

COMPLETE PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 38.4219/-77.4274

RFULL9

Town Center at Embrey Mills Stafford, VA 22554	1 mi radius	3 mi radius	5 mi radius
Population			
Estimated Population (2018)	6,148	34,005	74,485
Projected Population (2023)	6,758	37,668	82,763
Census Population (2010)	4,238	28,474	63,978
Census Population (2000)	1,823	19,350	47,597
Projected Annual Growth (2018-2023)	609 2.0%	3,663 2.2%	8,278 2.2%
Historical Annual Growth (2010-2018)	1,910 5.6%	5,531 2.4%	10,507 2.1%
Historical Annual Growth (2000-2010)	2,415 13.2%	9,124 4.7%	16,381 3.4%
Estimated Population Density (2018)	1,958 <i>psm</i>	1,203 <i>psm</i>	949 <i>psm</i>
Trade Area Size	3.1 <i>sq mi</i>	28.3 <i>sq mi</i>	78.5 <i>sq mi</i>
Households			
Estimated Households (2018)	1,839	10,678	24,005
Projected Households (2023)	2,005	11,642	26,178
Census Households (2010)	1,094	8,688	20,160
Census Households (2000)	589	6,075	14,965
Projected Annual Growth (2018-2023)	165 1.8%	963 1.8%	2,174 1.8%
Historical Annual Change (2000-2018)	1,251 11.8%	4,604 4.2%	9,039 3.4%
Average Household Income			
Estimated Average Household Income (2018)	\$102,823	\$131,293	\$132,045
Projected Average Household Income (2023)	\$114,706	\$148,668	\$149,137
Census Average Household Income (2010)	\$106,006	\$114,547	\$108,023
Census Average Household Income (2000)	\$63,866	\$75,962	\$76,956
Projected Annual Change (2018-2023)	\$11,883 2.3%	\$17,375 2.6%	\$17,092 2.6%
Historical Annual Change (2000-2018)	\$38,958 3.4%	\$55,330 4.0%	\$55,089 4.0%
Median Household Income			
Estimated Median Household Income (2018)	\$106,284	\$119,871	\$115,588
Projected Median Household Income (2023)	\$124,532	\$142,701	\$136,243
Census Median Household Income (2010)	\$93,641	\$103,297	\$99,539
Census Median Household Income (2000)	\$58,556	\$70,058	\$69,524
Projected Annual Change (2018-2023)	\$18,248 3.4%	\$22,830 3.8%	\$20,655 3.6%
Historical Annual Change (2000-2018)	\$47,728 4.5%	\$49,813 4.0%	\$46,064 3.7%
Per Capita Income			
Estimated Per Capita Income (2018)	\$32,311	\$41,870	\$42,871
Projected Per Capita Income (2023)	\$35,440	\$46,526	\$47,458
Census Per Capita Income (2010)	\$27,353	\$34,952	\$34,039
Census Per Capita Income (2000)	\$21,019	\$23,773	\$24,106
Projected Annual Change (2018-2023)	\$3,129 1.9%	\$4,657 2.2%	\$4,586 2.1%
Historical Annual Change (2000-2018)	\$11,292 3.0%	\$18,097 4.2%	\$18,765 4.3%
Estimated Average Household Net Worth (2018)	\$1,334,696	\$1,389,341	\$1,276,563

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Town Center at Embrey Mills Stafford, VA 22554	1 mi radius	3 mi radius	5 mi radius
Race and Ethnicity			
Total Population (2018)	6,148	34,005	74,485
White (2018)	3,714 60.4%	21,446 63.1%	47,490 63.8%
Black or African American (2018)	1,275 20.7%	7,404 21.8%	15,571 20.9%
American Indian or Alaska Native (2018)	21 0.3%	155 0.5%	369 0.5%
Asian (2018)	454 7.4%	1,617 4.8%	3,439 4.6%
Hawaiian or Pacific Islander (2018)	10 0.2%	40 0.1%	110 0.1%
Other Race (2018)	332 5.4%	1,493 4.4%	3,567 4.8%
Two or More Races (2018)	343 5.6%	1,850 5.4%	3,939 5.3%
Population < 18 (2018)	1,557 25.3%	9,214 27.1%	20,168 27.1%
White Not Hispanic	727 46.7%	4,809 52.2%	10,340 51.3%
Black or African American	310 19.9%	1,865 20.2%	4,027 20.0%
Asian	113 7.3%	389 4.2%	812 4.0%
Other Race Not Hispanic	115 7.4%	691 7.5%	1,606 8.0%
Hispanic	292 18.7%	1,460 15.8%	3,382 16.8%
Not Hispanic or Latino Population (2018)	5,121 83.3%	29,152 85.7%	63,600 85.4%
Not Hispanic White	3,248 63.4%	19,213 65.9%	42,347 66.6%
Not Hispanic Black or African American	1,168 22.8%	6,930 23.8%	14,747 23.2%
Not Hispanic American Indian or Alaska Native	18 0.4%	122 0.4%	271 0.4%
Not Hispanic Asian	420 8.2%	1,521 5.2%	3,292 5.2%
Not Hispanic Hawaiian or Pacific Islander	9 0.2%	33 0.1%	100 0.2%
Not Hispanic Other Race	- -	10 -	35 0.1%
Not Hispanic Two or More Races	257 5.0%	1,323 4.5%	2,809 4.4%
Hispanic or Latino Population (2018)	1,027 16.7%	4,853 14.3%	10,885 14.6%
Hispanic White	466 45.3%	2,233 46.0%	5,144 47.3%
Hispanic Black or African American	106 10.3%	474 9.8%	824 7.6%
Hispanic American Indian or Alaska Native	3 0.3%	34 0.7%	98 0.9%
Hispanic Asian	34 3.3%	96 2.0%	147 1.3%
Hispanic Hawaiian or Pacific Islander	- -	7 0.1%	10 0.1%
Hispanic Other Race	332 32.3%	1,483 30.6%	3,532 32.5%
Hispanic Two or More Races	86 8.4%	526 10.8%	1,130 10.4%
Not Hispanic or Latino Population (2010)	3,902 92.1%	25,763 90.5%	56,882 88.9%
Hispanic or Latino Population (2010)	336 7.9%	2,711 9.5%	7,096 11.1%
Not Hispanic or Latino Population (2000)	1,766 96.9%	18,419 95.2%	45,413 95.4%
Hispanic or Latino Population (2000)	57 3.1%	931 4.8%	2,184 4.6%
Not Hispanic or Latino Population (2023)	5,621 83.2%	32,227 85.6%	70,546 85.2%
Hispanic or Latino Population (2023)	1,137 16.8%	5,440 14.4%	12,217 14.8%
Projected Annual Growth (2018-2023)	109 2.1%	587 2.4%	1,332 2.4%
Historical Annual Growth (2000-2010)	279 48.6%	1,780 19.1%	4,912 22.5%

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Town Center at Embrey Mills

Stafford, VA 22554

1 mi radius 3 mi radius 5 mi radius

Total Age Distribution (2018)

	1 mi radius		3 mi radius		5 mi radius	
Total Population	6,148		34,005		74,485	
Age Under 5 Years	397	6.5%	2,179	6.4%	4,931	6.6%
Age 5 to 9 Years	423	6.9%	2,424	7.1%	5,366	7.2%
Age 10 to 14 Years	442	7.2%	2,784	8.2%	5,929	8.0%
Age 15 to 19 Years	447	7.3%	2,668	7.8%	5,783	7.8%
Age 20 to 24 Years	588	9.6%	2,758	8.1%	5,633	7.6%
Age 25 to 29 Years	557	9.1%	2,447	7.2%	5,252	7.1%
Age 30 to 34 Years	510	8.3%	2,343	6.9%	5,271	7.1%
Age 35 to 39 Years	482	7.8%	2,446	7.2%	5,379	7.2%
Age 40 to 44 Years	466	7.6%	2,569	7.6%	5,300	7.1%
Age 45 to 49 Years	451	7.3%	2,704	8.0%	5,694	7.6%
Age 50 to 54 Years	426	6.9%	2,719	8.0%	5,881	7.9%
Age 55 to 59 Years	360	5.8%	2,246	6.6%	5,058	6.8%
Age 60 to 64 Years	234	3.8%	1,508	4.4%	3,594	4.8%
Age 65 to 69 Years	150	2.4%	917	2.7%	2,287	3.1%
Age 70 to 74 Years	89	1.4%	566	1.7%	1,442	1.9%
Age 75 to 79 Years	77	1.3%	393	1.2%	884	1.2%
Age 80 to 84 Years	23	0.4%	179	0.5%	447	0.6%
Age 85 Years or Over	26	0.4%	156	0.5%	354	0.5%
Median Age	31.2		33.2		33.7	
Age 19 Years or Less	1,710	27.8%	10,054	29.6%	22,009	29.5%
Age 20 to 64 Years	4,073	66.3%	21,740	63.9%	47,062	63.2%
Age 65 Years or Over	365	5.9%	2,211	6.5%	5,415	7.3%

Female Age Distribution (2018)

Female Population	2,846	46.3%	16,631	48.9%	37,027	49.7%
Age Under 5 Years	187	6.6%	1,069	6.4%	2,448	6.6%
Age 5 to 9 Years	210	7.4%	1,233	7.4%	2,667	7.2%
Age 10 to 14 Years	217	7.6%	1,388	8.3%	2,908	7.9%
Age 15 to 19 Years	215	7.5%	1,286	7.7%	2,812	7.6%
Age 20 to 24 Years	213	7.5%	1,196	7.2%	2,569	6.9%
Age 25 to 29 Years	221	7.8%	1,089	6.5%	2,517	6.8%
Age 30 to 34 Years	240	8.4%	1,172	7.0%	2,729	7.4%
Age 35 to 39 Years	224	7.9%	1,213	7.3%	2,699	7.3%
Age 40 to 44 Years	228	8.0%	1,309	7.9%	2,765	7.5%
Age 45 to 49 Years	211	7.4%	1,349	8.1%	2,892	7.8%
Age 50 to 54 Years	183	6.4%	1,290	7.8%	2,876	7.8%
Age 55 to 59 Years	170	6.0%	1,076	6.5%	2,425	6.5%
Age 60 to 64 Years	110	3.9%	716	4.3%	1,765	4.8%
Age 65 to 69 Years	86	3.0%	513	3.1%	1,207	3.3%
Age 70 to 74 Years	49	1.7%	287	1.7%	742	2.0%
Age 75 to 79 Years	47	1.6%	227	1.4%	500	1.3%
Age 80 to 84 Years	15	0.5%	103	0.6%	251	0.7%
Age 85 Years or Over	19	0.7%	117	0.7%	256	0.7%
Female Median Age	32.3		33.8		34.2	
Age 19 Years or Less	828	29.1%	4,975	29.9%	10,834	29.3%
Age 20 to 64 Years	1,801	63.3%	10,410	62.6%	23,237	62.8%
Age 65 Years or Over	217	7.6%	1,246	7.5%	2,956	8.0%

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Town Center at Embrey Mills

Stafford, VA 22554

1 mi radius 3 mi radius 5 mi radius

Male Age Distribution (2018)

	1 mi radius	3 mi radius	5 mi radius
Male Population	3,303 53.7%	17,374 51.1%	37,458 50.3%
Age Under 5 Years	210 6.4%	1,110 6.4%	2,483 6.6%
Age 5 to 9 Years	213 6.5%	1,191 6.9%	2,699 7.2%
Age 10 to 14 Years	226 6.8%	1,395 8.0%	3,021 8.1%
Age 15 to 19 Years	232 7.0%	1,382 8.0%	2,971 7.9%
Age 20 to 24 Years	375 11.3%	1,562 9.0%	3,064 8.2%
Age 25 to 29 Years	336 10.2%	1,358 7.8%	2,735 7.3%
Age 30 to 34 Years	269 8.2%	1,171 6.7%	2,542 6.8%
Age 35 to 39 Years	258 7.8%	1,233 7.1%	2,680 7.2%
Age 40 to 44 Years	239 7.2%	1,260 7.3%	2,534 6.8%
Age 45 to 49 Years	240 7.3%	1,355 7.8%	2,802 7.5%
Age 50 to 54 Years	242 7.3%	1,429 8.2%	3,005 8.0%
Age 55 to 59 Years	190 5.8%	1,170 6.7%	2,633 7.0%
Age 60 to 64 Years	124 3.8%	791 4.6%	1,828 4.9%
Age 65 to 69 Years	64 1.9%	404 2.3%	1,081 2.9%
Age 70 to 74 Years	40 1.2%	280 1.6%	700 1.9%
Age 75 to 79 Years	30 0.9%	166 1.0%	384 1.0%
Age 80 to 84 Years	8 0.2%	75 0.4%	196 0.5%
Age 85 Years or Over	7 0.2%	40 0.2%	99 0.3%
Male Median Age	30.3	32.7	33.2
Age 19 Years or Less	882 26.7%	5,079 29.2%	11,175 29.8%
Age 20 to 64 Years	2,273 68.8%	11,330 65.2%	23,824 63.6%
Age 65 Years or Over	148 4.5%	965 5.6%	2,459 6.6%

Males per 100 Females (2018)

	1 mi radius	3 mi radius	5 mi radius
Overall Comparison	116	104	101
Age Under 5 Years	113 53.0%	104 51.0%	101 50.4%
Age 5 to 9 Years	102 50.4%	97 49.1%	101 50.3%
Age 10 to 14 Years	104 51.1%	101 50.1%	104 51.0%
Age 15 to 19 Years	108 52.0%	107 51.8%	106 51.4%
Age 20 to 24 Years	176 63.7%	131 56.6%	119 54.4%
Age 25 to 29 Years	152 60.4%	125 55.5%	109 52.1%
Age 30 to 34 Years	112 52.9%	100 50.0%	93 48.2%
Age 35 to 39 Years	115 53.4%	102 50.4%	99 49.8%
Age 40 to 44 Years	105 51.1%	96 49.1%	92 47.8%
Age 45 to 49 Years	113 53.1%	100 50.1%	97 49.2%
Age 50 to 54 Years	132 56.9%	111 52.6%	104 51.1%
Age 55 to 59 Years	112 52.8%	109 52.1%	109 52.1%
Age 60 to 64 Years	113 53.1%	110 52.5%	104 50.9%
Age 65 to 69 Years	74 42.4%	79 44.1%	90 47.2%
Age 70 to 74 Years	80 44.4%	98 49.4%	94 48.5%
Age 75 to 79 Years	65 39.4%	73 42.3%	77 43.4%
Age 80 to 84 Years	54 35.2%	73 42.1%	78 43.8%
Age 85 Years or Over	35 25.7%	34 25.4%	39 27.8%
Age 19 Years or Less	107 51.6%	102 50.5%	103 50.8%
Age 20 to 39 Years	138 57.9%	114 53.3%	105 51.2%
Age 40 to 64 Years	115 53.4%	105 51.1%	101 50.2%
Age 65 Years or Over	68 40.6%	77 43.6%	83 45.4%

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	1 mi radius	3 mi radius	5 mi radius
Household Type (2018)			
Total Households	1,839	10,678	24,005
Households with Children	886 48.2%	5,077 47.5%	11,269 46.9%
Average Household Size	3.0	3.1	3.0
Household Density per Square Mile	586	378	306
Population Family	4,976 80.9%	29,856 87.8%	66,861 89.8%
Population Non-Family	583 9.5%	2,803 8.2%	6,156 8.3%
Population Group Quarters	589 9.6%	1,347 4.0%	1,468 2.0%
Family Households	1,410 76.6%	8,589 80.4%	19,410 80.9%
Married Couple Households	1,117 79.3%	6,983 81.3%	15,629 80.5%
Other Family Households	293 20.7%	1,607 18.7%	3,782 19.5%
Family Households with Children	872 61.8%	5,019 58.4%	11,158 57.5%
Married Couple with Children	645 74.0%	3,828 76.3%	8,399 75.3%
Other Family Households with Children	227 26.0%	1,191 23.7%	2,759 24.7%
Family Households No Children	538 38.2%	3,570 41.6%	8,252 42.5%
Married Couple No Children	472 87.8%	3,155 88.4%	7,230 87.6%
Other Family Households No Children	66 12.2%	416 11.6%	1,022 12.4%
Non-Family Households	430 23.4%	2,089 19.6%	4,594 19.1%
Non-Family Households with Children	14 3.4%	58 2.8%	111 2.4%
Non-Family Households No Children	415 96.6%	2,031 97.2%	4,483 97.6%
Average Family Household Size	3.5	3.5	3.4
Average Family Income	\$122,527	\$147,563	\$144,874
Median Family Income	\$132,015	\$138,201	\$129,395
Average Non-Family Household Size	1.4	1.3	1.3
Marital Status (2018)			
Population Age 15 Years or Over	4,886	26,619	58,260
Never Married	1,646 33.7%	7,456 28.0%	16,370 28.1%
Currently Married	2,316 47.4%	14,439 54.2%	31,359 53.8%
Previously Married	924 18.9%	4,723 17.7%	10,531 18.1%
Separated	369 39.9%	1,513 32.0%	3,027 28.7%
Widowed	152 16.5%	797 16.9%	1,926 18.3%
Divorced	403 43.6%	2,414 51.1%	5,579 53.0%
Educational Attainment (2018)			
Adult Population Age 25 Years or Over	3,851	21,193	46,844
Elementary (Grade Level 0 to 8)	176 4.6%	469 2.2%	1,035 2.2%
Some High School (Grade Level 9 to 11)	229 5.9%	876 4.1%	1,611 3.4%
High School Graduate	730 18.9%	4,165 19.7%	9,975 21.3%
Some College	835 21.7%	4,449 21.0%	10,116 21.6%
Associate Degree Only	358 9.3%	2,087 9.8%	4,887 10.4%
Bachelor Degree Only	831 21.6%	4,972 23.5%	10,711 22.9%
Graduate Degree	692 18.0%	4,175 19.7%	8,508 18.2%
Any College (Some College or Higher)	2,717 70.6%	15,683 74.0%	34,222 73.1%
College Degree + (Bachelor Degree or Higher)	1,523 39.6%	9,147 43.2%	19,219 41.0%

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Housing			
Total Housing Units (2018)	1,879	10,895	24,525
Total Housing Units (2010)	1,169	9,116	21,108
Historical Annual Growth (2010-2018)	709 7.6%	1,779 2.4%	3,417 2.0%
Housing Units Occupied (2018)	1,839 97.9%	10,678 98.0%	24,005 97.9%
Housing Units Owner-Occupied	1,407 76.5%	8,279 77.5%	18,686 77.8%
Housing Units Renter-Occupied	433 23.5%	2,400 22.5%	5,319 22.2%
Housing Units Vacant (2018)	39 2.1%	217 2.0%	520 2.2%
Household Size (2018)			
Total Households	1,839	10,678	24,005
1 Person Households	319 17.3%	1,595 14.9%	3,489 14.5%
2 Person Households	496 27.0%	3,027 28.3%	6,914 28.8%
3 Person Households	368 20.0%	2,197 20.6%	5,057 21.1%
4 Person Households	342 18.6%	2,087 19.5%	4,657 19.4%
5 Person Households	175 9.5%	1,029 9.6%	2,279 9.5%
6 Person Households	78 4.2%	437 4.1%	974 4.1%
7 or More Person Households	62 3.3%	306 2.9%	635 2.6%
Household Income Distribution (2018)			
HH Income \$200,000 or More	442 24.0%	2,494 23.4%	4,979 20.7%
HH Income \$150,000 to \$199,999	197 10.7%	1,561 14.6%	3,332 13.9%
HH Income \$125,000 to \$149,999	129 7.0%	980 9.2%	2,252 9.4%
HH Income \$100,000 to \$124,999	191 10.4%	1,290 12.1%	2,794 11.6%
HH Income \$75,000 to \$99,999	280 15.2%	1,360 12.7%	3,074 12.8%
HH Income \$50,000 to \$74,999	295 16.0%	1,459 13.7%	3,718 15.5%
HH Income \$35,000 to \$49,999	198 10.8%	830 7.8%	1,884 7.8%
HH Income \$25,000 to \$34,999	60 3.2%	283 2.7%	709 3.0%
HH Income \$15,000 to \$24,999	43 2.3%	260 2.4%	566 2.4%
HH Income \$10,000 to \$14,999	3 0.2%	34 0.3%	161 0.7%
HH Income Under \$10,000	2 0.1%	127 1.2%	536 2.2%
Household Vehicles (2018)			
Households 0 Vehicles Available	10 0.5%	65 0.6%	327 1.4%
Households 1 Vehicle Available	370 20.1%	1,764 16.5%	4,096 17.1%
Households 2 Vehicles Available	823 44.7%	4,848 45.4%	10,740 44.7%
Households 3 or More Vehicles Available	636 34.6%	4,001 37.5%	8,841 36.8%
Total Vehicles Available	4,226	25,528	56,503
Average Vehicles per Household	2.3	2.4	2.4
Owner-Occupied Household Vehicles	3,450 81.6%	21,097 82.6%	46,842 82.9%
Average Vehicles per Owner-Occupied Household	2.5	2.5	2.5
Renter-Occupied Household Vehicles	776 18.4%	4,430 17.4%	9,661 17.1%
Average Vehicles per Renter-Occupied Household	1.8	1.8	1.8
Travel Time (2015)			
Worker Base Age 16 years or Over	3,099	16,777	36,356
Travel to Work in 14 Minutes or Less	538 17.4%	2,764 16.5%	6,446 17.7%
Travel to Work in 15 to 29 Minutes	492 15.9%	3,567 21.3%	8,066 22.2%
Travel to Work in 30 to 59 Minutes	859 27.7%	5,025 30.0%	10,551 29.0%
Travel to Work in 60 Minutes or More	590 19.0%	4,409 26.3%	9,995 27.5%
Work at Home	201 6.5%	869 5.2%	1,806 5.0%
Average Minutes Travel to Work	32.5	36.1	35.5

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Transportation To Work (2015)			
Worker Base Age 16 years or Over	3,099	16,777	36,356
Drive to Work Alone	2,449 79.0%	12,379 73.8%	27,509 75.7%
Drive to Work in Carpool	350 11.3%	2,524 15.0%	4,900 13.5%
Travel to Work by Public Transportation	67 2.1%	657 3.9%	1,308 3.6%
Drive to Work on Motorcycle	6 0.2%	20 0.1%	52 0.1%
Bicycle to Work	- -	6 -	7 -
Walk to Work	24 0.8%	283 1.7%	618 1.7%
Other Means	2 0.1%	40 0.2%	157 0.4%
Work at Home	201 6.5%	869 5.2%	1,806 5.0%
Daytime Demographics (2018)			
Total Businesses	148	777	1,892
Total Employees	1,531	9,104	19,505
Company Headquarter Businesses	- -	1 0.1%	1 0.1%
Company Headquarter Employees	- -	300 3.3%	308 1.6%
Employee Population per Business	10.4 to 1	11.7 to 1	10.3 to 1
Residential Population per Business	41.6 to 1	43.8 to 1	39.4 to 1
Adj. Daytime Demographics Age 16 Years or Over	3,405	17,884	38,034
Labor Force			
Labor Population Age 16 Years or Over (2018)	4,789	26,025	56,989
Labor Force Total Males (2018)	2,608 54.5%	13,392 51.5%	28,628 50.2%
Male Civilian Employed	1,547 59.3%	8,796 65.7%	19,273 67.3%
Male Civilian Unemployed	41 1.6%	249 1.9%	674 2.4%
Males in Armed Forces	112 4.3%	710 5.3%	1,501 5.2%
Males Not in Labor Force	908 34.8%	3,637 27.2%	7,180 25.1%
Labor Force Total Females (2018)	2,181 45.5%	12,633 48.5%	28,361 49.8%
Female Civilian Employed	1,239 56.8%	7,671 60.7%	17,575 62.0%
Female Civilian Unemployed	19 0.9%	153 1.2%	422 1.5%
Females in Armed Forces	17 0.8%	68 0.5%	112 0.4%
Females Not in Labor Force	906 41.5%	4,741 37.5%	10,253 36.2%
Unemployment Rate	1.2%	1.5%	1.9%
Labor Force Growth (2010-2018)	126 4.7%	-154 -0.9%	-19 -0.1%
Male Labor Force Growth (2010-2018)	32 2.1%	-76 -0.9%	-3 -
Female Labor Force Growth (2010-2018)	93 8.1%	-78 -1.0%	-16 -0.1%
Occupation (2015)			
Occupation Population Age 16 Years or Over	2,660	16,621	36,866
Occupation Total Males	1,514 56.9%	8,872 53.4%	19,276 52.3%
Occupation Total Females	1,146 43.1%	7,749 46.6%	17,590 47.7%
Management, Business, Financial Operations	611 23.0%	3,943 23.7%	8,652 23.5%
Professional, Related	788 29.6%	4,660 28.0%	9,924 26.9%
Service	348 13.1%	2,045 12.3%	4,624 12.5%
Sales, Office	619 23.2%	4,049 24.4%	9,233 25.0%
Farming, Fishing, Forestry	1 -	4 -	31 0.1%
Construction, Extraction, Maintenance	188 7.1%	1,215 7.3%	2,578 7.0%
Production, Transport, Material Moving	107 4.0%	705 4.2%	1,825 5.0%
White Collar Workers	2,017 75.8%	12,652 76.1%	27,809 75.4%
Blue Collar Workers	643 24.2%	3,969 23.9%	9,057 24.6%

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COMPLETE PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 38.4219/-77.4274

RFULL9

Town Center at Embrey Mills Stafford, VA 22554		1 mi radius		3 mi radius		5 mi radius	
Units In Structure (2015)							
Total Units		1,094		8,688		20,160	
1 Detached Unit		1,316	120.3	8,030	92.4%	17,584	87.2%
1 Attached Unit		381	34.9%	1,734	20.0%	4,116	20.4%
2 Units		2	0.2%	19	0.2%	42	0.2%
3 to 4 Units		12	1.1%	71	0.8%	129	0.6%
5 to 9 Units		27	2.4%	236	2.7%	548	2.7%
10 to 19 Units		42	3.8%	457	5.3%	766	3.8%
20 to 49 Units		1	0.1%	49	0.6%	105	0.5%
50 or More Units		14	1.3%	81	0.9%	159	0.8%
Mobile Home or Trailer		51	4.6%	106	1.2%	596	3.0%
Other Structure		-	-	-	-	-	-
Homes Built By Year (2015)							
Homes Built 2014 or later		184	16.8%	358	4.1%	671	3.3%
Homes Built 2010 to 2013		101	9.2%	631	7.3%	1,532	7.6%
Homes Built 2000 to 2009		546	49.9%	2,797	32.2%	5,736	28.5%
Homes Built 1990 to 1999		437	40.0%	3,620	41.7%	7,511	37.3%
Homes Built 1980 to 1989		151	13.8%	1,664	19.2%	4,616	22.9%
Homes Built 1970 to 1979		306	28.0%	1,156	13.3%	2,707	13.4%
Homes Built 1960 to 1969		7	0.7%	161	1.9%	354	1.8%
Homes Built 1950 to 1959		73	6.7%	222	2.6%	409	2.0%
Homes Built 1940 to 1949		12	1.1%	81	0.9%	237	1.2%
Homes Built Before 1939		4	0.3%	91	1.0%	272	1.3%
Median Age of Homes		21.9 yrs		22.9 yrs		23.9 yrs	
Home Values (2015)							
Owner Specified Housing Units		763		6,483		15,456	
Home Values \$1,000,000 or More		9	1.2%	46	0.7%	94	0.6%
Home Values \$750,000 to \$999,999		10	1.2%	41	0.6%	198	1.3%
Home Values \$500,000 to \$749,999		253	33.2%	1,049	16.2%	2,109	13.6%
Home Values \$400,000 to \$499,999		371	48.7%	1,819	28.1%	2,645	17.1%
Home Values \$300,000 to \$399,999		304	39.9%	2,480	38.3%	5,692	36.8%
Home Values \$250,000 to \$299,999		143	18.7%	1,127	17.4%	2,913	18.8%
Home Values \$200,000 to \$249,999		163	21.4%	875	13.5%	2,465	16.0%
Home Values \$175,000 to \$199,999		30	3.9%	295	4.6%	669	4.3%
Home Values \$150,000 to \$174,999		61	7.9%	198	3.1%	570	3.7%
Home Values \$125,000 to \$149,999		15	2.0%	112	1.7%	389	2.5%
Home Values \$100,000 to \$124,999		18	2.3%	99	1.5%	230	1.5%
Home Values \$90,000 to \$99,999		2	0.3%	9	0.1%	28	0.2%
Home Values \$80,000 to \$89,999		-	-	1	-	12	0.1%
Home Values \$70,000 to \$79,999		-	-	-	-	75	0.5%
Home Values \$60,000 to \$69,999		15	1.9%	22	0.3%	69	0.4%
Home Values \$50,000 to \$59,999		-	-	2	-	8	-
Home Values \$35,000 to \$49,999		-	-	27	0.4%	58	0.4%
Home Values \$25,000 to \$34,999		1	0.2%	6	0.1%	176	1.1%
Home Values \$10,000 to \$24,999		19	2.5%	49	0.8%	157	1.0%
Home Values Under \$10,000		32	4.1%	114	1.8%	169	1.1%
Owner-Occupied Median Home Value		\$376,740		\$356,667		\$333,993	
Renter-Occupied Median Rent		\$1,226		\$1,372		\$1,387	

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COMPLETE PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 38.4219/-77.4274

RFULL9

Town Center at Embrey Mills

Stafford, VA 22554

Total Annual Consumer Expenditure (2018)

	1 mi radius	3 mi radius	5 mi radius
Total Household Expenditure	\$133 M	\$918 M	\$2.06 B
Total Non-Retail Expenditure	\$70.6 M	\$490 M	\$1.10 B
Total Retail Expenditure	\$62.5 M	\$428 M	\$965 M
Apparel	\$4.74 M	\$32.8 M	\$73.5 M
Contributions	\$7.01 M	\$50.1 M	\$110 M
Education	\$5.81 M	\$41.8 M	\$92.3 M
Entertainment	\$7.62 M	\$52.7 M	\$118 M
Food and Beverages	\$18.7 M	\$127 M	\$288 M
Furnishings and Equipment	\$4.83 M	\$33.5 M	\$74.9 M
Gifts	\$3.74 M	\$26.6 M	\$58.9 M
Health Care	\$9.70 M	\$65.8 M	\$149 M
Household Operations	\$4.30 M	\$30.3 M	\$67.3 M
Miscellaneous Expenses	\$1.86 M	\$12.7 M	\$28.7 M
Personal Care	\$1.71 M	\$11.7 M	\$26.4 M
Personal Insurance	\$1.14 M	\$8.06 M	\$17.9 M
Reading	\$295 K	\$2.04 M	\$4.58 M
Shelter	\$27.5 M	\$191 M	\$428 M
Tobacco	\$658 K	\$4.30 M	\$9.91 M
Transportation	\$24.3 M	\$165 M	\$373 M
Utilities	\$9.20 M	\$62.2 M	\$141 M

Monthly Household Consumer Expenditure (2018)

	1 mi radius	3 mi radius	5 mi radius
Total Household Expenditure	\$6,029	\$7,164	\$7,157
Total Non-Retail Expenditure	\$3,196 53.0%	\$3,823 53.4%	\$3,808 53.2%
Total Retail Expenditures	\$2,832 47.0%	\$3,341 46.6%	\$3,349 46.8%
Apparel	\$215 3.6%	\$256 3.6%	\$255 3.6%
Contributions	\$318 5.3%	\$391 5.5%	\$383 5.3%
Education	\$263 4.4%	\$326 4.6%	\$320 4.5%
Entertainment	\$345 5.7%	\$411 5.7%	\$410 5.7%
Food and Beverages	\$846 14.0%	\$995 13.9%	\$999 14.0%
Furnishings and Equipment	\$219 3.6%	\$262 3.7%	\$260 3.6%
Gifts	\$170 2.8%	\$208 2.9%	\$205 2.9%
Health Care	\$439 7.3%	\$513 7.2%	\$517 7.2%
Household Operations	\$195 3.2%	\$237 3.3%	\$234 3.3%
Miscellaneous Expenses	\$84 1.4%	\$99 1.4%	\$99 1.4%
Personal Care	\$77 1.3%	\$92 1.3%	\$92 1.3%
Personal Insurance	\$52 0.9%	\$63 0.9%	\$62 0.9%
Reading	\$13 0.2%	\$16 0.2%	\$16 0.2%
Shelter	\$1,246 20.7%	\$1,487 20.8%	\$1,485 20.7%
Tobacco	\$30 0.5%	\$34 0.5%	\$34 0.5%
Transportation	\$1,101 18.3%	\$1,290 18.0%	\$1,296 18.1%
Utilities	\$417 6.9%	\$485 6.8%	\$489 6.8%

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