

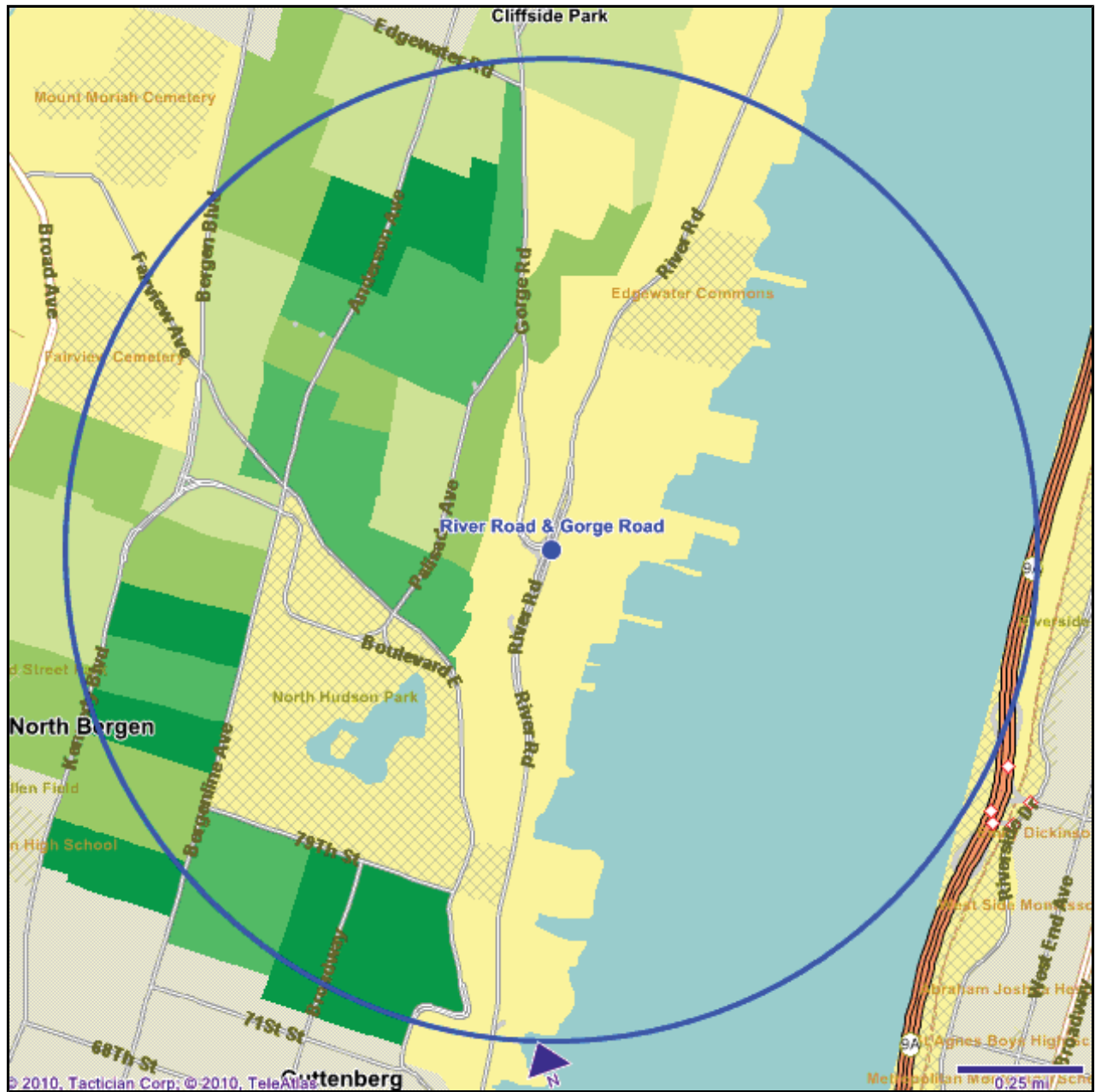
Demographic Trend

EDGEWATER SQUARE

Prepared by Levin Leasing

Analysis Level: Block Groups

4/23/2010



River Road & Gorge Road
Edgewater, NJ

Longitude: -73.991607
Latitude: 40.806406

Radial Trade Area, 1 mile

Summary Demographic				
	2000 CENSUS		2009 ESTIMATE	2014 FORECAST
Population	37,927		38,611	40,361
Households	15,221		16,334	18,749
Families	9,243		9,668	10,792
Median Age	36.6		38.9	40.6
Median Household Income	\$44,292		\$55,787	\$61,070
Average Household Income	\$60,660		\$79,675	\$92,995
Average Household Size	2.49		2.36	2.15

Households by Income						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Less Than \$10,000	1,365	9.0%	1,211	7.4%	1,270	6.8%
\$10,000 - \$14,999	884	5.8%	673	4.1%	665	3.5%
\$15,000 - \$19,999	887	5.8%	775	4.7%	801	4.3%
\$20,000 - \$24,999	881	5.8%	772	4.7%	754	4.0%
\$25,000 - \$29,999	983	6.5%	710	4.3%	764	4.1%
\$30,000 - \$34,999	953	6.3%	798	4.9%	761	4.1%
\$35,000 - \$39,999	1,000	6.6%	747	4.6%	867	4.6%
\$40,000 - \$49,999	1,532	10.1%	1,712	10.5%	1,692	9.0%
\$50,000 - \$59,999	1,118	7.3%	1,329	8.1%	1,682	9.0%
\$60,000 - \$74,999	1,623	10.7%	1,416	8.7%	1,659	8.8%
\$75,000 - \$99,999	1,699	11.2%	2,098	12.8%	2,338	12.5%
\$100,000 - \$124,999	916	6.0%	1,454	8.9%	1,812	9.7%
\$125,000 - \$149,999	520	3.4%	818	5.0%	1,068	5.7%
\$150,000 - \$199,999	463	3.0%	853	5.2%	1,185	6.3%
\$200,000+	398	2.6%	968	5.9%	1,432	7.6%
Total	15,221	100.0%	16,334	100.0%	18,749	100.0%

Population by Age						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Age 0-4	2,148	5.7%	2,245	5.8%	2,360	5.8%
Age 5-9	2,048	5.4%	1,907	4.9%	2,089	5.2%
Age 10-14	1,901	5.0%	1,906	4.9%	1,882	4.7%
Age 15-19	2,033	5.4%	2,240	5.8%	2,191	5.4%
Age 20-24	2,534	6.7%	2,676	6.9%	2,772	6.9%
Age 25-29	3,487	9.2%	2,777	7.2%	3,026	7.5%
Age 30-34	3,697	9.7%	2,944	7.6%	2,709	6.7%
Age 35-39	3,488	9.2%	3,306	8.6%	2,783	6.9%
Age 40-44	2,909	7.7%	3,062	7.9%	3,089	7.7%
Age 45-49	2,542	6.7%	2,950	7.6%	3,120	7.7%
Age 50-54	2,200	5.8%	2,624	6.8%	2,853	7.1%
Age 55-59	1,819	4.8%	2,307	6.0%	2,673	6.6%
Age 60-64	1,643	4.3%	2,066	5.4%	2,364	5.9%
Age 65-69	1,429	3.8%	1,599	4.1%	1,984	4.9%
Age 70-74	1,350	3.6%	1,228	3.2%	1,464	3.6%
Age 75-79	1,099	2.9%	1,016	2.6%	1,101	2.7%
Age 80-84	799	2.1%	781	2.0%	868	2.2%
Age 85+	801	2.1%	977	2.5%	1,032	2.6%

Total	37,927	100.0%	38,611	100.0%	40,361	100.0%
Median	36.6		38.9		40.6	

Population by Race Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
White	27,433	72.3%	26,454	68.5%	27,524	68.2%
Black	902	2.4%	1,357	3.5%	1,389	3.4%
Native American	131	0.3%	51	0.1%	13	0.0%
Asian	2,732	7.2%	3,925	10.2%	4,423	11.0%
Hawaiian / Pacific Islander	17	0.0%	42	0.1%	40	0.1%
Two or More	2,431	6.4%	2,609	6.8%	2,558	6.3%
Other Race	4,282	11.3%	4,175	10.8%	4,414	10.9%
Total	37,927	100.0%	38,611	100.0%	40,361	100.0%

Hispanic Population Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Hispanic	15,560	41.0%	18,394	47.6%	19,226	47.6%
Not Hispanic	22,367	59.0%	20,217	52.4%	21,134	52.4%
Total	37,927	100.0%	38,611	100.0%	40,361	100.0%

Households by Occupancy Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Owner Occupied	5,686	36.0%	7,109	40.0%	9,609	47.3%
Renter Occupied	9,536	60.4%	9,226	51.9%	9,140	45.0%
Vacant	579	3.7%	1,432	8.1%	1,563	7.7%
Total	15,800	100.0%	17,766	100.0%	20,312	100.0%

Daytime Population			
	2000 CENSUS	2009 ESTIMATE	2014 FORECAST
Establishments	0	1,151	0
Employees	0	8,152	0

Radial Trade Area, 3 miles

Summary Demographic				
	2000 CENSUS		2009 ESTIMATE	2014 FORECAST
Population	855,155		883,953	884,999
Households	385,254		380,305	381,941
Families	184,212		181,975	188,909
Median Age	35.7		38.6	40.8
Median Household Income	\$44,820		\$54,865	\$58,204
Average Household Income	\$86,071		\$117,240	\$130,782
Average Household Size	2.22		2.32	2.32

Households by Income						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Less Than \$10,000	58,837	15.3%	51,406	13.5%	49,158	12.9%
\$10,000 - \$14,999	23,127	6.0%	18,370	4.8%	17,745	4.6%
\$15,000 - \$19,999	20,198	5.2%	18,095	4.8%	17,960	4.7%
\$20,000 - \$24,999	19,244	5.0%	16,291	4.3%	14,844	3.9%
\$25,000 - \$29,999	19,160	5.0%	14,758	3.9%	14,737	3.9%
\$30,000 - \$34,999	19,323	5.0%	15,414	4.1%	13,912	3.6%
\$35,000 - \$39,999	17,618	4.6%	13,831	3.6%	14,223	3.7%
\$40,000 - \$49,999	31,371	8.1%	29,705	7.8%	26,790	7.0%
\$50,000 - \$59,999	26,175	6.8%	25,251	6.6%	26,330	6.9%
\$60,000 - \$74,999	29,944	7.8%	29,899	7.9%	29,859	7.8%
\$75,000 - \$99,999	34,357	8.9%	35,525	9.3%	36,029	9.4%
\$100,000 - \$124,999	22,236	5.8%	26,792	7.0%	28,413	7.4%
\$125,000 - \$149,999	13,427	3.5%	17,589	4.6%	18,968	5.0%
\$150,000 - \$199,999	16,105	4.2%	20,101	5.3%	22,120	5.8%
\$200,000+	34,131	8.9%	47,278	12.4%	50,853	13.3%
Total	385,254	100.0%	380,305	100.0%	381,941	100.0%

Population by Age						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Age 0-4	48,706	5.7%	57,456	6.5%	64,427	7.3%
Age 5-9	47,861	5.6%	48,821	5.5%	55,661	6.3%
Age 10-14	44,133	5.2%	42,463	4.8%	46,329	5.2%
Age 15-19	44,945	5.3%	44,110	5.0%	40,637	4.6%
Age 20-24	61,270	7.2%	49,547	5.6%	40,423	4.6%
Age 25-29	84,289	9.9%	60,780	6.9%	48,554	5.5%
Age 30-34	85,000	9.9%	76,439	8.6%	59,305	6.7%
Age 35-39	76,029	8.9%	86,067	9.7%	74,629	8.4%
Age 40-44	65,195	7.6%	78,638	8.9%	81,899	9.3%
Age 45-49	57,042	6.7%	66,307	7.5%	74,236	8.4%
Age 50-54	52,522	6.1%	57,541	6.5%	63,429	7.2%
Age 55-59	43,635	5.1%	52,932	6.0%	56,867	6.4%
Age 60-64	36,583	4.3%	45,247	5.1%	50,604	5.7%
Age 65-69	30,688	3.6%	35,461	4.0%	41,703	4.7%
Age 70-74	26,964	3.2%	26,800	3.0%	30,957	3.5%
Age 75-79	21,508	2.5%	21,488	2.4%	22,407	2.5%
Age 80-84	14,076	1.6%	16,372	1.9%	16,284	1.8%
Age 85+	14,709	1.7%	17,484	2.0%	16,648	1.9%

Total	855,155	100.0%	883,953	100.0%	884,999	100.0%
Median	35.7		38.6		40.8	

Population by Race Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
White	469,219	54.9%	505,950	57.2%	541,855	61.2%
Black	182,840	21.4%	176,554	20.0%	178,242	20.1%
Native American	4,107	0.5%	3,572	0.4%	4,189	0.5%
Asian	51,449	6.0%	63,519	7.2%	60,671	6.9%
Hawaiian / Pacific Islander	517	0.1%	1,114	0.1%	1,040	0.1%
Two or More	38,351	4.5%	36,564	4.1%	26,083	2.9%
Other Race	108,673	12.7%	96,680	10.9%	72,919	8.2%
Total	855,155	100.0%	883,953	100.0%	884,999	100.0%

Hispanic Population Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Hispanic	268,038	31.3%	264,358	29.9%	252,485	28.5%
Not Hispanic	587,117	68.7%	619,595	70.1%	632,513	71.5%
Total	855,155	100.0%	883,953	100.0%	884,999	100.0%

Households by Occupancy Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Owner Occupied	93,705	22.6%	103,777	23.8%	107,650	24.4%
Renter Occupied	291,549	70.2%	276,529	63.4%	274,291	62.1%
Vacant	30,120	7.3%	56,192	12.9%	59,822	13.5%
Total	415,374	100.0%	436,497	100.0%	441,764	100.0%

Daytime Population			
	2000 CENSUS	2009 ESTIMATE	2014 FORECAST
Establishments	0	41,007	0
Employees	0	391,613	0

Radial Trade Area, 5 miles

Summary Demographic				
	2000 CENSUS		2009 ESTIMATE	2014 FORECAST
Population	2,039,375		2,125,547	2,185,941
Households	895,806		896,245	919,195
Families	435,208		431,187	451,712
Median Age	34.7		37.7	39.8
Median Household Income	\$42,803		\$52,924	\$56,515
Average Household Income	\$77,625		\$107,864	\$121,135
Average Household Size	2.28		2.37	2.38

Households by Income						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Less Than \$10,000	140,555	15.7%	123,308	13.8%	119,834	13.0%
\$10,000 - \$14,999	57,208	6.4%	46,033	5.1%	45,720	5.0%
\$15,000 - \$19,999	48,149	5.4%	44,439	5.0%	45,796	5.0%
\$20,000 - \$24,999	46,983	5.2%	39,286	4.4%	36,077	3.9%
\$25,000 - \$29,999	46,148	5.2%	36,176	4.0%	36,993	4.0%
\$30,000 - \$34,999	46,204	5.2%	37,263	4.2%	34,323	3.7%
\$35,000 - \$39,999	41,969	4.7%	33,174	3.7%	34,605	3.8%
\$40,000 - \$49,999	73,809	8.2%	70,899	7.9%	64,989	7.1%
\$50,000 - \$59,999	62,459	7.0%	59,995	6.7%	63,333	6.9%
\$60,000 - \$74,999	73,052	8.2%	72,563	8.1%	73,527	8.0%
\$75,000 - \$99,999	78,902	8.8%	87,387	9.8%	90,288	9.8%
\$100,000 - \$124,999	50,252	5.6%	62,744	7.0%	68,702	7.5%
\$125,000 - \$149,999	29,200	3.3%	40,670	4.5%	45,250	4.9%
\$150,000 - \$199,999	34,889	3.9%	44,389	5.0%	50,685	5.5%
\$200,000+	66,029	7.4%	97,919	10.9%	109,072	11.9%
Total	895,806	100.0%	896,245	100.0%	919,195	100.0%

Population by Age						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Age 0-4	122,155	6.0%	138,291	6.5%	148,862	6.8%
Age 5-9	121,992	6.0%	118,887	5.6%	135,995	6.2%
Age 10-14	112,228	5.5%	108,913	5.1%	117,467	5.4%
Age 15-19	111,682	5.5%	114,130	5.4%	108,295	5.0%
Age 20-24	153,896	7.5%	132,459	6.2%	118,036	5.4%
Age 25-29	205,461	10.1%	156,652	7.4%	136,231	6.2%
Age 30-34	203,696	10.0%	184,412	8.7%	154,138	7.1%
Age 35-39	180,403	8.8%	198,546	9.3%	180,110	8.2%
Age 40-44	153,499	7.5%	183,140	8.6%	192,829	8.8%
Age 45-49	133,089	6.5%	158,305	7.4%	178,766	8.2%
Age 50-54	122,648	6.0%	138,853	6.5%	157,312	7.2%
Age 55-59	99,323	4.9%	124,107	5.8%	138,866	6.4%
Age 60-64	82,747	4.1%	104,713	4.9%	121,144	5.5%
Age 65-69	67,932	3.3%	80,747	3.8%	98,266	4.5%
Age 70-74	59,775	2.9%	61,043	2.9%	72,907	3.3%
Age 75-79	47,350	2.3%	48,202	2.3%	52,199	2.4%
Age 80-84	30,966	1.5%	36,624	1.7%	37,752	1.7%
Age 85+	30,533	1.5%	37,523	1.8%	36,767	1.7%

Total	2,039,375	100.0%	2,125,547	100.0%	2,185,941	100.0%
Median	34.7		37.7		39.8	

Population by Race Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
White	1,062,190	52.1%	1,128,771	53.1%	1,231,514	56.3%
Black	386,381	18.9%	377,037	17.7%	403,742	18.5%
Native American	11,658	0.6%	10,122	0.5%	14,474	0.7%
Asian	135,894	6.7%	168,892	7.9%	170,985	7.8%
Hawaiian / Pacific Islander	1,467	0.1%	3,279	0.2%	3,233	0.1%
Two or More	101,434	5.0%	102,164	4.8%	83,549	3.8%
Other Race	340,351	16.7%	335,283	15.8%	278,444	12.7%
Total	2,039,375	100.0%	2,125,547	100.0%	2,185,941	100.0%

Hispanic Population Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Hispanic	720,065	35.3%	727,331	34.2%	721,741	33.0%
Not Hispanic	1,319,311	64.7%	1,398,216	65.8%	1,464,200	67.0%
Total	2,039,375	100.0%	2,125,547	100.0%	2,185,941	100.0%

Households by Occupancy Trends						
	2000 CENSUS		2009 ESTIMATE		2014 FORECAST	
	Number	Percent	Number	Percent	Number	Percent
Owner Occupied	203,197	21.2%	229,474	22.5%	239,499	22.7%
Renter Occupied	692,609	72.1%	666,771	65.4%	679,697	64.3%
Vacant	64,357	6.7%	123,027	12.1%	137,821	13.0%
Total	960,163	100.0%	1,019,272	100.0%	1,057,017	100.0%

Daytime Population			
	2000 CENSUS	2009 ESTIMATE	2014 FORECAST
Establishments	0	178,443	0
Employees	0	2,170,578	0

Internet Marketing Solutions provided by:



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APPLIED GEOGRAPHIC SOLUTIONS

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