

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

Morris Hills Shopping Center Parsippany, NJ		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Population</b>	Current Year Estimated Population	45,630	155,022	759,798
	Population Est 25Q1	44,813	153,962	755,837
	Population Est 24Q4	44,618	153,625	754,264
	Population Est 24Q3	44,595	153,444	752,876
	Population Est 24Q2	44,233	151,764	748,873
	Population Est 24Q1	44,232	151,513	746,376
	Population Est 23Q4	44,204	151,238	743,000
	Population Est 23Q3	44,127	150,854	740,467
	Population Est 23Q2	44,072	150,586	739,844
	Population Fcst	47,732	160,579	777,304
	2010 Census Population	40,758	140,096	693,386
	2000 Census Population	39,610	135,668	679,701
	1990 Census Population	38,354	124,260	632,760
	Current Year Daytime Population	67,675	231,296	888,652
	Average Seasonal Population	262	1,156	6,420
	Historical Annual Growth, 1990 – 2000	0.32%	0.88%	0.72%
	Historical Annual Growth, 2000 – 2010	0.29%	0.32%	0.20%
	Estimated Annual Growth, 2010 – CY	0.78%	0.70%	0.63%
	Projected Annual Growth, CY to Y5	0.90%	0.71%	0.46%
	Group Qtrs Est	263	1,487	14,217
Transient Est Average Last 4 Qtrs	5,947	17,225	29,232	
<b>Households</b>	Current Year Estimated Households	17,230	59,307	280,301
	Households Est 25Q1	16,912	58,886	278,707
	Households Est 24Q4	16,834	58,777	278,143
	Households Est 24Q3	16,826	58,709	277,633
	Households Est 24Q2	16,724	58,127	276,187
	Households Est 24Q1	16,726	58,036	275,260
	Households Est 23Q4	16,710	57,918	273,943
	Households Est 23Q3	16,680	57,764	272,951
	Households Est 23Q2	16,658	57,659	272,745
	Households Fcst	18,027	61,380	286,883
	2010 Census Households	15,428	53,421	253,983
	2000 Census Households	15,095	51,813	246,178
	1990 Census Households	14,387	45,606	226,880
	Historical Annual Growth, 1990 – 2000	0.48%	1.28%	0.82%
	Historical Annual Growth, 2000 – 2010	0.22%	0.31%	0.31%
	Estimated Annual Growth, 2010 – CY	0.76%	0.72%	0.68%
	Projected Annual Growth, CY to Y5	0.91%	0.69%	0.47%
	Population per Household	2.63	2.59	2.66

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

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

Morris Hills Shopping Center Parsippany, NJ		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	5.5%	6.3%	5.9%
	HH Income \$250,000 to \$499,999	6.6%	7.5%	7.0%
	HH Income \$200,000 to \$249,999	15.5%	17.5%	16.4%
	HH Income \$175,000 to \$199,999	7.0%	7.4%	6.6%
	HH Income \$150,000 to \$174,999	8.2%	8.8%	7.6%
	HH Income \$100,000 to 149,999	19.2%	19.7%	17.5%
	HH Income \$75,000 to 99,999	11.9%	10.5%	10.2%
	HH Income \$50,000 to 74,999	8.8%	8.5%	10.3%
	HH Income \$35,000 to 49,999	4.4%	4.5%	5.8%
	HH Income \$25,000 to 34,999	4.0%	3.4%	4.2%
	HH Income \$15,000 to 24,999	2.5%	2.1%	3.4%
	HH Income \$0 to 14,999	6.4%	3.9%	5.1%
	Average Household Income	\$165,834	\$179,813	\$179,743
	Median Household Income	\$128,302	\$142,918	\$129,545
	Per Capita Income	\$62,904	\$69,455	\$67,160
	Average Disposable Income	\$117,360	\$125,566	\$118,170
	Median Disposable Income	\$105,107	\$115,887	\$106,015
	Discretionary HH Income Over \$150,000	20.5%	23.0%	21.4%
	Discretionary HH Income \$125,000 to \$149,999	9.8%	11.5%	10.4%
	Discretionary HH Income \$100,000 to \$124,999	10.6%	12.5%	10.6%
	Discretionary HH Income \$75,000 to \$99,999	14.5%	14.6%	12.2%
	Discretionary HH Income \$50,000 to \$74,999	18.0%	15.7%	14.4%
	Discretionary HH Income \$25,000 to \$49,999	12.9%	12.2%	15.8%
	Discretionary HH Income Under \$25,000	13.7%	10.5%	15.2%
	Average Discretionary HH Income	\$90,983	\$97,646	\$90,655
	Median Discretionary HH Income	\$83,978	\$93,943	\$84,041
	Householder White – Count	9,951	38,869	157,159
	Median HH Income	\$120,079	\$143,624	\$152,607
	Average HH Income	\$119,662	\$131,558	\$134,639
	Householder Black or African-American – Count	654	1,692	38,274
	Median HH Income	\$107,519	\$100,040	\$77,272
	Average HH Income	\$114,570	\$109,493	\$89,144
	Householder Hispanic – Count	1,287	5,064	41,442
	Median HH Income	\$106,695	\$118,696	\$95,829
Average HH Income	\$109,625	\$118,760	\$103,632	
Householder Asian or Pacific Islander – Count	4,369	10,210	23,669	
Median HH Income	\$170,755	\$171,964	\$180,173	
Average HH Income	\$139,667	\$143,552	\$146,411	
Householder Other or Pacific Islander – Count	969	3,472	19,756	
Median HH Income	\$119,735	\$131,540	\$121,652	
Average HH Income	\$121,542	\$128,536	\$120,087	

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

Morris Hills Shopping Center Parsippany, NJ		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Gender</b>	Male Population	22,501	76,038	366,917
	Female Population	23,129	78,985	392,882
<b>Total Population by Age</b>	Count of Pop 0 to 4 years	2,537	8,521	40,260
	Count of Pop 0 to 7 years	3,435	11,661	55,899
	Count of Pop 5 - 13	4,150	14,060	72,723
	Count of Pop 14 - 18	2,101	7,036	38,201
	Count of Pop 19 - 22	2,087	7,162	39,852
	Count of Pop 22 - 25	1,526	5,396	30,205
	Count of Pop 25 - 29	2,489	8,561	44,261
	Count of Pop 30 - 34	2,876	9,696	43,637
	Count of Pop 35 - 39	3,192	10,603	46,823
	Count of Pop 40 - 44	3,219	10,389	47,700
	Count of Pop 45 - 59	9,039	30,480	150,786
	Count of Pop 60 - 74	8,417	29,191	138,216
	Count of Pop 75 - 84	2,904	10,060	47,928
	Count of Pop 85+	1,093	3,865	19,207
	% of Pop 0 to 4 years	5.6%	5.5%	5.3%
	% of Pop 0 to 7 years	7.5%	7.5%	7.4%
	% of Pop 5 - 13	9.1%	9.1%	9.6%
	% of Pop 14 - 18	4.6%	4.5%	5.0%
	% of Pop 19 - 22	4.6%	4.6%	5.2%
	% of Pop 22 - 25	3.3%	3.5%	4.0%
	% of Pop 25 - 29	5.5%	5.5%	5.8%
	% of Pop 30 - 34	6.3%	6.3%	5.7%
	% of Pop 35 - 39	7.0%	6.8%	6.2%
	% of Pop 40 - 44	7.1%	6.7%	6.3%
	% of Pop 45 - 59	19.8%	19.7%	19.8%
	% of Pop 60 - 74	18.4%	18.8%	18.2%
	% of Pop 75 - 84	6.4%	6.5%	6.3%
	% of Pop 85+	2.4%	2.5%	2.5%
Median Age	42.9	43.1	42.5	
Average Age	42.5	42.7	42.1	
<b>Male Population by Age</b>	% of Pop 0 to 4 years	5.8%	5.8%	5.6%
	% of Pop 5 - 13	9.3%	9.5%	10.2%
	% of Pop 14 - 18	4.8%	4.7%	5.3%
	% of Pop 19 - 22	4.8%	4.8%	5.5%
	% of Pop 22 - 25	3.5%	3.7%	4.2%
	% of Pop 25 - 29	5.7%	5.9%	6.2%
	% of Pop 30 - 34	6.4%	6.4%	5.9%
	% of Pop 35 - 39	7.1%	6.9%	6.2%
	% of Pop 40 - 44	7.3%	6.8%	6.3%
	% of Pop 45 - 59	19.6%	19.3%	19.6%
	% of Pop 75 - 84	5.5%	5.7%	5.4%
	% of Pop 60 - 74	18.4%	18.6%	17.7%
	% of Pop 85+	1.8%	1.9%	1.8%
	Median Age	41.8	41.6	40.6
Average Age	41.6	41.5	40.7	

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

Morris Hills Shopping Center Parsippany, NJ		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	% of Pop 0 to 4 years	5.3%	5.2%	5.0%
	% of Pop 5 - 13	8.9%	8.6%	9.0%
	% of Pop 14 - 18	4.4%	4.3%	4.8%
	% of Pop 19 - 22	4.4%	4.4%	5.0%
	% of Pop 22 - 25	3.2%	3.3%	3.8%
	% of Pop 25 - 29	5.2%	5.2%	5.5%
	% of Pop 30 - 34	6.3%	6.1%	5.6%
	% of Pop 35 - 39	6.9%	6.8%	6.1%
	% of Pop 40 - 44	6.8%	6.6%	6.3%
	% of Pop 45 - 59	20.0%	20.0%	20.1%
	% of Pop 60 - 74	18.5%	19.1%	18.6%
	% of Pop 75 - 84	7.2%	7.3%	7.1%
	% of Pop 85+	2.9%	3.1%	3.2%
	Median Age	44.0	44.6	44.3
Average Age	43.5	43.9	43.4	
Race	Count of White	24,287	97,789	432,984
	Count of Black or African-American	1,522	5,481	111,455
	Count of Asian or Pacific Islander	14,991	33,089	78,740
	Count of Other races	4,831	18,664	136,620
	White	53.2%	63.1%	57.0%
	Black or African American	3.3%	3.5%	14.7%
	Asian	32.9%	21.3%	10.4%
	Other Races	10.6%	12.0%	18.0%
Language Spoken	Speak English at Home	62.4%	69.1%	69.6%
	Speak Spanish at Home	5.4%	7.6%	14.0%
	Speak French or French Creole at Home	0.4%	0.4%	1.8%
	Speak German at Home	0.5%	0.4%	0.3%
	Speak Other Indo-European Languages at Home	16.0%	9.7%	5.5%
	Speak Russian and Other Slavic Languages at Home	1.9%	1.7%	1.5%
	Speak Chinese at Home	4.4%	4.1%	2.1%
	Speak Korean at Home	0.6%	0.7%	0.4%
	Speak Vietnamese at Home	0.4%	0.4%	0.1%
	Speak Other Asian Languages at Home	5.8%	4.2%	1.8%
	Speak Tagalog and Other Pacific Languages at Home	0.9%	0.6%	0.6%
	Speak Other Language at Home	1.4%	1.1%	2.3%
Hispanic	Hispanic Population	4,338	17,075	136,089
	Hispanic Population Percent	9.5%	11.0%	17.9%
	Mexican	8.8%	8.3%	10.7%
	Puerto Rican	24.3%	21.3%	21.1%
	Cuban	4.6%	5.2%	4.2%
	Dominican	8.8%	7.1%	11.2%
	Central American	12.5%	18.3%	14.7%
	South American	34.1%	33.3%	31.9%
	Other Hispanic	7.0%	6.5%	6.3%
	2000 Hispanic Population Percent	7%	6%	10%
	1990 Hispanic Population Percent	4%	4%	6%

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

Morris Hills Shopping Center Parsippany, NJ		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Ancestry</b>	American (percent of total population)	1.7%	1.8%	2.0%
	American	1.6%	1.6%	1.9%
	Native American (ie. Indian/Eskimo)	0.1%	0.1%	0.1%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
	Asian (percent of total population)	30.5%	19.7%	9.2%
	Chinese	6.2%	5.2%	2.6%
	Japanese	0.2%	0.1%	0.2%
	Korean	0.8%	0.9%	0.6%
	South Central Asian (ie. Indian)	22.4%	12.7%	5.3%
	South East Asian (ie. Vietnamese)	0.5%	0.4%	0.3%
	Other Asian	0.4%	0.5%	0.2%
	European (percent of total population)	27.5%	36.0%	31.1%
	British	2.3%	2.8%	2.5%
	Dutch	0.4%	0.5%	0.5%
	French	0.3%	0.5%	0.4%
	German	3.8%	4.9%	4.2%
	Italian	8.4%	11.0%	9.5%
	Polish	2.1%	2.9%	2.4%
	Scandinavian	0.7%	1.0%	0.7%
	Scotch/Irish	6.0%	7.7%	6.6%
Other European (ie. Greek/Russian)	3.6%	4.8%	4.3%	
Middle Eastern	0.8%	1.1%	1.2%	
Other Ancestry	16.7%	16.0%	13.6%	
Unclassified Ancestry	7.5%	8.7%	9.1%	
<b>Education (Age 25+)</b>	Adult Population (25 Years or Older)	33,228	112,846	538,557
	Elementary (0 to 8)	2.8%	2.1%	4.0%
	Some High School (9 to 11)	3.0%	2.5%	3.4%
	High School Graduate (12)	16.9%	18.0%	21.9%
	Some College (13 to 16)	10.8%	11.9%	13.8%
	Associates Degree Only	5.4%	5.8%	5.8%
	Bachelors Degree Only	35.9%	34.8%	29.7%
	Graduate Degree	25.3%	25.1%	21.4%
	% College (4+)	61.2%	59.8%	51.1%
<b>Household Type</b>	Total Households – count	17,230	59,307	280,301
	One Person HHs – count	4,134	14,781	71,567
	Family HHs – count	12,060	40,665	194,213
	Married Couple – count	10,321	34,527	150,290
	w/own children – count	4,803	14,896	65,566
	w/out own children – count	5,517	19,631	84,723
	Male Householder – count	587	1,912	12,215
	Female Householder – count	1,153	4,225	31,708
	Non-Family Households – count	1,036	3,862	14,520
	1 Person Household	24.0%	24.9%	25.5%
	2 Person Household	30.9%	31.2%	29.1%
	3 Person Household	18.6%	17.7%	17.3%
	4 Person Household	16.9%	16.8%	16.8%
	5 Person Household	6.1%	6.2%	7.1%
	6 Person Household	2.3%	2.1%	2.7%
7+ Person Household	1.1%	1.1%	1.6%	
% Households With Children	31.6%	29.5%	30.4%	

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

Morris Hills Shopping Center Parsippany, NJ		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Housing</b>	Total Housing Units	17,856	61,609	293,245
	Owner Occupied Percent	59.7%	66.5%	61.2%
	Renter Occupied Percent	36.8%	29.7%	34.4%
	Vacant Housing Percent	3.5%	3.7%	4.4%
	Total Housing Units (Census 2000)	15,408	53,074	254,521
<b>Home Value (Owner Occupied)</b>	Property Value \$1,000,000 or more	18.7%	22.6%	22.2%
	Property Value \$750,000 to \$999,999	32.6%	29.8%	24.2%
	Property Value \$500,000 to \$749,999	32.7%	29.1%	26.9%
	Property Value \$400,000 to \$499,999	7.8%	7.8%	9.7%
	Property Value \$300,000, to \$399,999	1.7%	3.6%	6.2%
	Property Value \$200,000 to \$299,999	0.5%	2.2%	2.7%
	Property Value \$150,000 to \$199,999	0.9%	0.6%	0.7%
	Property Value \$100,000 to \$149,999	0.5%	0.7%	0.5%
	Property Value \$60,000 to \$99,999	0.5%	0.4%	0.6%
	Property Value \$40,000 to \$59,999	0.1%	0.1%	0.2%
	Property Value \$0 to \$39,999	0.3%	0.4%	0.7%
	Median Home Value	\$788,423	\$792,253	\$768,743
<b>Wealth per Household</b>	\$0 and under - percent	16.2%	15.6%	16.3%
	\$1 to \$4999 - percent	7.4%	6.9%	7.6%
	\$5k to \$9999 - percent	4.1%	3.9%	4.2%
	\$10k to \$24999 - percent	6.0%	5.8%	6.0%
	\$25k to \$49999 - percent	6.6%	6.6%	6.6%
	\$50k to \$99999 - percent	9.9%	10.0%	10.0%
	\$100k to \$249999 - percent	18.3%	18.7%	18.4%
	\$250k to \$499999 - percent	14.2%	14.6%	14.0%
	\$500k+ - percent	17.4%	17.9%	16.8%
	Median HH Wealth	\$99,493	\$109,195	\$96,072
	Avg HH Wealth	\$270,633	\$277,930	\$264,622
<b>Economic Viability</b>	Economic Viability Local	310	303	295
	Economic Viability Indexed	112	109	107
<b>Occupation (Employed Civilians Age 16+)</b>	Employed Civilian Pop 16+ by Occupation	25,090	85,684	405,498
	Managerial/Executive	26.1%	26.4%	23.6%
	Professional Specialty	34.4%	33.2%	28.9%
	Healthcare Support	1.4%	1.4%	2.5%
	Sales	9.6%	9.6%	9.6%
	Office & Administrative Support	10.8%	9.6%	9.7%
	Protective Service	1.1%	1.7%	2.3%
	Food Preparation	2.9%	2.5%	3.2%
	Building Maintenance & Cleaning	1.7%	2.7%	3.0%
	Personal Care	2.5%	2.4%	2.5%
	Farming, Fishing, & Forestry	0.0%	0.0%	0.0%
	Construction	3.7%	3.9%	5.5%
	Production & Transportation	5.8%	6.6%	9.1%
	Percent White Collar Workers	82.3%	80.2%	74.3%
	Percent Blue Collar Workers	17.7%	19.8%	25.7%

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 40.870115 Longitude: -74.422562

<b>Morris Hills Shopping Center Parsippany, NJ</b>		<b>5.00 Minute Drivetime</b>	<b>10.00 Minute Drivetime</b>	<b>20.00 Minute Drivetime</b>
	Agriculture/Mining/Construction	3.7%	4.0%	5.3%
	Manufacturing	13.4%	12.1%	9.5%
	Transportation	3.6%	4.2%	5.3%
	Information	2.8%	2.6%	2.9%
	Wholesale/Retail	11.6%	11.4%	12.2%
	Finance, Insurance, Real Estate	10.7%	10.0%	9.8%
	Professional Services	16.5%	15.0%	11.8%
	Management Services	0.0%	0.1%	0.2%
	Administrative/Waste Services	2.8%	3.8%	4.3%
	Educational Services	21.6%	23.8%	24.7%
	Entertainment Services	6.5%	6.0%	6.2%
	Other Professional Services	3.9%	3.4%	4.1%
	Public Administration	2.9%	3.5%	3.5%
<b>Vehicles per HH</b>	No Vehicles	9.8%	5.8%	9.9%
	1 Vehicle	31.1%	32.3%	33.1%
	2 Vehicles	42.0%	41.7%	38.6%
	3 or more vehicles	17.1%	20.1%	18.3%
	Average Number of Vehicles	1.73	1.84	1.73
<b>Change</b>	Births (last 12 months)	469	1,569	7,708
	Deaths (last 12 months)	377	1,296	6,165
	Migration (last 12 months)	1,330	3,079	9,764
<b>Work place</b>	Workplace Establishments	1,860	7,534	27,438
	Workplace Employees (FTE)	36,223	128,705	379,714