

Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 17, 2025



Latitude: 37.233524 Longitude: -80.008608

Cave Spring Corners Roanoke, VA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Current Year Estimated Population	8,434	52,438	112,876
	Population Est 25Q1	8,453	52,497	112,950
	Population Est 24Q4	8,477	52,521	112,906
	Population Est 24Q3	8,498	52,549	112,848
	Population Est 24Q2	8,427	52,538	112,765
	Population Est 24Q1	8,372	52,384	112,558
	Population Est 23Q4	8,380	52,407	112,526
	Population Est 23Q3	8,392	52,453	112,505
	Population Est 23Q2	8,392	52,441	112,490
	Population Fcst	8,650	53,144	114,499
	2010 Census Population	8,087	50,067	108,323
	2000 Census Population	7,844	49,244	107,134
	1990 Census Population	7,389	46,947	105,471
	Current Year Daytime Population	8,645	62,758	152,528
	Average Seasonal Population	72	541	1,539
	Historical Annual Growth, 1990 – 2000	0.60%	0.48%	0.16%
	Historical Annual Growth, 2000 – 2010	0.31%	0.17%	0.11%
	Estimated Annual Growth, 2010 – CY	0.29%	0.32%	0.28%
	Projected Annual Growth, CY to Y5	0.51%	0.27%	0.29%
	Group Qtrs Est	2	690	2,530
Transient Est Average Last 4 Qtrs	0	2,315	5,501	
Households	Current Year Estimated Households	3,718	23,457	49,687
	Households Est 25Q1	3,725	23,476	49,706
	Households Est 24Q4	3,738	23,489	49,691
	Households Est 24Q3	3,746	23,502	49,630
	Households Est 24Q2	3,714	23,506	49,599
	Households Est 24Q1	3,691	23,442	49,517
	Households Est 23Q4	3,694	23,448	49,489
	Households Est 23Q3	3,699	23,470	49,473
	Households Est 23Q2	3,700	23,464	49,470
	Households Fcst	3,812	23,757	50,523
	2010 Census Households	3,583	22,760	47,245
	2000 Census Households	3,468	22,209	46,477
	1990 Census Households	3,119	20,295	43,818
	Historical Annual Growth, 1990 – 2000	1.07%	0.91%	0.59%
	Historical Annual Growth, 2000 – 2010	0.33%	0.25%	0.16%
	Estimated Annual Growth, 2010 – CY	0.26%	0.21%	0.35%
	Projected Annual Growth, CY to Y5	0.50%	0.25%	0.33%
Population per Household	2.27	2.21	2.22	

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Cave Spring Corners Roanoke, VA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Income	HH Income \$500,000 or more	1.5%	2.9%	2.2%
	HH Income \$250,000 to \$499,999	1.7%	3.5%	2.6%
	HH Income \$200,000 to \$249,999	4.1%	8.2%	6.1%
	HH Income \$175,000 to \$199,999	4.2%	4.4%	3.5%
	HH Income \$150,000 to \$174,999	5.6%	6.3%	5.3%
	HH Income \$100,000 to 149,999	19.8%	19.2%	16.2%
	HH Income \$75,000 to 99,999	14.6%	13.5%	13.0%
	HH Income \$50,000 to 74,999	19.6%	16.6%	17.6%
	HH Income \$35,000 to 49,999	11.4%	9.0%	10.6%
	HH Income \$25,000 to 34,999	8.7%	6.6%	7.6%
	HH Income \$15,000 to 24,999	4.0%	4.6%	6.8%
	HH Income \$0 to 14,999	4.7%	5.2%	8.5%
	Average Household Income	\$95,829	\$122,247	\$107,004
	Median Household Income	\$77,045	\$88,811	\$73,471
	Per Capita Income	\$42,253	\$55,407	\$48,355
	Average Disposable Income	\$78,842	\$91,637	\$79,663
	Median Disposable Income	\$65,770	\$75,581	\$62,983
	Discretionary HH Income Over \$150,000	4.2%	11.7%	8.3%
	Discretionary HH Income \$125,000 to \$149,999	3.5%	5.9%	4.6%
	Discretionary HH Income \$100,000 to \$124,999	8.3%	8.5%	6.5%
	Discretionary HH Income \$75,000 to \$99,999	13.1%	14.4%	11.5%
	Discretionary HH Income \$50,000 to \$74,999	21.1%	18.8%	17.2%
	Discretionary HH Income \$25,000 to \$49,999	31.2%	24.2%	27.1%
	Discretionary HH Income Under \$25,000	18.7%	16.5%	24.9%
	Average Discretionary HH Income	\$59,728	\$73,259	\$61,515
	Median Discretionary HH Income	\$50,076	\$62,054	\$47,881
	Householder White – Count	3,165	19,896	35,723
	Median HH Income	\$80,561	\$94,120	\$84,801
	Average HH Income	\$88,862	\$102,245	\$95,519
	Householder Black or African-American – Count	134	1,226	8,432
	Median HH Income	\$28,950	\$45,774	\$44,684
	Average HH Income	\$43,489	\$54,205	\$54,922
	Householder Hispanic – Count	175	726	1,847
	Median HH Income	\$63,189	\$71,553	\$64,052
Average HH Income	\$87,371	\$89,366	\$74,578	
Householder Asian or Pacific Islander – Count	119	753	1,440	
Median HH Income	\$112,977	\$113,288	\$71,618	
Average HH Income	\$109,100	\$114,017	\$94,138	
Householder Other or Pacific Islander – Count	125	855	2,247	
Median HH Income	\$89,835	\$73,644	\$65,374	
Average HH Income	\$105,305	\$95,742	\$81,671	

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Cave Spring Corners Roanoke, VA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Gender	Male Population	3,931	24,655	53,884
	Female Population	4,503	27,783	58,992
Total Population by Age	Count of Pop 0 to 4 years	460	2,684	6,250
	Count of Pop 0 to 7 years	647	3,808	8,593
	Count of Pop 5 - 13	829	4,937	10,868
	Count of Pop 14 - 18	425	2,459	5,460
	Count of Pop 19 - 22	401	2,346	5,364
	Count of Pop 22 - 25	277	1,662	3,873
	Count of Pop 25 - 29	466	2,547	6,406
	Count of Pop 30 - 34	521	3,055	7,599
	Count of Pop 35 - 39	538	3,275	7,477
	Count of Pop 40 - 44	530	3,228	6,982
	Count of Pop 45 - 59	1,517	9,498	19,802
	Count of Pop 60 - 74	1,615	10,581	21,633
	Count of Pop 75 - 84	662	4,517	8,296
	Count of Pop 85+	193	1,649	2,866
	% of Pop 0 to 4 years	5.4%	5.1%	5.5%
	% of Pop 0 to 7 years	7.7%	7.3%	7.6%
	% of Pop 5 - 13	9.8%	9.4%	9.6%
	% of Pop 14 - 18	5.0%	4.7%	4.8%
	% of Pop 19 - 22	4.8%	4.5%	4.8%
	% of Pop 22 - 25	3.3%	3.2%	3.4%
	% of Pop 25 - 29	5.5%	4.9%	5.7%
	% of Pop 30 - 34	6.2%	5.8%	6.7%
	% of Pop 35 - 39	6.4%	6.2%	6.6%
	% of Pop 40 - 44	6.3%	6.2%	6.2%
	% of Pop 45 - 59	18.0%	18.1%	17.5%
	% of Pop 60 - 74	19.1%	20.2%	19.2%
	% of Pop 75 - 84	7.9%	8.6%	7.3%
	% of Pop 85+	2.3%	3.1%	2.5%
Median Age	42.8	45.0	42.2	
Average Age	42.8	44.3	42.6	
Male Population by Age	% of Pop 0 to 4 years	6.0%	5.5%	5.9%
	% of Pop 5 - 13	10.6%	10.4%	10.3%
	% of Pop 14 - 18	5.4%	5.1%	5.1%
	% of Pop 19 - 22	5.1%	4.8%	5.1%
	% of Pop 22 - 25	3.5%	3.4%	3.7%
	% of Pop 25 - 29	6.1%	5.2%	5.9%
	% of Pop 30 - 34	6.0%	5.8%	6.7%
	% of Pop 35 - 39	6.4%	6.2%	6.6%
	% of Pop 40 - 44	6.4%	6.1%	6.3%
	% of Pop 45 - 59	17.8%	18.5%	17.6%
	% of Pop 75 - 84	7.0%	7.7%	6.5%
	% of Pop 60 - 74	18.3%	19.3%	18.6%
	% of Pop 85+	1.6%	2.1%	1.8%
	Median Age	40.8	43.0	40.6
Average Age	41.1	42.6	41.2	

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	% of Pop 0 to 4 years	5.0%	4.8%	5.2%
	% of Pop 5 - 13	9.1%	8.6%	9.0%
	% of Pop 14 - 18	4.7%	4.3%	4.6%
	% of Pop 19 - 22	4.5%	4.2%	4.5%
	% of Pop 22 - 25	3.1%	3.0%	3.2%
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	% of Pop 35 - 39	6.3%	6.3%	6.6%
	% of Pop 40 - 44	6.2%	6.2%	6.1%
	% of Pop 45 - 59	18.2%	17.8%	17.5%
	% of Pop 60 - 74	19.9%	21.0%	19.7%
	% of Pop 75 - 84	8.6%	9.5%	8.1%
	% of Pop 85+	2.9%	4.0%	3.3%
	Median Age	44.7	47.0	43.8
Average Age	44.2	45.9	43.9	
Race	Count of White	7,052	43,199	79,801
	Count of Black or African-American	439	3,133	20,303
	Count of Asian or Pacific Islander	394	2,501	4,006
	Count of Other races	549	3,605	8,765
	White	83.6%	82.4%	70.7%
	Black or African American	5.2%	6.0%	18.0%
	Asian	4.7%	4.8%	3.5%
	Other Races	6.5%	6.9%	7.8%
Language Spoken	Speak English at Home	86.9%	89.2%	90.6%
	Speak Spanish at Home	6.2%	3.9%	4.1%
	Speak French or French Creole at Home	0.1%	0.3%	0.4%
	Speak German at Home	0.5%	0.5%	0.5%
	Speak Other Indo-European Languages at Home	2.9%	2.7%	2.1%
	Speak Russian and Other Slavic Languages at Home	1.3%	0.6%	0.4%
	Speak Chinese at Home	0.6%	0.7%	0.4%
	Speak Korean at Home	0.0%	0.0%	0.0%
	Speak Vietnamese at Home	0.3%	0.2%	0.2%
	Speak Other Asian Languages at Home	0.6%	0.8%	0.5%
	Speak Tagalog and Other Pacific Languages at Home	0.1%	0.3%	0.2%
	Speak Other Language at Home	0.5%	0.7%	0.6%
Hispanic	Hispanic Population	377	2,201	5,610
	Hispanic Population Percent	4.5%	4.2%	5.0%
	Mexican	21.4%	38.8%	34.8%
	Puerto Rican	56.3%	25.8%	20.1%
	Cuban	1.2%	4.3%	10.5%
	Dominican	5.5%	4.3%	2.5%
	Central American	0.3%	2.3%	17.5%
	South American	12.7%	18.3%	11.2%
	Other Hispanic	2.7%	6.3%	3.5%
	2000 Hispanic Population Percent	2%	1%	1%
	1990 Hispanic Population Percent	1%	1%	1%

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Ancestry	American (percent of total population)	8.0%	7.6%	6.9%
	American	7.8%	7.4%	6.7%
	Native American (ie. Indian/Eskimo)	0.1%	0.1%	0.2%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
	Asian (percent of total population)	4.4%	4.1%	3.0%
	Chinese	0.5%	0.7%	0.5%
	Japanese	0.0%	0.1%	0.1%
	Korean	0.0%	0.1%	0.2%
	South Central Asian (ie. Indian)	3.3%	2.7%	1.5%
	South East Asian (ie. Vietnamese)	0.3%	0.2%	0.1%
	Other Asian	0.2%	0.3%	0.6%
	European (percent of total population)	42.0%	42.5%	32.3%
	British	12.5%	13.5%	10.2%
	Dutch	0.8%	0.7%	0.5%
	French	1.5%	1.1%	0.8%
	German	8.1%	8.1%	6.4%
	Italian	2.0%	2.2%	1.8%
	Polish	2.8%	1.3%	0.9%
	Scandinavian	1.4%	1.1%	0.8%
	Scotch/Irish	10.5%	10.4%	8.1%
Other European (ie. Greek/Russian)	2.5%	4.1%	2.9%	
Middle Eastern	1.1%	0.9%	0.7%	
Other Ancestry	13.9%	12.8%	13.1%	
Unclassified Ancestry	20.4%	20.3%	20.0%	
Education (Age 25+)	Adult Population (25 Years or Older)	6,042	38,351	81,061
	Elementary (0 to 8)	1.7%	1.9%	2.3%
	Some High School (9 to 11)	2.3%	2.2%	4.5%
	High School Graduate (12)	20.0%	20.7%	27.5%
	Some College (13 to 16)	20.9%	16.8%	17.8%
	Associates Degree Only	11.6%	8.1%	8.4%
	Bachelors Degree Only	30.2%	29.7%	23.5%
	Graduate Degree	13.3%	20.7%	16.1%
	% College (4+)	43.5%	50.4%	39.6%
Household Type	Total Households – count	3,718	23,457	49,687
	One Person HHs – count	1,271	8,174	18,054
	Family HHs – count	2,240	14,026	28,137
	Married Couple – count	1,636	11,104	19,896
	w/own children – count	731	4,168	7,333
	w/out own children – count	904	6,936	12,563
	Male Householder – count	181	925	2,182
	Female Householder – count	424	1,996	6,060
	Non-Family Households – count	206	1,257	3,496
	1 Person Household	34.2%	34.8%	36.3%
	2 Person Household	34.2%	34.9%	33.0%
	3 Person Household	14.2%	13.3%	13.8%
	4 Person Household	10.6%	10.5%	10.0%
	5 Person Household	4.3%	4.1%	4.2%
6 Person Household	1.6%	1.5%	1.7%	
7+ Person Household	0.9%	0.8%	1.0%	
% Households With Children	30.9%	24.5%	23.5%	

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Housing	Total Housing Units	3,995	25,150	54,361
	Owner Occupied Percent	55.3%	60.1%	53.4%
	Renter Occupied Percent	37.8%	33.1%	38.0%
	Vacant Housing Percent	6.9%	6.7%	8.6%
	Total Housing Units (Census 2000)	3,714	23,346	49,604
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	0.9%	4.9%	4.6%
	Property Value \$750,000 to \$999,999	1.4%	5.5%	5.4%
	Property Value \$500,000 to \$749,999	14.9%	24.1%	18.7%
	Property Value \$400,000 to \$499,999	21.3%	19.5%	14.2%
	Property Value \$300,000, to \$399,999	36.3%	23.7%	18.6%
	Property Value \$200,000 to \$299,999	18.8%	15.3%	18.3%
	Property Value \$150,000 to \$199,999	3.1%	3.9%	8.8%
	Property Value \$100,000 to \$149,999	0.6%	1.0%	6.4%
	Property Value \$60,000 to \$99,999	0.2%	0.2%	1.4%
	Property Value \$40,000 to \$59,999	1.0%	0.2%	0.6%
	Property Value \$0 to \$39,999	1.2%	1.1%	2.3%
	Median Home Value	\$369,564	\$423,310	\$365,570
Wealth per Household	\$0 and under - percent	17.3%	16.5%	17.7%
	\$1 to \$4999 - percent	8.3%	7.7%	8.8%
	\$5k to \$9999 - percent	4.6%	4.3%	4.7%
	\$10k to \$24999 - percent	6.4%	6.2%	6.4%
	\$25k to \$49999 - percent	6.9%	6.7%	6.8%
	\$50k to \$99999 - percent	10.2%	10.2%	10.2%
	\$100k to \$249999 - percent	18.1%	18.4%	17.9%
	\$250k to \$499999 - percent	13.3%	13.9%	13.0%
	\$500k+ - percent	14.9%	16.1%	14.6%
	Median HH Wealth	\$81,755	\$92,120	\$77,854
	Avg HH Wealth	\$242,114	\$257,002	\$237,770
Economic Viability	Economic Viability Local	257	268	267
	Economic Viability Indexed	93	97	96
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	4,313	26,875	56,143
	Managerial/Executive	16.5%	21.5%	17.9%
	Professional Specialty	27.3%	32.3%	27.6%
	Healthcare Support	4.2%	2.0%	3.1%
	Sales	14.1%	11.2%	10.9%
	Office & Administrative Support	11.6%	10.3%	10.6%
	Protective Service	2.1%	1.7%	2.4%
	Food Preparation	6.8%	4.7%	5.1%
	Building Maintenance & Cleaning	1.9%	1.5%	3.1%
	Personal Care	2.5%	1.8%	2.1%
	Farming, Fishing, & Forestry	0.0%	0.0%	0.1%
	Construction	2.2%	4.2%	5.4%
	Production & Transportation	10.8%	8.7%	11.8%
	Percent White Collar Workers	73.7%	77.3%	70.0%
	Percent Blue Collar Workers	26.3%	22.7%	30.0%

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	Agriculture/Mining/Construction	3.5%	5.2%	5.6%
	Manufacturing	6.7%	7.5%	8.2%
	Transportation	8.0%	5.6%	5.5%
	Information	0.4%	1.2%	1.4%
	Wholesale/Retail	15.2%	12.9%	14.1%
	Finance, Insurance, Real Estate	11.8%	10.6%	8.5%
	Professional Services	5.1%	8.7%	6.9%
	Management Services	0.0%	0.0%	0.0%
	Administrative/Waste Services	1.7%	2.6%	3.6%
	Educational Services	28.7%	30.7%	29.9%
	Entertainment Services	9.1%	7.5%	8.3%
	Other Professional Services	6.5%	4.0%	4.3%
	Public Administration	3.3%	3.7%	3.8%
Vehicles per HH	No Vehicles	2.8%	5.5%	7.7%
	1 Vehicle	38.2%	36.4%	39.2%
	2 Vehicles	38.9%	38.3%	35.0%
	3 or more vehicles	20.0%	19.8%	18.1%
	Average Number of Vehicles	1.86	1.81	1.72
Change	Births (last 12 months)	85	492	1,158
	Deaths (last 12 months)	89	604	1,133
	Migration (last 12 months)	13	27	127
Work place	Workplace Establishments	479	2,095	4,720
	Workplace Employees (FTE)	3,781	22,134	64,280