

Account: W04238
 Site: 80334

Demographic and Income Forecast

5/22/2002

PREPARED FOR:
 Martin Properties

2201 Candun Dr
 Apex, NC
 Coords: 35.76094 -78.828918

Area 3: 5 Mile Radius

Snapshot	2000 Census	2001 Update	2006 Forecast
Population	122,667	130,197	160,989
Households	45,772	48,478	59,457
Families	33,001	34,561	39,888
Average Household Size	2.67	2.67	2.70
Owner-occupied HHs	32,900	34,719	42,735
Renter-occupied HHs	12,872	13,759	16,722
Median Age	34.1	34.3	34.5

Trends: 2001-2006 Annual Rate	Area	National
Population	4.73%	1.15%
Households	4.53%	1.21%
Families	3.08%	1.05%
Owner HHs	4.62%	1.35%
Median Household Income	2.40%	2.53%

Households by Income	1990 Census		2001 Update		2006 Forecast	
	Number	Percent	Number	Percent	Number	Percent
< \$15,000	1,936	8.8%	2,279	4.7%	2,803	4.7%
\$15,000 - \$24,999	2,366	10.7%	3,260	6.7%	3,601	6.0%
\$25,000 - \$34,999	3,141	14.2%	4,126	8.5%	4,734	7.9%
\$35,000 - \$49,999	4,981	22.6%	6,595	13.6%	7,697	12.9%
\$50,000 - \$74,999	5,626	25.5%	11,571	23.9%	12,140	20.4%
\$75,000 - \$99,999	2,398	10.9%	7,121	14.7%	9,155	15.4%
\$100,000 - \$149,999	1,157	5.2%	8,634	17.8%	11,956	20.1%
\$150,000+	477	2.2%	4,892	10.1%	7,529	12.6%
Median Household Income	\$46,974		\$69,178		\$74,664	
Average Household Income	\$52,404		\$84,651		\$95,585	
Per Capita Income	N/A		\$31,552		\$35,331	

Population by Age	2000 Census		2001 Update		2006 Forecast	
< 5	9,950	8.1%	10,493	8.1%	13,113	8.1%
5 - 14	20,160	16.4%	21,237	16.3%	25,299	15.7%
15 - 19	6,900	5.6%	7,290	5.6%	9,267	5.8%
20 - 24	6,034	4.9%	6,576	5.1%	8,680	5.4%
25 - 34	21,920	17.9%	22,887	17.6%	27,724	17.2%
35 - 44	26,028	21.2%	27,396	21.0%	30,876	19.2%
45 - 64	24,852	20.3%	27,060	20.8%	36,526	22.7%
65 - 74	4,002	3.3%	4,208	3.2%	5,603	3.5%
75 - 84	2,158	1.8%	2,304	1.8%	2,852	1.8%
85+	663	0.5%	746	0.6%	1,049	0.7%

Race and Ethnicity	2000 Census		2001 Update		2006 Forecast	
White	101,089	82.4%	106,156	81.5%	125,700	78.1%
Black	8,739	7.1%	9,368	7.2%	12,096	7.5%
Asian/Pacific Islander	8,521	6.9%	9,695	7.4%	16,015	9.9%
Other Races	2,163	1.8%	2,615	2.0%	3,867	2.4%
2 or More Races	2,155	1.8%	2,362	1.8%	3,311	2.1%
Hispanic (Any Race)	4,996	4.1%	5,772	4.4%	8,339	5.2%
Diversity Index	34.5		36.0		41.3	