

Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 17, 2025



Latitude: 38.547197 Longitude: -121.760399

| The Davis Collection | | 1.00 Mile | 3.00 Mile | 5.00 Mile |
|-----------------------------------|---------------------------------------|-----------|-----------|-----------|
| Davis, CA | | Radius | Radius | Radius |
| Population | Current Year Estimated Population | 19,376 | 67,694 | 77,166 |
| | Population Est 25Q1 | 19,425 | 67,813 | 77,291 |
| | Population Est 24Q4 | 19,422 | 67,781 | 77,235 |
| | Population Est 24Q3 | 19,372 | 67,616 | 77,037 |
| | Population Est 24Q2 | 19,539 | 67,771 | 77,035 |
| | Population Est 24Q1 | 19,544 | 67,780 | 77,040 |
| | Population Est 23Q4 | 19,499 | 67,668 | 76,920 |
| | Population Est 23Q3 | 19,370 | 67,336 | 76,560 |
| | Population Est 23Q2 | 19,494 | 67,641 | 76,882 |
| | Population Fcst | 18,730 | 66,718 | 76,600 |
| | 2010 Census Population | 18,776 | 65,800 | 74,062 |
| | 2000 Census Population | 17,440 | 60,436 | 67,851 |
| | 1990 Census Population | 16,766 | 49,451 | 54,633 |
| | Current Year Daytime Population | 32,057 | 119,848 | 128,482 |
| | Average Seasonal Population | 178 | 644 | 792 |
| | Historical Annual Growth, 1990 – 2000 | 0.39% | 2.03% | 2.19% |
| | Historical Annual Growth, 2000 – 2010 | 0.74% | 0.85% | 0.88% |
| | Estimated Annual Growth, 2010 – CY | 0.22% | 0.20% | 0.28% |
| | Projected Annual Growth, CY to Y5 | -0.68% | -0.29% | -0.15% |
| | Group Qtrs Est | 4,817 | 7,383 | 7,402 |
| Transient Est Average Last 4 Qtrs | 256 | 1,735 | 2,025 | |
| Households | Current Year Estimated Households | 5,880 | 24,081 | 27,687 |
| | Households Est 25Q1 | 5,896 | 24,126 | 27,734 |
| | Households Est 24Q4 | 5,896 | 24,113 | 27,713 |
| | Households Est 24Q3 | 5,875 | 24,042 | 27,628 |
| | Households Est 24Q2 | 5,942 | 24,115 | 27,639 |
| | Households Est 24Q1 | 5,944 | 24,118 | 27,640 |
| | Households Est 23Q4 | 5,926 | 24,073 | 27,592 |
| | Households Est 23Q3 | 5,876 | 23,944 | 27,454 |
| | Households Est 23Q2 | 5,927 | 24,067 | 27,582 |
| | Households Fcst | 5,617 | 23,645 | 27,409 |
| | 2010 Census Households | 5,980 | 23,852 | 27,023 |
| | 2000 Census Households | 5,485 | 22,023 | 24,875 |
| | 1990 Census Households | 5,147 | 17,810 | 19,882 |
| | Historical Annual Growth, 1990 – 2000 | 0.64% | 2.15% | 2.27% |
| | Historical Annual Growth, 2000 – 2010 | 0.87% | 0.80% | 0.83% |
| | Estimated Annual Growth, 2010 – CY | -0.12% | 0.07% | 0.17% |
| | Projected Annual Growth, CY to Y5 | -0.91% | -0.36% | -0.20% |
| | Population per Household | 2.48 | 2.50 | 2.52 |

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

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| The Davis Collection | | 1.00 Mile | 3.00 Mile | 5.00 Mile |
|---|--|-----------|-----------|-----------|
| Davis, CA | | Radius | Radius | Radius |
| Income | HH Income \$500,000 or more | 3.5% | 4.3% | 4.8% |
| | HH Income \$250,000 to \$499,999 | 4.2% | 5.2% | 5.7% |
| | HH Income \$200,000 to \$249,999 | 9.8% | 12.1% | 13.3% |
| | HH Income \$175,000 to \$199,999 | 3.3% | 4.9% | 5.1% |
| | HH Income \$150,000 to \$174,999 | 4.6% | 6.0% | 6.2% |
| | HH Income \$100,000 to 149,999 | 11.8% | 14.8% | 14.7% |
| | HH Income \$75,000 to 99,999 | 8.4% | 9.5% | 9.4% |
| | HH Income \$50,000 to 74,999 | 10.6% | 10.7% | 10.5% |
| | HH Income \$35,000 to 49,999 | 8.1% | 6.9% | 6.5% |
| | HH Income \$25,000 to 34,999 | 8.8% | 6.1% | 5.8% |
| | HH Income \$15,000 to 24,999 | 5.7% | 4.8% | 4.5% |
| | HH Income \$0 to 14,999 | 21.1% | 14.7% | 13.5% |
| | Average Household Income | \$118,139 | \$135,060 | \$145,081 |
| | Median Household Income | \$62,045 | \$92,153 | \$99,404 |
| | Per Capita Income | \$38,471 | \$49,440 | \$53,295 |
| | Average Disposable Income | \$81,335 | \$96,777 | \$101,365 |
| | Median Disposable Income | \$54,069 | \$79,129 | \$84,563 |
| | Discretionary HH Income Over \$150,000 | 10.8% | 12.5% | 14.5% |
| | Discretionary HH Income \$125,000 to \$149,999 | 5.2% | 8.2% | 8.9% |
| | Discretionary HH Income \$100,000 to \$124,999 | 7.1% | 9.1% | 9.3% |
| | Discretionary HH Income \$75,000 to \$99,999 | 6.6% | 9.8% | 9.8% |
| | Discretionary HH Income \$50,000 to \$74,999 | 10.7% | 14.0% | 14.0% |
| | Discretionary HH Income \$25,000 to \$49,999 | 15.9% | 16.0% | 15.5% |
| | Discretionary HH Income Under \$25,000 | 43.7% | 30.2% | 27.9% |
| | Average Discretionary HH Income | \$55,362 | \$68,975 | \$73,234 |
| | Median Discretionary HH Income | \$32,223 | \$56,305 | \$61,783 |
| | Householder White – Count | 3,152 | 13,023 | 15,089 |
| | Median HH Income | \$103,148 | \$117,388 | \$123,984 |
| | Average HH Income | \$106,599 | \$116,012 | \$119,561 |
| | Householder Black or African-American – Count | 90 | 368 | 456 |
| | Median HH Income | \$47,681 | \$45,346 | \$48,791 |
| | Average HH Income | \$56,518 | \$72,508 | \$78,880 |
| | Householder Hispanic – Count | 589 | 3,008 | 3,443 |
| | Median HH Income | \$32,964 | \$70,812 | \$73,919 |
| | Average HH Income | \$55,710 | \$83,151 | \$86,037 |
| Householder Asian or Pacific Islander – Count | 1,375 | 5,055 | 5,688 | |
| Median HH Income | \$39,386 | \$63,035 | \$69,897 | |
| Average HH Income | \$66,499 | \$83,977 | \$88,566 | |
| Householder Other or Pacific Islander – Count | 673 | 2,627 | 3,011 | |
| Median HH Income | \$36,619 | \$67,709 | \$78,411 | |
| Average HH Income | \$51,183 | \$85,101 | \$92,023 | |

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| The Davis Collection | | 1.00 Mile | 3.00 Mile | 5.00 Mile |
|--------------------------------|---------------------------|-----------|-----------|-----------|
| Davis, CA | | Radius | Radius | Radius |
| Gender | Male Population | 8,977 | 31,526 | 36,129 |
| | Female Population | 10,400 | 36,169 | 41,037 |
| Total Population by Age | Count of Pop 0 to 4 years | 524 | 2,523 | 3,012 |
| | Count of Pop 0 to 7 years | 602 | 3,035 | 3,702 |
| | Count of Pop 5 - 13 | 888 | 4,272 | 5,161 |
| | Count of Pop 14 - 18 | 2,718 | 5,970 | 6,461 |
| | Count of Pop 19 - 22 | 4,288 | 10,604 | 11,173 |
| | Count of Pop 22 - 25 | 3,811 | 10,423 | 10,903 |
| | Count of Pop 25 - 29 | 462 | 2,072 | 2,735 |
| | Count of Pop 30 - 34 | 1,567 | 5,544 | 6,173 |
| | Count of Pop 35 - 39 | 783 | 3,316 | 3,829 |
| | Count of Pop 40 - 44 | 523 | 2,777 | 3,304 |
| | Count of Pop 45 - 59 | 1,464 | 7,923 | 9,640 |
| | Count of Pop 60 - 74 | 1,368 | 7,676 | 9,305 |
| | Count of Pop 75 - 84 | 645 | 3,220 | 3,892 |
| | Count of Pop 85+ | 333 | 1,375 | 1,578 |
| | % of Pop 0 to 4 years | 2.7% | 3.7% | 3.9% |
| | % of Pop 0 to 7 years | 3.1% | 4.5% | 4.8% |
| | % of Pop 5 - 13 | 4.6% | 6.3% | 6.7% |
| | % of Pop 14 - 18 | 14.0% | 8.8% | 8.4% |
| | % of Pop 19 - 22 | 22.1% | 15.7% | 14.5% |
| | % of Pop 22 - 25 | 19.7% | 15.4% | 14.1% |
| | % of Pop 25 - 29 | 2.4% | 3.1% | 3.5% |
| | % of Pop 30 - 34 | 8.1% | 8.2% | 8.0% |
| | % of Pop 35 - 39 | 4.0% | 4.9% | 5.0% |
| | % of Pop 40 - 44 | 2.7% | 4.1% | 4.3% |
| | % of Pop 45 - 59 | 7.6% | 11.7% | 12.5% |
| | % of Pop 60 - 74 | 7.1% | 11.3% | 12.1% |
| | % of Pop 75 - 84 | 3.3% | 4.8% | 5.0% |
| | % of Pop 85+ | 1.7% | 2.0% | 2.0% |
| Median Age | 23.0 | 25.1 | 28.4 | |
| Average Age | 30.6 | 35.3 | 36.0 | |
| Male Population by Age | % of Pop 0 to 4 years | 3.0% | 4.1% | 4.3% |
| | % of Pop 5 - 13 | 5.3% | 7.0% | 7.4% |
| | % of Pop 14 - 18 | 12.0% | 8.0% | 7.7% |
| | % of Pop 19 - 22 | 20.9% | 14.9% | 13.8% |
| | % of Pop 22 - 25 | 19.8% | 15.0% | 13.8% |
| | % of Pop 25 - 29 | 2.8% | 3.4% | 3.8% |
| | % of Pop 30 - 34 | 8.9% | 8.9% | 8.7% |
| | % of Pop 35 - 39 | 4.7% | 5.5% | 5.5% |
| | % of Pop 40 - 44 | 3.3% | 4.4% | 4.6% |
| | % of Pop 45 - 59 | 7.8% | 11.8% | 12.6% |
| | % of Pop 75 - 84 | 3.2% | 4.5% | 4.7% |
| | % of Pop 60 - 74 | 7.0% | 11.0% | 11.7% |
| | % of Pop 85+ | 1.4% | 1.6% | 1.6% |
| | Median Age | 23.3 | 26.5 | 29.1 |
| Average Age | 30.7 | 34.8 | 35.5 | |

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| The Davis Collection Davis, CA | | 1.00 Mile Radius | 3.00 Mile Radius | 5.00 Mile Radius |
|-----------------------------------|---|---------------------|---------------------|---------------------|
| | % of Pop 0 to 4 years | 2.5% | 3.4% | 3.6% |
| | % of Pop 5 - 13 | 4.0% | 5.7% | 6.1% |
| | % of Pop 14 - 18 | 15.7% | 9.5% | 8.9% |
| | % of Pop 19 - 22 | 23.2% | 16.4% | 15.1% |
| | % of Pop 22 - 25 | 19.5% | 15.7% | 14.4% |
| | % of Pop 25 - 29 | 2.0% | 2.8% | 3.3% |
| | % of Pop 30 - 34 | 7.4% | 7.5% | 7.4% |
| | % of Pop 35 - 39 | 3.5% | 4.4% | 4.5% |
| | % of Pop 40 - 44 | 2.2% | 3.8% | 4.0% |
| | % of Pop 45 - 59 | 7.3% | 11.6% | 12.4% |
| | % of Pop 60 - 74 | 7.1% | 11.7% | 12.4% |
| | % of Pop 75 - 84 | 3.5% | 5.0% | 5.3% |
| | % of Pop 85+ | 2.0% | 2.4% | 2.4% |
| | Median Age | 22.7 | 24.9 | 27.8 |
| Average Age | 30.6 | 35.7 | 36.5 | |
| Race | Count of White | 10,479 | 37,591 | 43,040 |
| | Count of Black or African-American | 516 | 1,600 | 1,915 |
| | Count of Asian or Pacific Islander | 4,794 | 15,807 | 17,804 |
| | Count of Other races | 3,587 | 12,696 | 14,406 |
| | White | 54.1% | 55.5% | 55.8% |
| | Black or African American | 2.7% | 2.4% | 2.5% |
| | Asian | 24.7% | 23.4% | 23.1% |
| | Other Races | 18.5% | 18.8% | 18.7% |
| Language Spoken | Speak English at Home | 63.3% | 67.6% | 68.2% |
| | Speak Spanish at Home | 9.6% | 10.2% | 10.2% |
| | Speak French or French Creole at Home | 1.1% | 0.7% | 0.7% |
| | Speak German at Home | 0.7% | 0.6% | 0.6% |
| | Speak Other Indo-European Languages at Home | 4.7% | 4.0% | 3.9% |
| | Speak Russian and Other Slavic Languages at Home | 0.3% | 0.5% | 0.4% |
| | Speak Chinese at Home | 10.3% | 9.1% | 9.0% |
| | Speak Korean at Home | 1.8% | 1.5% | 1.4% |
| | Speak Vietnamese at Home | 1.5% | 1.1% | 1.0% |
| | Speak Other Asian Languages at Home | 4.3% | 2.9% | 2.8% |
| | Speak Tagalog and Other Pacific Languages at Home | 0.5% | 0.7% | 0.7% |
| | Speak Other Language at Home | 1.9% | 1.0% | 1.0% |
| Hispanic | Hispanic Population | 3,088 | 11,587 | 13,061 |
| | Hispanic Population Percent | 15.9% | 17.1% | 16.9% |
| | Mexican | 67.7% | 74.2% | 74.6% |
| | Puerto Rican | 3.5% | 2.3% | 2.3% |
| | Cuban | 1.6% | 1.5% | 1.3% |
| | Dominican | 0.1% | 0.0% | 0.0% |
| | Central American | 11.4% | 8.4% | 8.2% |
| | South American | 10.1% | 8.7% | 8.4% |
| | Other Hispanic | 5.6% | 4.9% | 5.1% |
| | 2000 Hispanic Population Percent | 9% | 10% | 10% |
| | 1990 Hispanic Population Percent | 7% | 8% | 8% |

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|------------------------------------|--|-----------|-----------|-----------|
| Davis, CA | | Radius | Radius | Radius |
| Ancestry | American (percent of total population) | 1.7% | 1.7% | 1.7% |
| | American | 0.8% | 1.2% | 1.2% |
| | Native American (ie. Indian/Eskimo) | 0.4% | 0.3% | 0.2% |
| | Hawaiian/Pacific Islander | 0.6% | 0.3% | 0.3% |
| | Asian (percent of total population) | 20.3% | 18.4% | 18.4% |
| | Chinese | 10.6% | 10.1% | 10.2% |
| | Japanese | 1.7% | 1.4% | 1.3% |
| | Korean | 2.1% | 1.8% | 1.7% |
| | South Central Asian (ie. Indian) | 2.8% | 2.7% | 2.8% |
| | South East Asian (ie. Vietnamese) | 1.7% | 1.3% | 1.3% |
| | Other Asian | 1.4% | 1.1% | 1.1% |
| | European (percent of total population) | 21.6% | 24.3% | 24.6% |
| | British | 3.9% | 4.6% | 4.7% |
| | Dutch | 0.3% | 0.3% | 0.4% |
| | French | 0.9% | 0.8% | 0.8% |
| | German | 3.5% | 4.4% | 4.5% |
| | Italian | 1.7% | 1.7% | 1.8% |
| | Polish | 0.6% | 0.6% | 0.6% |
| | Scandinavian | 1.7% | 2.0% | 2.1% |
| | Scotch/Irish | 3.7% | 4.3% | 4.4% |
| Other European (ie. Greek/Russian) | 5.3% | 5.5% | 5.3% | |
| Middle Eastern | 1.8% | 1.2% | 1.1% | |
| Other Ancestry | 22.8% | 21.9% | 21.8% | |
| Unclassified Ancestry | 8.1% | 7.5% | 7.7% | |
| Education (Age 25+) | Adult Population (25 Years or Older) | 7,146 | 33,902 | 40,456 |
| | Elementary (0 to 8) | 1.5% | 2.0% | 2.1% |
| | Some High School (9 to 11) | 1.2% | 1.8% | 1.8% |
| | High School Graduate (12) | 5.6% | 7.5% | 7.8% |
| | Some College (13 to 16) | 10.5% | 10.4% | 10.1% |
| | Associates Degree Only | 2.9% | 4.3% | 4.4% |
| | Bachelors Degree Only | 32.8% | 31.8% | 31.7% |
| | Graduate Degree | 45.4% | 42.3% | 42.1% |
| | % College (4+) | 78.3% | 74.1% | 73.8% |
| Household Type | Total Households – count | 5,880 | 24,081 | 27,687 |
| | One Person HHs – count | 1,580 | 6,221 | 6,914 |
| | Family HHs – count | 2,111 | 11,022 | 13,249 |
| | Married Couple – count | 1,796 | 8,921 | 10,735 |
| | w/own children – count | 706 | 3,353 | 4,085 |
| | w/out own children – count | 1,089 | 5,568 | 6,650 |
| | Male Householder – count | 91 | 452 | 557 |
| | Female Householder – count | 225 | 1,649 | 1,957 |
| | Non-Family Households – count | 2,189 | 6,838 | 7,524 |
| | 1 Person Household | 26.9% | 25.8% | 25.0% |
| | 2 Person Household | 32.9% | 33.2% | 33.4% |
| | 3 Person Household | 17.2% | 17.9% | 17.9% |
| | 4 Person Household | 14.4% | 15.3% | 15.7% |
| | 5 Person Household | 5.5% | 5.0% | 5.2% |
| 6 Person Household | 2.0% | 1.7% | 1.8% | |
| 7+ Person Household | 1.1% | 1.0% | 1.1% | |
| % Households With Children | 14.0% | 18.0% | 19.1% | |

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| The Davis Collection Davis, CA | | 1.00 Mile Radius | 3.00 Mile Radius | 5.00 Mile Radius |
|--|---|---------------------|---------------------|---------------------|
| Housing | Total Housing Units | 6,309 | 25,556 | 29,373 |
| | Owner Occupied Percent | 31.4% | 40.1% | 42.3% |
| | Renter Occupied Percent | 61.8% | 54.1% | 52.0% |
| | Vacant Housing Percent | 6.8% | 5.8% | 5.7% |
| | Total Housing Units (Census 2000) | 5,755 | 22,676 | 25,610 |
| Home Value (Owner Occupied) | Property Value \$1,000,000 or more | 57.7% | 43.8% | 46.1% |
| | Property Value \$750,000 to \$999,999 | 26.2% | 24.7% | 23.4% |
| | Property Value \$500,000 to \$749,999 | 7.6% | 17.0% | 15.7% |
| | Property Value \$400,000 to \$499,999 | 0.6% | 3.0% | 2.7% |
| | Property Value \$300,000, to \$399,999 | 0.2% | 2.9% | 2.4% |
| | Property Value \$200,000 to \$299,999 | 0.0% | 1.1% | 1.0% |
| | Property Value \$150,000 to \$199,999 | 0.0% | 0.0% | 0.0% |
| | Property Value \$100,000 to \$149,999 | 1.1% | 0.7% | 0.6% |
| | Property Value \$60,000 to \$99,999 | 0.8% | 0.6% | 0.5% |
| | Property Value \$40,000 to \$59,999 | 0.0% | 0.0% | 0.0% |
| | Property Value \$0 to \$39,999 | 0.8% | 1.7% | 1.5% |
| | Median Home Value | \$1,109,291 | \$984,129 | \$1,022,433 |
| Wealth per Household | \$0 and under - percent | 20.1% | 18.6% | 18.3% |
| | \$1 to \$4999 - percent | 10.2% | 9.0% | 8.8% |
| | \$5k to \$9999 - percent | 5.3% | 4.8% | 4.7% |
| | \$10k to \$24999 - percent | 6.9% | 6.5% | 6.4% |
| | \$25k to \$49999 - percent | 6.5% | 6.5% | 6.5% |
| | \$50k to \$99999 - percent | 9.2% | 9.4% | 9.4% |
| | \$100k to \$249999 - percent | 15.8% | 16.7% | 16.9% |
| | \$250k to \$499999 - percent | 11.7% | 12.7% | 12.9% |
| | \$500k+ - percent | 14.3% | 15.8% | 16.1% |
| | Median HH Wealth | \$55,389 | \$74,256 | \$78,292 |
| | Avg HH Wealth | \$225,907 | \$245,683 | \$250,224 |
| Economic Viability | Economic Viability Local | 250 | 247 | 249 |
| | Economic Viability Indexed | 90 | 89 | 90 |
| Occupation (Employed Civilians Age 16+) | Employed Civilian Pop 16+ by Occupation | 7,235 | 30,722 | 35,502 |
| | Managerial/Executive | 10.9% | 12.7% | 13.8% |
| | Professional Specialty | 45.4% | 48.6% | 48.5% |
| | Healthcare Support | 2.7% | 2.7% | 2.6% |
| | Sales | 9.4% | 6.9% | 6.5% |
| | Office & Administrative Support | 7.0% | 6.7% | 6.8% |
| | Protective Service | 1.1% | 1.7% | 1.7% |
| | Food Preperation | 9.4% | 8.5% | 8.1% |
| | Building Maintenance & Cleaning | 0.9% | 1.6% | 1.6% |
| | Personal Care | 4.0% | 2.5% | 2.4% |
| | Farming, Fishing, & Forestry | 0.7% | 0.6% | 0.5% |
| | Construction | 2.3% | 1.8% | 2.1% |
| | Production & Transportation | 6.2% | 5.7% | 5.5% |
| | Percent White Collar Workers | 75.4% | 77.7% | 78.2% |
| | Percent Blue Collar Workers | 24.6% | 22.3% | 21.8% |

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| The Davis Collection Davis, CA | | 1.00 Mile Radius | 3.00 Mile Radius | 5.00 Mile Radius |
|-----------------------------------|---------------------------------|---------------------|---------------------|---------------------|
| | Agriculture/Mining/Construction | 3.5% | 3.3% | 3.7% |
| | Manufacturing | 2.7% | 4.1% | 4.3% |
| | Transportation | 3.7% | 3.5% | 3.9% |
| | Information | 1.8% | 1.2% | 1.2% |
| | Wholesale/Retail | 9.8% | 8.5% | 8.1% |
| | Finance, Insurance, Real Estate | 2.2% | 2.6% | 3.1% |
| | Professional Services | 10.4% | 10.5% | 10.8% |
| | Management Services | 0.0% | 0.1% | 0.1% |
| | Administrative/Waste Services | 1.8% | 2.4% | 2.6% |
| | Educational Services | 43.4% | 43.3% | 42.3% |
| | Entertainment Services | 13.0% | 11.4% | 10.5% |
| | Other Professional Services | 3.4% | 2.6% | 2.6% |
| | Public Administration | 4.4% | 6.6% | 6.9% |
| Vehicles per HH | No Vehicles | 14.4% | 9.8% | 8.8% |
| | 1 Vehicle | 39.7% | 35.1% | 34.3% |
| | 2 Vehicles | 30.9% | 35.7% | 36.8% |
| | 3 or more vehicles | 15.0% | 19.4% | 20.2% |
| | Average Number of Vehicles | 1.53 | 1.72 | 1.76 |
| Change | Births (last 12 months) | 231 | 877 | 979 |
| | Deaths (last 12 months) | 85 | 377 | 451 |
| | Migration (last 12 months) | -302 | -559 | -377 |
| Work place | Workplace Establishments | 543 | 2,270 | 2,546 |
| | Workplace Employees (FTE) | 12,559 | 34,156 | 36,287 |