

Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 17, 2025



Latitude: 40.960452 Longitude: -73.842348

Highridge Plaza Yonkers, NY		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Current Year Estimated Population	20,005	192,777	550,054
	Population Est 25Q1	20,021	192,792	549,773
	Population Est 24Q4	20,030	192,810	549,684
	Population Est 24Q3	19,861	192,425	549,642
	Population Est 24Q2	19,881	192,499	548,429
	Population Est 24Q1	19,872	192,360	546,972
	Population Est 23Q4	19,886	191,814	545,821
	Population Est 23Q3	19,879	191,407	544,365
	Population Est 23Q2	19,850	191,224	543,929
	Population Fcst	19,762	191,385	554,456
	2010 Census Population	18,850	177,900	508,693
	2000 Census Population	19,173	178,421	505,328
	1990 Census Population	19,108	172,356	478,747
	Current Year Daytime Population	20,470	168,094	476,568
	Average Seasonal Population	170	1,416	3,396
	Historical Annual Growth, 1990 – 2000	0.03%	0.35%	0.54%
	Historical Annual Growth, 2000 – 2010	-0.17%	-0.03%	0.07%
	Estimated Annual Growth, 2010 – CY	0.41%	0.56%	0.54%
	Projected Annual Growth, CY to Y5	-0.24%	-0.14%	0.16%
	Group Qtrs Est	96	2,981	9,052
Transient Est Average Last 4 Qtrs	717	1,204	1,937	
Households	Current Year Estimated Households	8,232	74,567	203,698
	Households Est 25Q1	8,233	74,516	203,444
	Households Est 24Q4	8,239	74,533	203,445
	Households Est 24Q3	8,172	74,379	203,396
	Households Est 24Q2	8,181	74,404	202,917
	Households Est 24Q1	8,176	74,349	202,384
	Households Est 23Q4	8,183	74,109	201,902
	Households Est 23Q3	8,181	73,948	201,333
	Households Est 23Q2	8,166	73,871	201,166
	Households Fcst	8,130	74,058	205,446
	2010 Census Households	8,009	70,386	190,017
	2000 Census Households	8,176	70,514	188,028
	1990 Census Households	7,750	67,489	179,616
	Historical Annual Growth, 1990 – 2000	0.54%	0.44%	0.46%
	Historical Annual Growth, 2000 – 2010	-0.21%	-0.02%	0.11%
	Estimated Annual Growth, 2010 – CY	0.19%	0.40%	0.48%
	Projected Annual Growth, CY to Y5	-0.25%	-0.14%	0.17%
	Population per Household	2.42	2.55	2.66

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Highridge Plaza Yonkers, NY		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Income	HH Income \$500,000 or more	5.6%	5.8%	5.0%
	HH Income \$250,000 to \$499,999	6.7%	7.0%	6.0%
	HH Income \$200,000 to \$249,999	15.6%	16.3%	14.0%
	HH Income \$175,000 to \$199,999	5.8%	6.6%	6.4%
	HH Income \$150,000 to \$174,999	7.5%	6.9%	6.5%
	HH Income \$100,000 to 149,999	18.0%	16.7%	16.5%
	HH Income \$75,000 to 99,999	9.0%	10.0%	10.2%
	HH Income \$50,000 to 74,999	10.0%	10.8%	10.8%
	HH Income \$35,000 to 49,999	7.8%	6.4%	7.2%
	HH Income \$25,000 to 34,999	4.6%	3.8%	4.6%
	HH Income \$15,000 to 24,999	3.4%	4.4%	5.0%
	HH Income \$0 to 14,999	6.1%	5.4%	7.8%
	Average Household Income	\$157,442	\$186,769	\$177,218
	Median Household Income	\$126,152	\$125,080	\$112,239
	Per Capita Income	\$65,075	\$73,052	\$66,234
	Average Disposable Income	\$112,934	\$114,873	\$106,405
	Median Disposable Income	\$101,546	\$100,872	\$91,761
	Discretionary HH Income Over \$150,000	20.4%	19.2%	15.3%
	Discretionary HH Income \$125,000 to \$149,999	9.7%	10.7%	9.1%
	Discretionary HH Income \$100,000 to \$124,999	11.8%	10.2%	8.8%
	Discretionary HH Income \$75,000 to \$99,999	13.0%	12.5%	11.6%
	Discretionary HH Income \$50,000 to \$74,999	14.2%	15.0%	15.2%
	Discretionary HH Income \$25,000 to \$49,999	16.5%	16.8%	17.9%
	Discretionary HH Income Under \$25,000	14.4%	15.6%	22.1%
	Average Discretionary HH Income	\$89,630	\$87,678	\$77,672
	Median Discretionary HH Income	\$84,802	\$80,519	\$66,874
	Householder White – Count	4,225	37,053	77,938
	Median HH Income	\$132,068	\$143,791	\$149,349
	Average HH Income	\$121,848	\$128,838	\$130,876
	Householder Black or African-American – Count	596	8,870	43,901
	Median HH Income	\$73,307	\$98,100	\$88,404
	Average HH Income	\$87,741	\$105,796	\$95,669
	Householder Hispanic – Count	2,277	18,030	52,653
Median HH Income	\$119,535	\$105,034	\$88,726	
Average HH Income	\$119,889	\$108,447	\$97,720	
Householder Asian or Pacific Islander – Count	496	4,540	10,212	
Median HH Income	\$144,387	\$176,941	\$178,960	
Average HH Income	\$130,301	\$144,548	\$143,254	
Householder Other or Pacific Islander – Count	638	6,074	18,994	
Median HH Income	\$141,878	\$125,900	\$106,367	
Average HH Income	\$131,543	\$120,357	\$109,714	

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Highridge Plaza Yonkers, NY		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Gender	Male Population	9,465	90,644	260,023
	Female Population	10,539	102,133	290,030
Total Population by Age	Count of Pop 0 to 4 years	869	9,178	28,188
	Count of Pop 0 to 7 years	1,252	13,441	40,847
	Count of Pop 5 - 13	1,660	18,360	55,654
	Count of Pop 14 - 18	778	9,569	28,995
	Count of Pop 19 - 22	791	9,701	29,648
	Count of Pop 22 - 25	582	7,149	22,136
	Count of Pop 25 - 29	1,026	10,506	32,456
	Count of Pop 30 - 34	1,013	10,516	33,209
	Count of Pop 35 - 39	1,164	11,210	33,986
	Count of Pop 40 - 44	1,164	11,875	35,114
	Count of Pop 45 - 59	4,011	38,976	109,428
	Count of Pop 60 - 74	4,290	36,241	94,914
	Count of Pop 75 - 84	1,916	13,971	33,479
	Count of Pop 85+	741	5,526	12,846
	% of Pop 0 to 4 years	4.3%	4.8%	5.1%
	% of Pop 0 to 7 years	6.3%	7.0%	7.4%
	% of Pop 5 - 13	8.3%	9.5%	10.1%
	% of Pop 14 - 18	3.9%	5.0%	5.3%
	% of Pop 19 - 22	4.0%	5.0%	5.4%
	% of Pop 22 - 25	2.9%	3.7%	4.0%
	% of Pop 25 - 29	5.1%	5.4%	5.9%
	% of Pop 30 - 34	5.1%	5.5%	6.0%
	% of Pop 35 - 39	5.8%	5.8%	6.2%
	% of Pop 40 - 44	5.8%	6.2%	6.4%
	% of Pop 45 - 59	20.0%	20.2%	19.9%
	% of Pop 60 - 74	21.4%	18.8%	17.3%
	% of Pop 75 - 84	9.6%	7.2%	6.1%
	% of Pop 85+	3.7%	2.9%	2.3%
Median Age	48.9	44.3	41.5	
Average Age	46.6	43.3	41.5	
Male Population by Age	% of Pop 0 to 4 years	4.7%	5.2%	5.6%
	% of Pop 5 - 13	9.0%	10.4%	10.9%
	% of Pop 14 - 18	4.2%	5.3%	5.7%
	% of Pop 19 - 22	4.3%	5.4%	5.8%
	% of Pop 22 - 25	3.1%	4.0%	4.4%
	% of Pop 25 - 29	5.5%	5.8%	6.3%
	% of Pop 30 - 34	5.4%	5.6%	6.2%
	% of Pop 35 - 39	6.1%	5.8%	6.1%
	% of Pop 40 - 44	5.8%	6.0%	6.2%
	% of Pop 45 - 59	20.1%	20.1%	19.4%
	% of Pop 75 - 84	8.4%	6.3%	5.3%
	% of Pop 60 - 74	20.7%	18.2%	16.6%
	% of Pop 85+	2.6%	2.0%	1.6%
	Median Age	46.4	42.1	39.3
Average Age	44.7	41.6	39.8	

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	% of Pop 0 to 4 years	4.0%	4.4%	4.7%
	% of Pop 5 - 13	7.7%	8.8%	9.4%
	% of Pop 14 - 18	3.6%	4.6%	4.9%
	% of Pop 19 - 22	3.7%	4.7%	5.0%
	% of Pop 22 - 25	2.7%	3.5%	3.7%
	% of Pop 25 - 29	4.8%	5.1%	5.6%
	% of Pop 30 - 34	4.8%	5.4%	5.9%
	% of Pop 35 - 39	5.5%	5.8%	6.2%
	% of Pop 40 - 44	5.8%	6.3%	6.5%
	% of Pop 45 - 59	20.0%	20.4%	20.3%
	% of Pop 60 - 74	22.2%	19.3%	17.9%
	% of Pop 75 - 84	10.6%	8.0%	6.8%
	% of Pop 85+	4.7%	3.7%	3.0%
	Median Age	51.1	46.0	43.4
Average Age	48.3	44.8	42.9	
Race	Count of White	11,447	103,528	227,234
	Count of Black or African-American	1,630	26,258	135,218
	Count of Asian or Pacific Islander	2,026	15,953	35,689
	Count of Other races	4,902	47,039	151,912
	White	57.2%	53.7%	41.3%
	Black or African American	8.1%	13.6%	24.6%
	Asian	10.1%	8.3%	6.5%
	Other Races	24.5%	24.4%	27.6%
Language Spoken	Speak English at Home	66.4%	63.2%	62.4%
	Speak Spanish at Home	17.2%	19.7%	22.5%
	Speak French or French Creole at Home	0.3%	0.6%	1.3%
	Speak German at Home	0.4%	0.5%	0.5%
	Speak Other Indo-European Languages at Home	6.0%	6.6%	5.4%
	Speak Russian and Other Slavic Languages at Home	1.6%	1.7%	1.4%
	Speak Chinese at Home	0.7%	1.1%	1.0%
	Speak Korean at Home	0.8%	0.8%	0.5%
	Speak Vietnamese at Home	0.0%	0.1%	0.1%
	Speak Other Asian Languages at Home	2.6%	2.3%	1.5%
	Speak Tagalog and Other Pacific Languages at Home	1.6%	0.9%	0.6%
	Speak Other Language at Home	2.3%	2.5%	2.9%
Hispanic	Hispanic Population	5,166	48,897	156,982
	Hispanic Population Percent	25.8%	25.4%	28.5%
	Mexican	5.7%	10.4%	18.9%
	Puerto Rican	30.2%	28.4%	24.3%
	Cuban	2.2%	3.0%	2.3%
	Dominican	26.4%	30.2%	27.4%
	Central American	5.7%	7.9%	8.2%
	South American	25.6%	14.9%	13.0%
	Other Hispanic	4.1%	5.1%	5.9%
	2000 Hispanic Population Percent	10%	12%	17%
	1990 Hispanic Population Percent	4%	6%	12%

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Ancestry	American (percent of total population)	2.5%	2.2%	1.9%
	American	2.4%	2.0%	1.7%
	Native American (ie. Indian/Eskimo)	0.1%	0.1%	0.2%
	Hawaiian/Pacific Islander	0.1%	0.0%	0.0%
	Asian (percent of total population)	7.8%	6.6%	5.4%
	Chinese	1.2%	1.3%	1.2%
	Japanese	0.4%	0.8%	0.5%
	Korean	0.9%	0.9%	0.7%
	South Central Asian (ie. Indian)	4.4%	2.9%	2.4%
	South East Asian (ie. Vietnamese)	0.7%	0.4%	0.3%
	Other Asian	0.2%	0.2%	0.2%
	European (percent of total population)	29.0%	26.3%	19.0%
	British	1.4%	1.6%	1.3%
	Dutch	0.1%	0.1%	0.1%
	French	0.3%	0.3%	0.3%
	German	2.3%	2.3%	1.8%
	Italian	12.6%	9.7%	6.0%
	Polish	1.3%	1.3%	0.9%
	Scandinavian	0.2%	0.4%	0.3%
	Scotch/Irish	6.9%	6.2%	4.7%
Other European (ie. Greek/Russian)	3.9%	4.4%	3.8%	
Middle Eastern	0.7%	0.9%	0.6%	
Other Ancestry	15.5%	15.3%	13.1%	
Unclassified Ancestry	8.6%	8.8%	7.1%	
Education (Age 25+)	Adult Population (25 Years or Older)	15,325	138,820	385,433
	Elementary (0 to 8)	3.8%	4.7%	6.0%
	Some High School (9 to 11)	4.3%	5.3%	6.7%
	High School Graduate (12)	21.7%	19.4%	21.2%
	Some College (13 to 16)	14.0%	12.9%	13.6%
	Associates Degree Only	7.5%	6.8%	6.5%
	Bachelors Degree Only	28.9%	26.3%	23.2%
	Graduate Degree	19.8%	24.6%	22.7%
	% College (4+)	48.7%	50.8%	45.9%
Household Type	Total Households – count	8,232	74,567	203,698
	One Person HHs – count	2,672	22,203	58,114
	Family HHs – count	5,233	48,856	136,306
	Married Couple – count	3,974	36,662	92,852
	w/own children – count	1,565	15,396	40,777
	w/out own children – count	2,409	21,266	52,075
	Male Householder – count	472	3,021	10,111
	Female Householder – count	787	9,173	33,342
	Non-Family Households – count	327	3,508	9,279
	1 Person Household	32.5%	29.8%	28.5%
	2 Person Household	30.0%	28.6%	27.0%
	3 Person Household	15.0%	16.3%	16.9%
	4 Person Household	13.3%	14.9%	15.3%
	5 Person Household	6.1%	6.8%	7.5%
6 Person Household	1.9%	2.3%	2.9%	
7+ Person Household	1.2%	1.4%	1.8%	
% Households With Children	24.9%	27.5%	29.1%	

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Highridge Plaza Yonkers, NY		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Housing	Total Housing Units	8,580	78,395	214,879
	Owner Occupied Percent	70.9%	61.2%	51.4%
	Renter Occupied Percent	25.0%	33.9%	43.4%
	Vacant Housing Percent	4.1%	4.9%	5.2%
	Total Housing Units (Census 2000)	8,385	73,135	195,777
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	22.6%	24.6%	24.4%
	Property Value \$750,000 to \$999,999	24.8%	20.0%	19.8%
	Property Value \$500,000 to \$749,999	17.5%	17.1%	18.2%
	Property Value \$400,000 to \$499,999	5.3%	6.1%	6.3%
	Property Value \$300,000, to \$399,999	9.1%	8.1%	7.1%
	Property Value \$200,000 to \$299,999	10.9%	8.9%	7.4%
	Property Value \$150,000 to \$199,999	3.7%	3.2%	2.8%
	Property Value \$100,000 to \$149,999	1.9%	1.8%	1.9%
	Property Value \$60,000 to \$99,999	0.8%	0.7%	0.8%
	Property Value \$40,000 to \$59,999	0.0%	0.2%	0.2%
	Property Value \$0 to \$39,999	1.6%	1.0%	1.2%
	Median Home Value	\$736,610	\$786,844	\$802,026
Wealth per Household	\$0 and under - percent	15.6%	16.3%	17.3%
	\$1 to \$4999 - percent	7.3%	7.7%	8.5%
	\$5k to \$9999 - percent	4.0%	4.2%	4.5%
	\$10k to \$24999 - percent	5.9%	6.0%	6.2%
	\$25k to \$49999 - percent	6.6%	6.6%	6.6%
	\$50k to \$99999 - percent	10.2%	10.0%	9.9%
	\$100k to \$249999 - percent	18.9%	18.4%	17.8%
	\$250k to \$499999 - percent	14.4%	14.0%	13.4%
	\$500k+ - percent	17.1%	16.9%	15.8%
	Median HH Wealth	\$103,131	\$96,450	\$84,548
	Avg HH Wealth	\$269,876	\$265,248	\$250,768
Economic Viability	Economic Viability Local	277	275	275
	Economic Viability Indexed	100	99	99
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	10,586	99,924	280,887
	Managerial/Executive	21.3%	21.7%	19.2%
	Professional Specialty	29.3%	31.0%	29.8%
	Healthcare Support	2.9%	3.9%	5.1%
	Sales	10.1%	9.1%	8.6%
	Office & Administrative Support	14.2%	10.4%	10.0%
	Protective Service	3.3%	3.4%	3.2%
	Food Preparation	3.2%	3.3%	3.6%
	Building Maintenance & Cleaning	1.5%	2.3%	3.3%
	Personal Care	2.8%	2.6%	2.8%
	Farming, Fishing, & Forestry	0.1%	0.1%	0.1%
	Construction	5.9%	6.0%	6.5%
	Production & Transportation	5.4%	6.3%	7.9%
	Percent White Collar Workers	77.8%	76.1%	72.7%
	Percent Blue Collar Workers	22.2%	23.9%	27.3%

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	Agriculture/Mining/Construction	5.8%	5.7%	6.4%
	Manufacturing	3.3%	3.4%	3.5%
	Transportation	4.2%	4.4%	5.2%
	Information	3.7%	2.8%	2.7%
	Wholesale/Retail	12.3%	10.9%	10.5%
	Finance, Insurance, Real Estate	9.3%	10.9%	9.1%
	Professional Services	9.3%	9.8%	9.4%
	Management Services	0.8%	0.5%	0.3%
	Administrative/Waste Services	2.5%	3.1%	4.0%
	Educational Services	32.6%	31.8%	32.8%
	Entertainment Services	6.2%	6.9%	7.0%
	Other Professional Services	4.7%	4.8%	4.8%
	Public Administration	5.5%	4.8%	4.3%
Vehicles per HH	No Vehicles	7.3%	13.7%	21.8%
	1 Vehicle	47.3%	42.0%	39.6%
	2 Vehicles	31.1%	31.7%	27.8%
	3 or more vehicles	14.4%	12.6%	10.8%
	Average Number of Vehicles	1.57	1.47	1.31
Change	Births (last 12 months)	159	1,728	5,352
	Deaths (last 12 months)	230	1,754	4,294
	Migration (last 12 months)	199	404	853
Work place	Workplace Establishments	717	5,603	15,020
	Workplace Employees (FTE)	6,328	47,194	131,254