Expanded Profile

2010-2020 Census, 2023 Estimates with 2028 Projections
Calculated using Weighted Block Centroid from Block Groups

Q&A
RETAIL PROPERTY SPECIALISTS

Quine & Associates, Inc.
Lat/Lon: 32.8479/-97.3905

SEQ Marine Creek Pkwy & Longhorn Rd Fort Worth, TX 76179	1 mi radius		3 mi radius		5 mi radius	
Population						
Estimated Population (2023)	14,502		83,389		198,137	
Projected Population (2028)	16,107		91,824		215,420	
Census Population (2020)	14,354		80,416		191,995	
Census Population (2010)	11,035		58,000		145,768	
Projected Annual Growth (2023 to 2028)	1,605	2.2%	8,435	2.0%	17,283	1.7%
Historical Annual Growth (2020 to 2023)	148	0.3%	2,974	1.2%	6,142	1.1%
Historical Annual Growth (2010 to 2020)	3,320	10.0%	22,416	12.9%	46,227	10.6%
Estimated Population Density (2023)	4,618	psm	2,951	psm	2,524	psm
Trade Area Size	3.1	sq mi	28.3	sq mi	78.5	sq mi
Households						
Estimated Households (2023)	4,558		27,660		63,718	
Projected Households (2028)	5,234		31,514		71,557	
Census Households (2020)	4,442		26,323		60,930	
Census Households (2010)	3,477		19,078		46,573	
Estimated Households with Children (2023)	2,445	53.6%	13,420	48.5%	29,901	46.9%
Estimated Average Household Size (2023)	3.18		3.01		3.08	
Average Household Income						
Estimated Average Household Income (2023)	$120,831		$116,845		$107,067	
Projected Average Household Income (2028)	$105,402		$103,483		$95,937	
Estimated Average Family Income (2023)	$132,726		$122,335		$111,835	
Median Household Income						
Estimated Median Household Income (2023)	$83,111		$88,124		$82,887	
Projected Median Household Income (2028)	$78,640		$84,704		$79,705	
Estimated Median Family Income (2023)	$90,094		$95,146		$91,603	
Per Capita Income						
Estimated Per Capita Income (2023)	$37,979		$38,772		$34,590	
Projected Per Capita Income (2028)	$34,252		$35,529		$32,013	
Estimated Per Capita Income 5 Year Growth	-$3,727	-9.8%	-$3,243	-8.4%	-$2,576	-7.4%
Estimated Average Household Net Worth (2023)	$523,399		$459,218		$445,931	
Daytime Demos (2023)						
Total Businesses	146		2,066		5,073	
Total Employees	607		15,900		43,436	
Company Headquarter Businesses	-	-	51	2.5%	132	2.6%
Company Headquarter Employees	29	4.7%	2,746	17.3%	5,701	13.1%
Employee Population per Business	4.2		7.7		8.6	
Residential Population per Business	99.4		40.4		39.1	

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SEQ Marine Creek Pkwy & Longhorn Rd Fort Worth, TX 76179	1 mi radius		3 mi radius		5 mi radius	
Race & Ethnicity						
White (2023)	7,917	54.6%	45,793	54.9%	97,414	49.2%
Black or African American (2023)	2,039	14.1%	11,364	13.6%	23,877	12.1%
American Indian or Alaska Native (2023)	127	0.9%	689	0.8%	1,850	0.9%
Asian (2023)	732	5.0%	4,048	4.9%	9,981	5.0%
Hawaiian or Pacific Islander (2023)	19	0.1%	116	0.1%	255	0.1%
Other Race (2023)	1,422	9.8%	9,309	11.2%	32,597	16.5%
Two or More Races (2023)	2,245	15.5%	12,071	14.5%	32,163	16.2%
Not Hispanic or Latino Population (2023)	9,691	66.8%	55,275	66.3%	112,005	56.5%
Hispanic or Latino Population (2023)	4,811	33.2%	28,114	33.7%	86,132	43.5%
Not Hispanic or Latino Population (2028)	10,775	66.9%	61,062	66.5%	123,342	57.3%
Hispanic or Latino Population (2028)	5,333	33.1%	30,761	33.5%	92,078	42.7%
Not Hispanic or Latino Population (2020)	9,488	66.1%	53,101	66.0%	106,463	55.5%
Hispanic or Latino Population (2020)	4,866	33.9%	27,314	34.0%	85,532	44.5%
Not Hispanic or Latino Population (2010)	7,597	68.9%	39,914	68.8%	79,008	54.2%
Hispanic or Latino Population (2010)	3,437	31.1%	18,086	31.2%	66,760	45.8%
Projected Hispanic Annual Growth (2023 to 2028)	522	2.2%	2,647	1.9%	5,946	1.4%
Historic Hispanic Annual Growth (2010 to 2023)	1,373	3.1%	10,029	4.3%	19,372	2.2%
Age Distribution (2023)						
Age Under 5	1,128	7.8%	6,393	7.7%	14,894	7.5%
Age 5 to 9 Years	1,311	9.0%	6,789	8.1%	15,896	8.0%
Age 10 to 14 Years	1,379	9.5%	7,099	8.5%	16,699	8.4%
Age 15 to 19 Years	1,095	7.6%	6,207	7.4%	15,102	7.6%
Age 20 to 24 Years	842	5.8%	5,105	6.1%	13,213	6.7%
Age 25 to 29 Years	1,232	8.5%	6,829	8.2%	16,013	8.1%
Age 30 to 34 Years	1,484	10.2%	7,447	8.9%	16,659	8.4%
Age 35 to 39 Years	1,266	8.7%	6,967	8.4%	15,637	7.9%
Age 40 to 44 Years	1,020	7.0%	5,583	6.7%	13,478	6.8%
Age 45 to 49 Years	777	5.4%	4,807	5.8%	11,544	5.8%
Age 50 to 54 Years	743	5.1%	4,487	5.4%	11,009	5.6%
Age 55 to 59 Years	684	4.7%	4,236	5.1%	10,242	5.2%
Age 60 to 64 Years	568	3.9%	3,888	4.7%	9,265	4.7%
Age 65 to 74 Years	709	4.9%	5,091	6.1%	12,089	6.1%
Age 75 to 84 Years	208	1.4%	1,913	2.3%	4,945	2.5%
Age 85 Years or Over	57	0.4%	551	0.7%	1,452	0.7%
Median Age	30.5		31.9		31.8	
Gender Age Distribution (2023)						
Female Population	7,485	51.6%	42,435	50.9%	100,403	50.7%
Age 0 to 19 Years	2,499	33.4%	13,060	30.8%	30,734	30.6%
Age 20 to 64 Years	4,423	59.1%	25,105	59.2%	59,431	59.2%
Age 65 Years or Over	563	7.5%	4,270	10.1%	10,238	10.2%
Female Median Age	30.8		32.4		32.2	
Male Population	7,017	48.4%	40,954	49.1%	97,734	49.3%
Age 0 to 19 Years	2,414	34.4%	13,428	32.8%	31,858	32.6%
Age 20 to 64 Years	4,193	59.7%	24,242	59.2%	57,629	59.0%
Age 65 Years or Over	411	5.9%	3,284	8.0%	8,248	8.4%
Male Median Age	30.2		31.3		31.1	

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SEQ Marine Creek Pkwy & Longhorn Rd Fort Worth, TX 76179	1 mi radius		3 mi radius		5 mi radius	
Household Income Distribution (2023)						
HH Income $200,000 or More	515	11.3%	2,325	8.4%	5,312	8.3%
HH Income $150,000 to $199,999	301	6.6%	2,430	8.8%	5,286	8.3%
HH Income $100,000 to $149,999	955	21.0%	6,641	24.0%	12,778	20.1%
HH Income $75,000 to $99,999	595	13.1%	4,229	15.3%	10,027	15.7%
HH Income $50,000 to $74,999	1,038	22.8%	5,539	20.0%	12,698	19.9%
HH Income $35,000 to $49,999	454	10.0%	2,730	9.9%	6,629	10.4%
HH Income $25,000 to $34,999	351	7.7%	1,687	6.1%	4,471	7.0%
HH Income $15,000 to $24,999	101	2.2%	906	3.3%	2,644	4.2%
HH Income Under $15,000	247	5.4%	1,172	4.2%	3,873	6.1%
HH Income $35,000 or More	3,860	84.7%	23,895	86.4%	52,729	82.8%
HH Income $75,000 or More	2,367	51.9%	15,625	56.5%	33,403	52.4%
Housing (2023)						
Total Housing Units	4,760		29,161		67,395	
Housing Units Occupied	4,558	95.8%	27,660	94.9%	63,718	94.5%
Housing Units Owner-Occupied	3,266	71.7%	19,165	69.3%	41,150	64.6%
Housing Units, Renter-Occupied	1,292	28.3%	8,495	30.7%	22,568	35.4%
Housing Units, Vacant	202	4.4%	1,501	5.4%	3,677	5.8%
Marital Status (2023)						
Never Married	3,856	36.1%	19,938	31.6%	49,609	32.9%
Currently Married	5,049	47.3%	32,739	51.9%	72,447	48.1%
Separated	397	3.7%	1,870	3.0%	6,894	4.6%
Widowed	170	1.6%	1,963	3.1%	5,520	3.7%
Divorced	1,212	11.3%	6,598	10.5%	16,178	10.7%
Household Type (2023)						
Population Family	13,310	91.8%	75,654	90.7%	176,589	89.1%
Population Non-Family	1,192	8.2%	7,542	9.0%	19,404	9.8%
Population Group Quarters	-	-	194	0.2%	2,144	1.1%
Family Households	3,713	81.5%	21,841	79.0%	49,038	77.0%
Non-Family Households	845	18.5%	5,818	21.0%	14,680	23.0%
Married Couple with Children	1,728	34.2%	9,266	28.3%	20,231	27.9%
Average Family Household Size	3.6		3.5		3.6	
Household Size (2023)						
1 Person Households	622	13.7%	4,527	16.4%	11,589	18.2%
2 Person Households	1,180	25.9%	7,854	28.4%	17,666	27.7%
3 Person Households	1,031	22.6%	5,792	20.9%	12,529	19.7%
4 Person Households	916	20.1%	5,066	18.3%	10,814	17.0%
5 Person Households	510	11.2%	2,724	9.8%	6,405	10.1%
6 or More Person Households	299	6.6%	1,697	6.1%	4,715	7.4%
Household Vehicles (2023)						
Households with 0 Vehicles Available	46	1.0%	709	2.6%	1,820	2.9%
Households with 1 Vehicles Available	1,108	24.3%	6,639	24.0%	17,100	26.8%
Households with 2 or More Vehicles Available	3,405	74.7%	20,311	73.4%	44,798	70.3%
Total Vehicles Available	9,131		55,104		126,788	
Average Vehicles Per Household	2.0		2.0		2.0	

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SEQ Marine Creek Pkwy & Longhorn Rd Fort Worth, TX 76179	1 mi radius		3 mi radius		5 mi radius	
Labor Force (2023)						
Estimated Labor Population Age 16 Years or Over	10,420		61,793		147,372	
Estimated Civilian Employed	8,119	77.9%	45,107	73.0%	104,962	71.2%
Estimated Civilian Unemployed	319	3.1%	1,704	2.8%	3,742	2.5%
Estimated in Armed Forces	16	0.2%	144	0.2%	395	0.3%
Estimated Not in Labor Force	1,966	18.9%	14,839	24.0%	38,273	26.0%
Unemployment Rate	3.1%		2.8%		2.5%	
Occupation (2023)						
Occupation: Population Age 16 Years or Over	8,119		45,107		104,958	
Management, Business, Financial Operations	1,354	16.7%	7,922	17.6%	16,220	15.5%
Professional, Related	1,961	24.2%	9,294	20.6%	20,588	19.6%
Service	757	9.3%	5,553	12.3%	15,325	14.6%
Sales, Office	1,992	24.5%	9,729	21.6%	21,419	20.4%
Farming, Fishing, Forestry	2	-	77	0.2%	204	0.2%
Construct, Extraction, Maintenance	777	9.6%	4,595	10.2%	12,240	11.7%
Production, Transport Material Moving	1,275	15.7%	7,938	17.6%	18,963	18.1%
White Collar Workers	5,307	65.4%	26,945	59.7%	58,228	55.5%
Blue Collar Workers	2,812	34.6%	18,162	40.3%	46,731	44.5%
Consumer Expenditure (2023)						
Total Household Expenditure	$371.11 M		$2.17 B		$4.68 B	
Total Non-Retail Expenditure	$195.24 M	52.6%	$1.14 B	52.5%	$2.46 B	52.6%
Total Retail Expenditure	$175.87 M	47.4%	$1.03 B	47.5%	$2.22 B	47.4%
Apparel	$13.3 M	3.6%	$77.54 M	3.6%	$167.33 M	3.6%
Contributions	$12.11 M	3.3%	$70.48 M	3.2%	$151.9 M	3.2%
Education	$11.5 M	3.1%	$66.17 M	3.0%	$143.11 M	3.1%
Entertainment	$21.2 M	5.7%	$124.27 M	5.7%	$267.21 M	5.7%
Food and Beverages	$54.66 M	14.7%	$320.18 M	14.7%	$690.95 M	14.8%
Furnishings and Equipment	$13.14 M	3.5%	$77.15 M	3.6%	$165.8 M	3.5%
Gifts	$9.37 M	2.5%	$53.58 M	2.5%	$115.37 M	2.5%
Health Care	$30.67 M	8.3%	$180.58 M	8.3%	$389.04 M	8.3%
Household Operations	$14.57 M	3.9%	$85.05 M	3.9%	$183.37 M	3.9%
Miscellaneous Expenses	$6.97 M	1.9%	$40.9 M	1.9%	$88.06 M	1.9%
Personal Care	$4.97 M	1.3%	$29.17 M	1.3%	$62.84 M	1.3%
Personal Insurance	$2.66 M	0.7%	$15.57 M	0.7%	$33.39 M	0.7%
Reading	$794.28 K	0.2%	$4.66 M	0.2%	$10.06 M	0.2%
Shelter	$77.8 M	21.0%	$455.02 M	21.0%	$984.3 M	21.0%
Tobacco	$2.14 M	0.6%	$12.48 M	0.6%	$27.27 M	0.6%
Transportation	$68.37 M	18.4%	$401.32 M	18.5%	$862.64 M	18.4%
Utilities	$26.88 M	7.2%	$157.27 M	7.2%	$340.4 M	7.3%
Educational Attainment (2023)						
Adult Population Age 25 Years or Over	8,747		51,797		122,333	
Elementary (Grade Level 0 to 8)	260	3.0%	2,412	4.7%	11,004	9.0%
Some High School (Grade Level 9 to 11)	247	2.8%	3,135	6.1%	11,115	9.1%
High School Graduate	3,078	35.2%	15,375	29.7%	34,331	28.1%
Some College	1,722	19.7%	11,592	22.4%	24,589	20.1%
Associate Degree Only	844	9.6%	4,733	9.1%	9,559	7.8%
Bachelor Degree Only	2,055	23.5%	10,751	20.8%	22,772	18.6%
Graduate Degree	541	6.2%	3,799	7.3%	8,961	7.3%

SEQ Marine Creek Pkwy & Longhorn Rd Fort Worth, TX 76179	1 mi radius		3 mi radius		5 mi radius	
Units In Structure (2023)						
1 Detached Unit	3,711	106.7%	21,678	113.6%	47,981	103.0%
1 Attached Unit	109	3.1%	854	4.5%	2,415	5.2%
2 to 4 Units	117	3.4%	953	5.0%	2,694	5.8%
5 to 9 Units	125	3.6%	1,045	5.5%	2,723	5.8%
10 to 19 Units	159	4.6%	849	4.4%	2,496	5.4%
20 to 49 Units	84	2.4%	682	3.6%	1,793	3.9%
50 or More Units	194	5.6%	1,158	6.1%	2,633	5.7%
Mobile Home or Trailer	59	1.7%	428	2.2%	960	2.1%
Other Structure	-	-	13	-	22	-
Homes Built By Year (2023)						
Homes Built 2010 or later	1,320	38.0%	7,811	40.9%	15,878	34.1%
Homes Built 2000 to 2009	1,671	48.1%	8,705	45.6%	16,484	35.4%
Homes Built 1990 to 1999	777	22.4%	3,935	20.6%	7,375	15.8%
Homes Built 1980 to 1989	318	9.2%	2,028	10.6%	4,756	10.2%
Homes Built 1970 to 1979	237	6.8%	2,107	11.0%	4,975	10.7%
Homes Built 1960 to 1969	117	3.4%	1,597	8.4%	4,037	8.7%
Homes Built 1950 to 1959	73	2.1%	1,059	5.6%	5,130	11.0%
Homes Built Before 1949	45	1.3%	418	2.2%	5,084	10.9%
Home Values (2023)						
Home Values $1,000,000 or More	86	2.6%	352	1.8%	729	1.8%
Home Values $500,000 to $999,999	162	4.9%	770	4.0%	2,182	5.3%
Home Values $400,000 to $499,999	344	10.5%	1,107	5.8%	2,883	7.0%
Home Values $300,000 to $399,999	401	12.3%	2,955	15.4%	6,743	16.4%
Home Values $200,000 to $299,999	1,305	39.9%	8,860	46.2%	16,505	40.1%
Home Values $150,000 to $199,999	622	19.1%	2,933	15.3%	5,851	14.2%
Home Values $100,000 to $149,999	229	7.0%	1,185	6.2%	2,659	6.5%
Home Values $70,000 to $99,999	43	1.3%	375	2.0%	1,342	3.3%
Home Values $50,000 to $69,999	13	0.4%	173	0.9%	721	1.8%
Home Values $25,000 to $49,999	14	0.4%	110	0.6%	458	1.1%
Home Values Under $25,000	46	1.4%	345	1.8%	1,078	2.6%
Owner-Occupied Median Home Value	$256,314		$248,249		$249,178	
Renter-Occupied Median Rent	$1,277		$1,186		$1,118	
Transportation To Work (2023)						
Drive to Work Alone	5,871	72.3%	32,427	71.9%	75,259	71.7%
Drive to Work in Carpool	727	9.0%	3,757	8.3%	10,372	9.9%
Travel to Work by Public Transportation	27	0.3%	111	0.2%	279	0.3%
Drive to Work on Motorcycle	2	-	10	-	18	-
Walk or Bicycle to Work	34	0.4%	268	0.6%	762	0.7%
Other Means	63	0.8%	406	0.9%	1,081	1.0%
Work at Home	1,396	17.2%	8,129	18.0%	17,188	16.4%
Travel Time (2023)						
Travel to Work in 14 Minutes or Less	1,204	14.8%	7,523	16.7%	18,779	17.9%
Travel to Work in 15 to 29 Minutes	3,111	38.3%	14,272	31.6%	33,767	32.2%
Travel to Work in 30 to 59 Minutes	1,968	24.2%	12,680	28.1%	28,819	27.5%
Travel to Work in 60 Minutes or More	440	5.4%	2,503	5.5%	6,406	6.1%
Average Minutes Travel to Work	24.3		24.9		24.3	