

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 42.251395 Longitude: -83.65461

Washtenaw Fountain Plaza Ypsilanti, MI		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Population</b>	Current Year Estimated Population	41,788	141,367	376,644
	Population Est 25Q1	41,577	140,986	375,780
	Population Est 24Q4	41,168	140,680	374,432
	Population Est 24Q3	41,035	140,308	373,041
	Population Est 24Q2	40,690	139,722	371,398
	Population Est 24Q1	40,293	138,920	369,709
	Population Est 23Q4	39,993	138,436	368,143
	Population Est 23Q3	39,808	137,978	367,374
	Population Est 23Q2	41,035	139,625	368,590
	Population Fcst	43,910	148,027	397,788
	2010 Census Population	40,506	132,944	340,425
	2000 Census Population	42,530	136,393	310,627
	1990 Census Population	42,853	137,529	270,535
	Current Year Daytime Population	75,086	205,373	478,908
	Average Seasonal Population	249	846	2,487
	Historical Annual Growth, 1990 – 2000	-0.08%	-0.08%	1.39%
	Historical Annual Growth, 2000 – 2010	-0.49%	-0.26%	0.92%
	Estimated Annual Growth, 2010 – CY	0.22%	0.42%	0.70%
	Projected Annual Growth, CY to Y5	1.00%	0.92%	1.10%
	Group Qtrs Est	3,248	14,070	23,302
Transient Est Average Last 4 Qtrs	1,401	6,116	14,996	
<b>Households</b>	Current Year Estimated Households	18,736	57,056	150,381
	Households Est 25Q1	18,614	56,844	149,933
	Households Est 24Q4	18,420	56,728	149,346
	Households Est 24Q3	18,356	56,554	148,730
	Households Est 24Q2	18,178	56,264	147,991
	Households Est 24Q1	17,978	55,876	147,217
	Households Est 23Q4	17,818	55,632	146,493
	Households Est 23Q3	17,729	55,430	146,228
	Households Est 23Q2	18,433	56,331	147,034
	Households Fcst	19,743	60,057	159,401
	2010 Census Households	17,738	53,178	135,998
	2000 Census Households	17,743	53,242	122,659
	1990 Census Households	16,583	49,582	101,483
	Historical Annual Growth, 1990 – 2000	0.68%	0.71%	1.91%
	Historical Annual Growth, 2000 – 2010	0.00%	-0.01%	1.04%
	Estimated Annual Growth, 2010 – CY	0.38%	0.49%	0.70%
	Projected Annual Growth, CY to Y5	1.05%	1.03%	1.17%
Population per Household	2.06	2.23	2.35	

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Washtenaw Fountain Plaza Ypsilanti, MI		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	1.7%	2.4%	3.6%
	HH Income \$250,000 to \$499,999	2.0%	2.9%	4.3%
	HH Income \$200,000 to \$249,999	4.7%	6.7%	10.1%
	HH Income \$175,000 to \$199,999	2.7%	3.5%	5.0%
	HH Income \$150,000 to \$174,999	4.1%	4.8%	6.5%
	HH Income \$100,000 to 149,999	14.1%	16.0%	18.0%
	HH Income \$75,000 to 99,999	11.5%	11.6%	11.8%
	HH Income \$50,000 to 74,999	18.2%	16.7%	13.9%
	HH Income \$35,000 to 49,999	14.0%	11.9%	9.3%
	HH Income \$25,000 to 34,999	8.4%	6.7%	4.9%
	HH Income \$15,000 to 24,999	7.5%	6.7%	5.0%
	HH Income \$0 to 14,999	11.1%	10.2%	7.6%
	Average Household Income	\$87,911	\$107,399	\$131,655
	Median Household Income	\$62,029	\$70,881	\$94,024
	Per Capita Income	\$41,352	\$46,391	\$54,351
	Average Disposable Income	\$70,010	\$79,583	\$96,248
	Median Disposable Income	\$53,200	\$60,697	\$79,276
	Discretionary HH Income Over \$150,000	4.9%	7.8%	13.2%
	Discretionary HH Income \$125,000 to \$149,999	3.8%	4.5%	7.1%
	Discretionary HH Income \$100,000 to \$124,999	5.2%	6.0%	8.7%
	Discretionary HH Income \$75,000 to \$99,999	7.2%	9.2%	11.7%
	Discretionary HH Income \$50,000 to \$74,999	14.2%	15.4%	16.2%
	Discretionary HH Income \$25,000 to \$49,999	27.7%	25.6%	21.2%
	Discretionary HH Income Under \$25,000	37.1%	31.5%	21.9%
	Average Discretionary HH Income	\$49,231	\$57,073	\$73,095
	Median Discretionary HH Income	\$35,747	\$41,911	\$60,492
	Householder White – Count	10,707	34,854	98,518
	Median HH Income	\$70,914	\$80,223	\$100,779
	Average HH Income	\$85,040	\$92,629	\$106,733
	Householder Black or African-American – Count	4,063	9,764	20,655
	Median HH Income	\$49,055	\$53,807	\$66,501
	Average HH Income	\$57,480	\$64,142	\$80,516
	Householder Hispanic – Count	1,318	3,174	6,762
	Median HH Income	\$51,115	\$67,761	\$86,432
Average HH Income	\$65,709	\$81,728	\$95,334	
Householder Asian or Pacific Islander – Count	1,149	5,145	14,498	
Median HH Income	\$74,253	\$82,236	\$117,276	
Average HH Income	\$95,595	\$97,052	\$116,014	
Householder Other or Pacific Islander – Count	1,499	4,119	9,949	
Median HH Income	\$51,664	\$62,323	\$84,589	
Average HH Income	\$69,275	\$76,924	\$96,331	

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Washtenaw Fountain Plaza Ypsilanti, MI		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Gender</b>	Male Population	20,271	68,782	184,219
	Female Population	21,517	72,585	192,426
<b>Total Population by Age</b>	Count of Pop 0 to 4 years	2,616	8,252	20,930
	Count of Pop 0 to 7 years	3,277	10,365	27,490
	Count of Pop 5 - 13	3,236	10,999	32,360
	Count of Pop 14 - 18	2,173	8,010	19,554
	Count of Pop 19 - 22	3,612	14,640	29,393
	Count of Pop 22 - 25	3,599	15,165	28,253
	Count of Pop 25 - 29	2,220	8,991	22,400
	Count of Pop 30 - 34	4,621	13,085	31,585
	Count of Pop 35 - 39	3,664	10,282	26,528
	Count of Pop 40 - 44	2,644	7,847	22,632
	Count of Pop 45 - 59	5,852	18,775	62,472
	Count of Pop 60 - 74	5,217	17,214	55,502
	Count of Pop 75 - 84	1,837	6,263	19,548
	Count of Pop 85+	498	1,844	5,490
	% of Pop 0 to 4 years	6.3%	5.8%	5.6%
	% of Pop 0 to 7 years	7.8%	7.3%	7.3%
	% of Pop 5 - 13	7.7%	7.8%	8.6%
	% of Pop 14 - 18	5.2%	5.7%	5.2%
	% of Pop 19 - 22	8.6%	10.4%	7.8%
	% of Pop 22 - 25	8.6%	10.7%	7.5%
	% of Pop 25 - 29	5.3%	6.4%	5.9%
	% of Pop 30 - 34	11.1%	9.3%	8.4%
	% of Pop 35 - 39	8.8%	7.3%	7.0%
	% of Pop 40 - 44	6.3%	5.6%	6.0%
	% of Pop 45 - 59	14.0%	13.3%	16.6%
	% of Pop 60 - 74	12.5%	12.2%	14.7%
	% of Pop 75 - 84	4.4%	4.4%	5.2%
	% of Pop 85+	1.2%	1.3%	1.5%
Median Age	33.7	31.8	35.7	
Average Age	36.7	36.0	38.7	
<b>Male Population by Age</b>	% of Pop 0 to 4 years	6.6%	6.1%	5.8%
	% of Pop 5 - 13	8.2%	8.1%	8.9%
	% of Pop 14 - 18	4.4%	5.5%	5.3%
	% of Pop 19 - 22	7.9%	10.2%	8.0%
	% of Pop 22 - 25	8.4%	10.7%	7.7%
	% of Pop 25 - 29	5.7%	6.6%	6.1%
	% of Pop 30 - 34	11.7%	9.7%	8.7%
	% of Pop 35 - 39	9.5%	7.7%	7.3%
	% of Pop 40 - 44	6.8%	5.8%	6.1%
	% of Pop 45 - 59	14.3%	13.3%	16.3%
	% of Pop 75 - 84	3.8%	3.9%	4.7%
	% of Pop 60 - 74	11.9%	11.5%	14.1%
	% of Pop 85+	0.8%	0.9%	1.0%
	Median Age	33.8	31.4	34.7
Average Age	36.2	35.2	37.7	

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	% of Pop 0 to 4 years	5.9%	5.5%	5.3%
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	% of Pop 40 - 44	5.9%	5.4%	5.9%
	% of Pop 45 - 59	13.7%	13.3%	16.8%
	% of Pop 60 - 74	13.0%	12.9%	15.4%
	% of Pop 75 - 84	5.0%	5.0%	5.7%
	% of Pop 85+	1.5%	1.6%	1.9%
	Median Age	33.6	32.1	36.9
	Average Age	37.2	36.8	39.6
Race	Count of White	24,305	86,435	240,681
	Count of Black or African-American	8,919	24,612	55,090
	Count of Asian or Pacific Islander	3,633	14,675	42,527
	Count of Other races	4,932	15,644	38,346
	White	58.2%	61.1%	63.9%
	Black or African American	21.3%	17.4%	14.6%
	Asian	8.7%	10.4%	11.3%
	Other Races	11.8%	11.1%	10.2%
Language Spoken	Speak English at Home	80.3%	80.2%	82.2%
	Speak Spanish at Home	5.2%	4.8%	3.4%
	Speak French or French Creole at Home	0.3%	0.5%	0.4%
	Speak German at Home	0.5%	0.5%	0.6%
	Speak Other Indo-European Languages at Home	3.8%	3.3%	3.7%
	Speak Russian and Other Slavic Languages at Home	0.8%	0.7%	0.8%
	Speak Chinese at Home	2.1%	3.1%	3.2%
	Speak Korean at Home	0.4%	0.7%	0.9%
	Speak Vietnamese at Home	0.4%	0.5%	0.4%
	Speak Other Asian Languages at Home	1.7%	1.6%	1.7%
	Speak Tagalog and Other Pacific Languages at Home	0.6%	0.3%	0.3%
	Speak Other Language at Home	4.0%	3.7%	2.5%
Hispanic	Hispanic Population	3,392	9,688	21,704
	Hispanic Population Percent	8.1%	6.9%	5.8%
	Mexican	55.1%	54.7%	52.4%
	Puerto Rican	9.6%	8.7%	12.2%
	Cuban	0.9%	2.4%	3.7%
	Dominican	1.6%	0.8%	1.1%
	Central American	15.9%	16.1%	13.9%
	South American	8.5%	11.2%	11.2%
	Other Hispanic	8.3%	6.0%	5.6%
	2000 Hispanic Population Percent	4%	3%	3%
	1990 Hispanic Population Percent	2%	2%	2%

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<b>Ancestry</b>	American (percent of total population)	3.6%	2.7%	3.1%
	American	3.2%	2.5%	2.8%
	Native American (ie. Indian/Eskimo)	0.3%	0.2%	0.2%
	Hawaiian/Pacific Islander	0.1%	0.1%	0.0%
	Asian (percent of total population)	7.6%	9.4%	10.3%
	Chinese	2.4%	3.6%	3.7%
	Japanese	0.2%	0.4%	0.4%
	Korean	0.5%	1.0%	1.2%
	South Central Asian (ie. Indian)	3.6%	3.4%	4.3%
	South East Asian (ie. Vietnamese)	0.4%	0.4%	0.3%
	Other Asian	0.5%	0.6%	0.4%
	European (percent of total population)	24.7%	27.8%	32.1%
	British	4.0%	4.2%	5.3%
	Dutch	0.9%	0.8%	0.8%
	French	1.0%	1.0%	1.2%
	German	5.8%	6.5%	7.8%
	Italian	1.7%	1.8%	2.0%
	Polish	2.2%	2.4%	2.9%
	Scandinavian	1.1%	1.5%	1.7%
	Scotch/Irish	4.7%	5.3%	5.8%
Other European (ie. Greek/Russian)	3.3%	4.3%	4.5%	
Middle Eastern	1.7%	2.0%	1.7%	
Other Ancestry	18.4%	18.0%	17.1%	
Unclassified Ancestry	13.1%	14.5%	13.6%	
<b>Education (Age 25+)</b>	Adult Population (25 Years or Older)	26,553	84,301	246,155
	Elementary (0 to 8)	2.2%	1.9%	1.8%
	Some High School (9 to 11)	3.0%	3.3%	3.1%
	High School Graduate (12)	13.9%	14.7%	14.8%
	Some College (13 to 16)	20.5%	17.7%	16.6%
	Associates Degree Only	6.9%	6.1%	6.4%
	Bachelors Degree Only	26.4%	26.1%	26.7%
	Graduate Degree	27.1%	30.2%	30.6%
	% College (4+)	53.5%	56.3%	57.3%
<b>Household Type</b>	Total Households – count	18,736	57,056	150,381
	One Person HHs – count	7,813	21,359	48,546
	Family HHs – count	7,911	26,043	82,367
	Married Couple – count	5,621	18,169	63,535
	w/own children – count	2,356	7,094	25,180
	w/out own children – count	3,265	11,075	38,355
	Male Householder – count	580	2,323	5,411
	Female Householder – count	1,711	5,550	13,422
	Non-Family Households – count	3,011	9,654	19,468
	1 Person Household	41.7%	37.4%	32.3%
	2 Person Household	32.6%	32.7%	33.4%
	3 Person Household	12.9%	13.4%	14.5%
	4 Person Household	7.4%	9.8%	12.2%
	5 Person Household	3.2%	3.8%	4.7%
6 Person Household	1.4%	1.8%	1.8%	
7+ Person Household	0.8%	1.0%	1.0%	
% Households With Children	19.5%	19.3%	22.6%	

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Washtenaw Fountain Plaza Ypsilanti, MI		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Housing</b>	Total Housing Units	19,819	60,572	158,655
	Owner Occupied Percent	37.3%	43.9%	56.1%
	Renter Occupied Percent	57.2%	50.3%	38.7%
	Vacant Housing Percent	5.5%	5.8%	5.2%
	Total Housing Units (Census 2000)	18,701	55,645	127,905
<b>Home Value (Owner Occupied)</b>	Property Value \$1,000,000 or more	2.1%	7.0%	5.3%
	Property Value \$750,000 to \$999,999	2.3%	6.1%	10.1%
	Property Value \$500,000 to \$749,999	8.7%	12.7%	20.5%
	Property Value \$400,000 to \$499,999	15.7%	12.0%	14.5%
	Property Value \$300,000, to \$399,999	27.2%	18.2%	17.8%
	Property Value \$200,000 to \$299,999	24.9%	21.2%	15.4%
	Property Value \$150,000 to \$199,999	9.0%	9.2%	5.3%
	Property Value \$100,000 to \$149,999	4.8%	5.8%	3.4%
	Property Value \$60,000 to \$99,999	1.8%	2.8%	2.0%
	Property Value \$40,000 to \$59,999	1.1%	0.9%	1.1%
	Property Value \$0 to \$39,999	1.9%	2.5%	3.7%
	Median Home Value	\$323,866	\$341,414	\$409,573
<b>Wealth per Household</b>	\$0 and under - percent	19.7%	19.0%	17.5%
	\$1 to \$4999 - percent	10.0%	9.4%	8.2%
	\$5k to \$9999 - percent	5.3%	5.0%	4.5%
	\$10k to \$24999 - percent	6.9%	6.7%	6.3%
	\$25k to \$49999 - percent	6.8%	6.7%	6.7%
	\$50k to \$99999 - percent	9.7%	9.7%	9.9%
	\$100k to \$249999 - percent	16.5%	16.8%	17.7%
	\$250k to \$499999 - percent	11.8%	12.3%	13.3%
	\$500k+ - percent	13.4%	14.3%	15.9%
	Median HH Wealth	\$56,899	\$65,845	\$84,475
	Avg HH Wealth	\$218,659	\$229,827	\$251,795
<b>Economic Viability</b>	Economic Viability Local	261	254	259
	Economic Viability Indexed	94	92	93
<b>Occupation (Employed Civilians Age 16+)</b>	Employed Civilian Pop 16+ by Occupation	21,492	69,869	192,158
	Managerial/Executive	13.3%	14.0%	17.0%
	Professional Specialty	36.5%	38.4%	39.7%
	Healthcare Support	4.6%	3.5%	2.9%
	Sales	8.3%	7.9%	7.1%
	Office & Administrative Support	8.3%	8.6%	8.7%
	Protective Service	1.3%	1.1%	1.2%
	Food Preparation	9.1%	7.1%	5.1%
	Building Maintenance & Cleaning	2.8%	3.0%	2.2%
	Personal Care	2.2%	2.9%	2.5%
	Farming, Fishing, & Forestry	0.0%	0.1%	0.1%
	Construction	3.4%	3.7%	3.8%
	Production & Transportation	10.3%	9.7%	9.6%
	Percent White Collar Workers	71.0%	72.5%	75.5%
	Percent Blue Collar Workers	29.0%	27.5%	24.5%

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	Agriculture/Mining/Construction	2.1%	2.8%	3.1%
	Manufacturing	10.6%	10.7%	13.4%
	Transportation	3.4%	2.7%	3.8%
	Information	1.7%	1.6%	1.5%
	Wholesale/Retail	12.1%	10.1%	10.1%
	Finance, Insurance, Real Estate	2.6%	3.7%	4.4%
	Professional Services	8.4%	8.9%	9.5%
	Management Services	0.0%	0.1%	0.1%
	Administrative/Waste Services	3.3%	3.1%	2.7%
	Educational Services	37.5%	40.2%	36.9%
	Entertainment Services	12.3%	10.7%	8.5%
	Other Professional Services	4.2%	3.8%	3.8%
	Public Administration	1.9%	1.7%	2.2%
<b>Vehicles per HH</b>	No Vehicles	12.3%	11.9%	8.5%
	1 Vehicle	47.6%	44.0%	38.5%
	2 Vehicles	30.8%	32.4%	37.2%
	3 or more vehicles	9.3%	11.7%	15.9%
	Average Number of Vehicles	1.41	1.50	1.67
<b>Change</b>	Births (last 12 months)	528	1,708	4,098
	Deaths (last 12 months)	275	924	2,871
	Migration (last 12 months)	878	935	4,184
<b>Work place</b>	Workplace Establishments	1,598	4,870	9,637
	Workplace Employees (FTE)	17,016	76,013	135,106