

# Expanded Profile

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

Quine & Associates, Inc.  
 Lat/Lon: 32.6817/-97.2752



<b>3401 Mansfield Hwy Forest Hill, TX 76119</b>	<b>1 mi radius</b>		<b>3 mi radius</b>		<b>5 mi radius</b>	
<b>Population</b>						
Estimated Population (2023)	9,736		88,340		244,799	
Projected Population (2028)	10,176		93,711		256,854	
Census Population (2020)	9,368		85,653		238,491	
Census Population (2010)	10,272		75,390		217,102	
Projected Annual Growth (2023 to 2028)	440	0.9%	5,371	1.2%	12,055	1.0%
Historical Annual Growth (2020 to 2023)	368	1.3%	2,687	1.0%	6,308	0.9%
Historical Annual Growth (2010 to 2020)	-904	-2.9%	10,263	4.5%	21,389	3.3%
Estimated Population Density (2023)	3,101 psm		3,125 psm		3,118 psm	
Trade Area Size	3.1 sq mi		28.3 sq mi		78.5 sq mi	
<b>Households</b>						
Estimated Households (2023)	2,852		27,403		79,882	
Projected Households (2028)	3,087		30,198		86,963	
Census Households (2020)	2,696		26,193		76,682	
Census Households (2010)	2,797		23,145		70,106	
Estimated Households with Children (2023)	1,397	49.0%	12,273	44.8%	33,308	41.7%
Estimated Average Household Size (2023)	3.41		3.15		3.02	
<b>Average Household Income</b>						
Estimated Average Household Income (2023)	\$59,708		\$62,162		\$79,844	
Projected Average Household Income (2028)	\$52,868		\$54,346		\$72,760	
Estimated Average Family Income (2023)	\$64,242		\$69,838		\$90,162	
<b>Median Household Income</b>						
Estimated Median Household Income (2023)	\$50,402		\$48,755		\$60,441	
Projected Median Household Income (2028)	\$45,761		\$43,323		\$54,459	
Estimated Median Family Income (2023)	\$58,774		\$58,470		\$72,721	
<b>Per Capita Income</b>						
Estimated Per Capita Income (2023)	\$17,503		\$19,586		\$26,239	
Projected Per Capita Income (2028)	\$16,046		\$17,799		\$24,810	
Estimated Per Capita Income 5 Year Growth	-\$1,457	-8.3%	-\$1,787	-9.1%	-\$1,429	-5.4%
Estimated Average Household Net Worth (2023)	\$251,227		\$262,018		\$343,760	
<b>Daytime Demos (2023)</b>						
Total Businesses	315		2,518		8,283	
Total Employees	2,519		22,063		67,714	
Company Headquarter Businesses	11	3.4%	60	2.4%	231	2.8%
Company Headquarter Employees	248	9.9%	1,717	7.8%	7,611	11.2%
Employee Population per Business	8.0		8.8		8.2	
Residential Population per Business	30.9		35.1		29.6	

©2023, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 4/2023, TIGER Geography - RF5

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Expanded Profile

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

Quine & Associates, Inc.  
 Lat/Lon: 32.6817/-97.2752



3401 Mansfield Hwy Forest Hill, TX 76119		1 mi radius		3 mi radius		5 mi radius	
<b>Race &amp; Ethnicity</b>							
White (2023)	2,589	26.6%	19,760	22.4%	80,461	32.9%	
Black or African American (2023)	2,428	24.9%	32,812	37.1%	64,312	26.3%	
American Indian or Alaska Native (2023)	102	1.0%	768	0.9%	2,336	1.0%	
Asian (2023)	87	0.9%	2,321	2.6%	7,511	3.1%	
Hawaiian or Pacific Islander (2023)	6	-	57	-	144	-	
Other Race (2023)	2,511	25.8%	19,556	22.1%	51,525	21.0%	
Two or More Races (2023)	2,014	20.7%	13,066	14.8%	38,511	15.7%	
Not Hispanic or Latino Population (2023)	3,672	37.7%	45,289	51.3%	127,308	52.0%	
Hispanic or Latino Population (2023)	6,063	62.3%	43,051	48.7%	117,491	48.0%	
Not Hispanic or Latino Population (2028)	3,852	37.9%	48,124	51.4%	133,736	52.1%	
Hispanic or Latino Population (2028)	6,324	62.1%	45,587	48.6%	123,119	47.9%	
Not Hispanic or Latino Population (2020)	3,186	34.0%	41,877	48.9%	120,525	50.5%	
Hispanic or Latino Population (2020)	6,182	66.0%	43,776	51.1%	117,965	49.5%	
Not Hispanic or Latino Population (2010)	4,371	42.6%	40,542	53.8%	119,469	55.0%	
Hispanic or Latino Population (2010)	5,900	57.4%	34,848	46.2%	97,633	45.0%	
Projected Hispanic Annual Growth (2023 to 2028)	261	0.9%	2,536	1.2%	5,627	1.0%	
Historic Hispanic Annual Growth (2010 to 2023)	163	0.2%	8,203	1.8%	19,858	1.6%	
<b>Age Distribution (2023)</b>							
Age Under 5	783	8.0%	6,609	7.5%	17,270	7.1%	
Age 5 to 9 Years	766	7.9%	6,873	7.8%	18,087	7.4%	
Age 10 to 14 Years	839	8.6%	7,095	8.0%	19,356	7.9%	
Age 15 to 19 Years	785	8.1%	6,808	7.7%	19,059	7.8%	
Age 20 to 24 Years	716	7.4%	6,297	7.1%	17,856	7.3%	
Age 25 to 29 Years	726	7.5%	6,359	7.2%	17,731	7.2%	
Age 30 to 34 Years	624	6.4%	5,900	6.7%	16,763	6.8%	
Age 35 to 39 Years	603	6.2%	5,559	6.3%	15,729	6.4%	
Age 40 to 44 Years	591	6.1%	5,169	5.9%	14,859	6.1%	
Age 45 to 49 Years	575	5.9%	4,939	5.6%	14,372	5.9%	
Age 50 to 54 Years	571	5.9%	4,901	5.5%	14,719	6.0%	
Age 55 to 59 Years	543	5.6%	4,955	5.6%	14,948	6.1%	
Age 60 to 64 Years	484	5.0%	4,800	5.4%	13,405	5.5%	
Age 65 to 74 Years	721	7.4%	7,908	9.0%	19,695	8.0%	
Age 75 to 84 Years	309	3.2%	3,279	3.7%	8,490	3.5%	
Age 85 Years or Over	97	1.0%	889	1.0%	2,459	1.0%	
Median Age	31.2		32.7		33.2		
<b>Gender Age Distribution (2023)</b>							
Female Population	4,830	49.6%	44,348	50.2%	122,641	50.1%	
Age 0 to 19 Years	1,565	32.4%	13,467	30.4%	36,246	29.6%	
Age 20 to 64 Years	2,631	54.5%	23,856	53.8%	69,122	56.4%	
Age 65 Years or Over	634	13.1%	7,025	15.8%	17,273	14.1%	
Female Median Age	31.7		34.0		34.0		
Male Population	4,905	50.4%	43,992	49.8%	122,158	49.9%	
Age 0 to 19 Years	1,608	32.8%	13,918	31.6%	37,526	30.7%	
Age 20 to 64 Years	2,805	57.2%	25,023	56.9%	71,260	58.3%	
Age 65 Years or Over	493	10.0%	5,050	11.5%	13,372	10.9%	
Male Median Age	30.9		31.6		32.6		

©2023, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 4/2023, TIGER Geography - RF5

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

# Expanded Profile

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

Quine & Associates, Inc.  
 Lat/Lon: 32.6817/-97.2752



## 3401 Mansfield Hwy Forest Hill, TX 76119

1 mi radius      3 mi radius      5 mi radius

	1 mi radius		3 mi radius		5 mi radius	
<b>Household Income Distribution (2023)</b>						
HH Income \$200,000 or More	84	2.9%	971	3.5%	4,715	5.9%
HH Income \$150,000 to \$199,999	161	5.6%	1,078	3.9%	4,577	5.7%
HH Income \$100,000 to \$149,999	273	9.6%	3,034	11.1%	10,629	13.3%
HH Income \$75,000 to \$99,999	371	13.0%	2,840	10.4%	8,953	11.2%
HH Income \$50,000 to \$74,999	561	19.7%	5,206	19.0%	14,829	18.6%
HH Income \$35,000 to \$49,999	457	16.0%	4,190	15.3%	10,800	13.5%
HH Income \$25,000 to \$34,999	331	11.6%	3,255	11.9%	7,599	9.5%
HH Income \$15,000 to \$24,999	236	8.3%	2,877	10.5%	7,170	9.0%
HH Income Under \$15,000	377	13.2%	3,952	14.4%	10,611	13.3%
HH Income \$35,000 or More	1,907	66.9%	17,319	63.2%	54,503	68.2%
HH Income \$75,000 or More	888	31.1%	7,923	28.9%	28,873	36.1%
<b>Housing (2023)</b>						
Total Housing Units	3,071		29,990		86,756	
Housing Units Occupied	2,852	92.9%	27,403	91.4%	79,882	92.1%
Housing Units Owner-Occupied	1,945	68.2%	15,460	56.4%	47,447	59.4%
Housing Units, Renter-Occupied	907	31.8%	11,943	43.6%	32,435	40.6%
Housing Units, Vacant	219	7.7%	2,587	9.4%	6,874	8.6%
<b>Marital Status (2023)</b>						
Never Married	2,988	40.7%	27,873	41.1%	75,715	39.8%
Currently Married	2,726	37.1%	23,502	34.7%	73,216	38.5%
Separated	575	7.8%	4,979	7.3%	11,646	6.1%
Widowed	369	5.0%	4,017	5.9%	10,290	5.4%
Divorced	689	9.4%	7,392	10.9%	19,219	10.1%
<b>Household Type (2023)</b>						
Population Family	8,868	91.1%	76,890	87.0%	209,845	85.7%
Population Non-Family	858	8.8%	9,512	10.8%	31,220	12.8%
Population Group Quarters	9	-	1,938	2.2%	3,734	1.5%
Family Households	2,212	77.5%	19,930	72.7%	56,256	70.4%
Non-Family Households	641	22.5%	7,473	27.3%	23,626	29.6%
Married Couple with Children	858	31.5%	6,646	28.3%	19,335	26.4%
Average Family Household Size	4.0		3.9		3.7	
<b>Household Size (2023)</b>						
1 Person Households	543	19.0%	6,461	23.6%	19,531	24.4%
2 Person Households	678	23.8%	6,622	24.2%	21,504	26.9%
3 Person Households	467	16.4%	4,513	16.5%	13,117	16.4%
4 Person Households	426	14.9%	3,935	14.4%	11,069	13.9%
5 Person Households	317	11.1%	2,908	10.6%	7,535	9.4%
6 or More Person Households	420	14.7%	2,965	10.8%	7,127	8.9%
<b>Household Vehicles (2023)</b>						
Households with 0 Vehicles Available	216	7.6%	2,203	8.0%	6,131	7.7%
Households with 1 Vehicles Available	875	30.7%	9,386	34.3%	25,244	31.6%
Households with 2 or More Vehicles Available	1,762	61.8%	15,814	57.7%	48,507	60.7%
Total Vehicles Available	5,911		50,590		149,816	
Average Vehicles Per Household	2.1		1.8		1.9	

# Expanded Profile

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

Quine & Associates, Inc.  
 Lat/Lon: 32.6817/-97.2752



3401 Mansfield Hwy Forest Hill, TX 76119	1 mi radius		3 mi radius		5 mi radius	
<b>Labor Force (2023)</b>						
Estimated Labor Population Age 16 Years or Over	7,174		66,347		186,111	
Estimated Civilian Employed	4,383	61.1%	39,480	59.5%	116,019	62.3%
Estimated Civilian Unemployed	201	2.8%	2,540	3.8%	7,140	3.8%
Estimated in Armed Forces	-	-	9	-	118	-
Estimated Not in Labor Force	2,591	36.1%	24,319	36.7%	62,834	33.8%
Unemployment Rate	2.8%		3.8%		3.8%	
<b>Occupation (2023)</b>						
Occupation: Population Age 16 Years or Over	4,383		39,480		116,019	
Management, Business, Financial Operations	315	7.2%	2,778	7.0%	11,830	10.2%
Professional, Related	342	7.8%	4,233	10.7%	18,298	15.8%
Service	864	19.7%	7,828	19.8%	22,079	19.0%
Sales, Office	721	16.4%	7,363	18.7%	22,204	19.1%
Farming, Fishing, Forestry	1	-	75	0.2%	137	0.1%
Construct, Extraction, Maintenance	1,132	25.8%	7,469	18.9%	19,222	16.6%
Production, Transport Material Moving	1,008	23.0%	9,733	24.7%	22,249	19.2%
White Collar Workers	1,377	31.4%	14,375	36.4%	52,332	45.1%
Blue Collar Workers	3,005	68.6%	25,105	63.6%	63,688	54.9%
<b>Consumer Expenditure (2023)</b>						
Total Household Expenditure	\$140.09 M		\$1.38 B		\$4.75 B	
Total Non-Retail Expenditure	\$73.7 M	52.6%	\$728.93 M	52.7%	\$2.51 B	52.8%
Total Retail Expenditure	\$66.39 M	47.4%	\$654.28 M	47.3%	\$2.24 B	47.2%
Apparel	\$4.94 M	3.5%	\$48.65 M	3.5%	\$168.14 M	3.5%
Contributions	\$4.34 M	3.1%	\$42.76 M	3.1%	\$151.76 M	3.2%
Education	\$3.97 M	2.8%	\$38.87 M	2.8%	\$141.41 M	3.0%
Entertainment	\$7.79 M	5.6%	\$76.48 M	5.5%	\$266.56 M	5.6%
Food and Beverages	\$20.95 M	15.0%	\$206.96 M	15.0%	\$704.62 M	14.8%
Furnishings and Equipment	\$4.84 M	3.5%	\$47.42 M	3.4%	\$165.25 M	3.5%
Gifts	\$3.21 M	2.3%	\$31.78 M	2.3%	\$114.02 M	2.4%
Health Care	\$11.96 M	8.5%	\$118.26 M	8.5%	\$400.47 M	8.4%
Household Operations	\$5.43 M	3.9%	\$53.47 M	3.9%	\$185.28 M	3.9%
Miscellaneous Expenses	\$2.61 M	1.9%	\$25.82 M	1.9%	\$89.2 M	1.9%
Personal Care	\$1.87 M	1.3%	\$18.49 M	1.3%	\$63.57 M	1.3%
Personal Insurance	\$946.44 K	0.7%	\$9.19 M	0.7%	\$32.75 M	0.7%
Reading	\$299.28 K	0.2%	\$2.96 M	0.2%	\$10.23 M	0.2%
Shelter	\$29.61 M	21.1%	\$293.94 M	21.3%	\$1.01 B	21.2%
Tobacco	\$922.17 K	0.7%	\$9.29 M	0.7%	\$29.92 M	0.6%
Transportation	\$25.63 M	18.3%	\$252.3 M	18.2%	\$865.27 M	18.2%
Utilities	\$10.76 M	7.7%	\$106.57 M	7.7%	\$355.66 M	7.5%
<b>Educational Attainment (2023)</b>						
Adult Population Age 25 Years or Over	5,846		54,658		153,171	
Elementary (Grade Level 0 to 8)	1,461	25.0%	9,581	17.5%	22,972	15.0%
Some High School (Grade Level 9 to 11)	733	12.5%	8,430	15.4%	19,634	12.8%
High School Graduate	1,725	29.5%	17,782	32.5%	45,088	29.4%
Some College	1,037	17.7%	9,915	18.1%	27,969	18.3%
Associate Degree Only	229	3.9%	2,594	4.7%	9,212	6.0%
Bachelor Degree Only	466	8.0%	4,376	8.0%	17,920	11.7%
Graduate Degree	195	3.3%	1,979	3.6%	10,376	6.8%

# Expanded Profile

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

Quine & Associates, Inc.  
 Lat/Lon: 32.6817/-97.2752



3401 Mansfield Hwy Forest Hill, TX 76119	1 mi radius		3 mi radius		5 mi radius	
<b>Units In Structure (2023)</b>						
1 Detached Unit	2,304	82.4%	18,661	80.6%	56,215	80.2%
1 Attached Unit	111	4.0%	1,155	5.0%	3,573	5.1%
2 to 4 Units	116	4.1%	1,557	6.7%	4,434	6.3%
5 to 9 Units	82	2.9%	1,277	5.5%	3,414	4.9%
10 to 19 Units	52	1.8%	1,483	6.4%	3,767	5.4%
20 to 49 Units	62	2.2%	771	3.3%	2,301	3.3%
50 or More Units	68	2.4%	1,369	5.9%	4,132	5.9%
Mobile Home or Trailer	57	2.1%	1,109	4.8%	2,006	2.9%
Other Structure	-	-	21	-	40	-
<b>Homes Built By Year (2023)</b>						
Homes Built 2010 or later	203	7.3%	3,278	14.2%	9,331	13.3%
Homes Built 2000 to 2009	191	6.8%	2,439	10.5%	6,856	9.8%
Homes Built 1990 to 1999	134	4.8%	1,675	7.2%	5,467	7.8%
Homes Built 1980 to 1989	325	11.6%	3,163	13.7%	10,171	14.5%
Homes Built 1970 to 1979	403	14.4%	3,974	17.2%	11,799	16.8%
Homes Built 1960 to 1969	573	20.5%	4,712	20.4%	10,188	14.5%
Homes Built 1950 to 1959	709	25.3%	5,692	24.6%	13,648	19.5%
Homes Built Before 1949	315	11.3%	2,468	10.7%	12,422	17.7%
<b>Home Values (2023)</b>						
Home Values \$1,000,000 or More	33	1.7%	218	1.4%	792	1.7%
Home Values \$500,000 to \$999,999	115	5.9%	973	6.3%	3,343	7.0%
Home Values \$400,000 to \$499,999	121	6.2%	789	5.1%	3,193	6.7%
Home Values \$300,000 to \$399,999	265	13.6%	2,068	13.4%	6,945	14.6%
Home Values \$200,000 to \$299,999	447	23.0%	3,528	22.8%	12,527	26.4%
Home Values \$150,000 to \$199,999	284	14.6%	2,137	13.8%	6,811	14.4%
Home Values \$100,000 to \$149,999	239	12.3%	1,938	12.5%	5,140	10.8%
Home Values \$70,000 to \$99,999	192	9.9%	1,110	7.2%	3,003	6.3%
Home Values \$50,000 to \$69,999	83	4.3%	907	5.9%	2,085	4.4%
Home Values \$25,000 to \$49,999	88	4.5%	714	4.6%	1,588	3.3%
Home Values Under \$25,000	78	4.0%	1,078	7.0%	2,020	4.3%
Owner-Occupied Median Home Value	\$206,871		\$195,653		\$221,351	
Renter-Occupied Median Rent	\$939		\$970		\$1,009	
<b>Transportation To Work (2023)</b>						
Drive to Work Alone	3,345	76.3%	29,337	74.3%	83,500	72.0%
Drive to Work in Carpool	488	11.1%	4,950	12.5%	13,742	11.8%
Travel to Work by Public Transportation	48	1.1%	255	0.6%	609	0.5%
Drive to Work on Motorcycle	1	-	6	-	33	-
Walk or Bicycle to Work	40	0.9%	394	1.0%	1,567	1.4%
Other Means	110	2.5%	616	1.6%	1,700	1.5%
Work at Home	350	8.0%	3,922	9.9%	14,868	12.8%
<b>Travel Time (2023)</b>						
Travel to Work in 14 Minutes or Less	693	15.8%	6,291	15.9%	21,783	18.8%
Travel to Work in 15 to 29 Minutes	1,595	36.4%	14,989	38.0%	42,622	36.7%
Travel to Work in 30 to 59 Minutes	1,307	29.8%	11,748	29.8%	29,942	25.8%
Travel to Work in 60 Minutes or More	437	10.0%	2,529	6.4%	6,804	5.9%
Average Minutes Travel to Work	24.8		23.8		22.4	

©2023, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 4/2023, TIGER Geography - RF5

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.