,999	4.3%	3.7%
\$200,000+	3.4%	3.2%
Average Household Income	\$76,473	\$71,270
2027 Households by Income		
Household Income Base	1,477	21,514
<\$15,000	5.7%	7.2%
\$15,000 - \$24,999	5.1%	8.1%
\$25,000 - \$34,999	9.1%	11.1%
\$35,000 - \$49,999	18.5%	14.9%
\$50,000 - \$74,999	16.5%	18.4%
\$75,000 - \$99,999	17.7%	14.7%
\$100,000 - \$149,999	16.2%	15.9%
\$150,000 - \$199,999	6.5%	5.7%
\$200,000+	4.7%	3.9%
Average Household Income	\$91,282	\$84,693
2022 Owner Occupied Housing Units by Value		
Total	837	12,282
<\$50,000	0.8%	10.8%
\$50,000 - \$99,999	21.1%	22.8%
\$100,000 - \$149,999	26.2%	17.8%
\$150,000 - \$199,999	14.6%	14.4%
\$200,000 - \$249,999	14.1%	9.5%
\$250,000 - \$299,999	7.3%	4.6%
\$300,000 - \$399,999	9.0%	10.7%
\$400,000 - \$499,999	4.3%	4.9%
\$500,000 - \$749,999	1.9%	1.5%
\$750,000 - \$999,999	0.8%	2.6%
\$1,000,000 - \$1,499,999	0.0%	0.1%
\$1,500,000 - \$1,999,999	0.1%	0.2%
\$2,000,000 +	0.0%	0.0%
Average Home Value	\$197,646	\$197,971
2027 Owner Occupied Housing Units by Value		
Total	886	12,628
<\$50,000	0.1%	5.6%
\$50,000 - \$99,999	15.9%	14.7%
\$100,000 - \$149,999	23.8%	13.4%
\$150,000 - \$199,999	13.2%	13.6%
\$200,000 - \$249,999	12.5%	11.8%
\$250,000 - \$299,999	9.9%	8.4%
\$300,000 - \$399,999	13.5%	17.8%
\$400,000 - \$499,999	6.8%	7.3%
\$500,000 - \$749,999	2.4%	2.3%
\$750,000 - \$999,999	1.6%	4.4%
\$1,000,000 - \$1,499,999	0.0%	0.2%
\$1,500,000 - \$1,999,999	0.1%	0.5%
\$2,000,000 +	0.0%	0.0%
Average Home Value	\$229,096	\$262,648

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.

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2010 Population by Age		
Total	2,681	46,199
0 - 4	6.1%	7.2%
5 - 9	5.1%	7.1%
10 - 14	4.6%	6.4%
15 - 24	13.6%	14.7%
25 - 34	13.1%	15.4%
35 - 44	10.7%	12.7%
45 - 54	14.7%	14.2%
55 - 64	14.6%	11.3%
65 - 74	8.1%	5.5%
75 - 84	6.8%	3.8%
85 +	2.5%	1.6%
18 +	81.2%	75.4%
2022 Population by Age		
Total	3,081	48,167
0 - 4	5.1%	6.4%
5 - 9	5.5%	6.4%
10 - 14	4.1%	6.2%
15 - 24	9.1%	12.8%
25 - 34	15.0%	15.3%
35 - 44	11.8%	13.4%
45 - 54	11.1%	11.6%
55 - 64	15.2%	12.4%
65 - 74	11.8%	9.3%
75 - 84	7.4%	4.4%
85 +	3.9%	1.9%
18 +	82.7%	77.4%
2027 Population by Age		
Total	3,182	48,480
0 - 4	5.0%	6.3%
5 - 9	5.5%	6.4%
10 - 14	5.1%	6.2%
15 - 24	8.9%	12.9%
25 - 34	13.2%	14.0%
35 - 44	12.4%	13.6%
45 - 54	11.5%	12.0%
55 - 64	12.4%	11.1%
65 - 74	13.9%	10.2%
75 - 84	8.1%	5.5%
85 +	4.0%	1.9%
18 +	81.8%	77.6%
2010 Population by Sex		
Males	1,263	22,860
Females	1,418	23,338
2022 Population by Sex		
Males	1,462	23,883
Females	1,621	24,285
2027 Population by Sex		
Males	1,530	24,065
Females	1,652	24,416

Source: Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

August 01, 2022



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2010 Population by Race/Ethnicity		
Total	2,682	46,199
White Alone	85.8%	81.6%
Black Alone	7.9%	8.7%
American Indian Alone	0.3%	0.5%
Asian Alone	1.3%	1.4%
Pacific Islander Alone	0.0%	0.0%
Some Other Race Alone	2.6%	4.0%
Two or More Races	2.2%	3.8%
Hispanic Origin	6.0%	8.9%
Diversity Index	34.0	43.3
2020 Population by Race/Ethnicity		
Total	2,936	48,076
White Alone	74.2%	72.2%
Black Alone	10.6%	10.3%
American Indian Alone	0.4%	0.6%
Asian Alone	2.7%	2.0%
Pacific Islander Alone	0.0%	0.1%
Some Other Race Alone	3.5%	5.6%
Two or More Races	8.6%	9.1%
Hispanic Origin	7.8%	11.8%
Diversity Index	51.1	57.0
2022 Population by Race/Ethnicity		
Total	3,083	48,167
White Alone	73.2%	71.6%
Black Alone	11.0%	10.4%
American Indian Alone	0.4%	0.7%
Asian Alone	2.7%	2.1%
Pacific Islander Alone	0.0%	0.1%
Some Other Race Alone	3.7%	5.8%
Two or More Races	9.0%	9.3%
Hispanic Origin	8.0%	12.0%
Diversity Index	52.4	57.7
2027 Population by Race/Ethnicity		
Total	3,182	48,482
White Alone	71.3%	69.8%
Black Alone	11.4%	10.7%
American Indian Alone	0.3%	0.7%
Asian Alone	2.9%	2.3%
Pacific Islander Alone	0.0%	0.1%
Some Other Race Alone	4.1%	6.2%
Two or More Races	10.0%	10.1%
Hispanic Origin	8.4%	12.3%
Diversity Index	54.8	59.7
2010 Population by Relationship and Household Type		
Total	2,681	46,198
In Households	100.0%	98.0%
In Family Households	72.8%	75.0%
Householder	25.4%	23.7%
Spouse	18.6%	15.2%
Child	25.0%	30.1%
Other relative	1.8%	3.0%
Nonrelative	2.1%	3.1%
In Nonfamily Households	27.2%	23.0%
In Group Quarters	0.0%	2.0%
Institutionalized Population	0.0%	0.4%
Noninstitutionalized Population	0.0%	1.6%

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 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.



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2022 Population 25+ by Educational Attainment		
Total	2,350	32,856
Less than 9th Grade	3.2%	2.6%
9th - 12th Grade, No Diploma	3.7%	7.4%
High School Graduate	26.7%	26.1%
GED/Alternative Credential	7.1%	7.4%
Some College, No Degree	14.1%	18.2%
Associate Degree	15.0%	11.1%
Bachelor's Degree	20.2%	17.9%
Graduate/Professional Degree	9.9%	9.3%
2022 Population 15+ by Marital Status		
Total	2,631	39,022
Never Married	36.3%	38.6%
Married	42.3%	41.0%
Widowed	6.2%	5.2%
Divorced	15.3%	15.2%
2022 Civilian Population 16+ in Labor Force		
Civilian Population 16+	1,673	25,485
Population 16+ Employed	97.5%	97.3%
Population 16+ Unemployment rate	2.5%	2.7%
Population 16-24 Employed	12.0%	15.7%
Population 16-24 Unemployment rate	3.9%	5.3%
Population 25-54 Employed	61.6%	63.2%
Population 25-54 Unemployment rate	2.7%	2.6%
Population 55-64 Employed	17.9%	14.7%
Population 55-64 Unemployment rate	2.0%	1.2%
Population 65+ Employed	8.6%	6.4%
Population 65+ Unemployment rate	0.0%	0.0%
2022 Employed Population 16+ by Industry		
Total	1,631	24,803
Agriculture/Mining	0.5%	0.4%
Construction	8.6%	6.8%
Manufacturing	11.5%	16.7%
Wholesale Trade	5.6%	3.0%
Retail Trade	11.6%	12.9%
Transportation/Utilities	6.2%	5.6%
Information	3.1%	1.8%
Finance/Insurance/Real Estate	8.3%	5.8%
Services	41.8%	45.0%
Public Administration	2.8%	1.9%
2022 Employed Population 16+ by Occupation		
Total	1,632	24,806
White Collar	59.0%	54.0%
Management/Business/Financial	12.3%	12.3%
Professional	14.7%	19.7%
Sales	19.4%	10.1%
Administrative Support	12.7%	11.9%
Services	12.7%	16.3%
Blue Collar	28.4%	29.6%
Farming/Forestry/Fishing	0.0%	0.2%
Construction/Extraction	5.2%	5.0%
Installation/Maintenance/Repair	7.0%	3.5%
Production	9.5%	11.5%
Transportation/Material Moving	6.7%	9.5%

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2010 Households by Type		
Total	1,241	19,562
Households with 1 Person	39.3%	35.1%
Households with 2+ People	60.7%	64.9%
Family Households	52.9%	56.4%
Husband-wife Families	39.1%	36.3%
With Related Children	12.5%	15.3%
Other Family (No Spouse Present)	13.8%	20.1%
Other Family with Male Householder	3.9%	5.7%
With Related Children	2.7%	3.5%
Other Family with Female Householder	9.9%	14.4%
With Related Children	5.6%	10.2%
Nonfamily Households	7.8%	8.5%
All Households with Children	21.0%	29.7%
Multigenerational Households	1.6%	3.0%
Unmarried Partner Households	6.3%	8.8%
Male-female	5.8%	8.1%
Same-sex	0.5%	0.8%
2010 Households by Size		
Total	1,240	19,562
1 Person Household	39.4%	35.1%
2 Person Household	34.7%	31.2%
3 Person Household	12.3%	14.0%
4 Person Household	8.4%	10.7%
5 Person Household	3.5%	5.4%
6 Person Household	1.5%	2.4%
7 + Person Household	0.3%	1.3%
2010 Households by Tenure and Mortgage Status		
Total	1,241	19,563
Owner Occupied	60.7%	58.4%
Owned with a Mortgage/Loan	41.6%	42.0%
Owned Free and Clear	19.1%	16.4%
Renter Occupied	39.3%	41.6%
2022 Affordability, Mortgage and Wealth		
Housing Affordability Index	166	158
Percent of Income for Mortgage	14.8%	15.3%
Wealth Index	51	55
2010 Housing Units By Urban/ Rural Status		
Total Housing Units	1,415	22,488
Housing Units Inside Urbanized Area	100.0%	97.9%
Housing Units Inside Urbanized Cluster	0.0%	0.0%
Rural Housing Units	0.0%	2.1%
2010 Population By Urban/ Rural Status		
Total Population	2,681	46,199
Population Inside Urbanized Area	100.0%	97.8%
Population Inside Urbanized Cluster	0.0%	0.0%
Rural Population	0.0%	2.2%

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.

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Top 3 Tapestry Segments		
1.	Old and Newcomers (8F)	Traditional Living (12B)
2.	Heartland Communities (6F)	Hometown Heritage (8G)
3.	Salt of the Earth (6B)	Rustbelt Traditions (5D)
2022 Consumer Spending		
Apparel & Services: Total \$	\$2,527,578	\$36,286,477
Average Spent	\$1,776.23	\$1,705.03
Spending Potential Index	74	71
Education: Total \$	\$1,787,720	\$26,055,286
Average Spent	\$1,256.30	\$1,224.29
Spending Potential Index	64	62
Entertainment/Recreation: Total \$	\$4,109,383	\$54,902,197
Average Spent	\$2,887.83	\$2,579.75
Spending Potential Index	79	70
Food at Home: Total \$	\$6,843,019	\$93,260,523
Average Spent	\$4,808.87	\$4,382.13
Spending Potential Index	78	71
Food Away from Home: Total \$	\$4,503,332	\$63,557,924
Average Spent	\$3,164.67	\$2,986.46
Spending Potential Index	73	69
Health Care: Total \$	\$8,205,580	\$108,698,755
Average Spent	\$5,766.39	\$5,107.54
Spending Potential Index	81	72
HH Furnishings & Equipment: Total \$	\$2,689,211	\$37,394,840
Average Spent	\$1,889.82	\$1,757.11
Spending Potential Index	74	69
Personal Care Products & Services: Total \$	\$1,092,465	\$15,241,476
Average Spent	\$767.72	\$716.17
Spending Potential Index	75	70
Shelter: Total \$	\$23,168,288	\$327,609,253
Average Spent	\$16,281.30	\$15,393.72
Spending Potential Index	71	67
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$2,928,424	\$38,032,915
Average Spent	\$2,057.92	\$1,787.09
Spending Potential Index	76	66
Travel: Total \$	\$2,854,621	\$39,628,824
Average Spent	\$2,006.06	\$1,862.08
Spending Potential Index	70	65
Vehicle Maintenance & Repairs: Total \$	\$1,438,293	\$19,510,739
Average Spent	\$1,010.75	\$916.77
Spending Potential Index	80	73

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 2018 and 2019 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

Source: Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.