



Community Profile

48085 (Collin County)
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Geography: County

Prepared by Esri

Collin County...

Population Summary	
2000 Total Population	491,675
2010 Total Population	782,341
2021 Total Population	1,117,623
2021 Group Quarters	4,426
2026 Total Population	1,283,452
2021-2026 Annual Rate	2.81%
2021 Total Daytime Population	1,103,026
Workers	521,923
Residents	581,103
Household Summary	
2000 Households	181,970
2000 Average Household Size	2.68
2010 Households	283,759
2010 Average Household Size	2.74
2021 Households	399,654
2021 Average Household Size	2.79
2026 Households	457,027
2026 Average Household Size	2.80
2021-2026 Annual Rate	2.72%
2010 Families	206,793
2010 Average Family Size	3.25
2021 Families	288,801
2021 Average Family Size	3.31
2026 Families	329,415
2026 Average Family Size	3.33
2021-2026 Annual Rate	2.67%
Housing Unit Summary	
2000 Housing Units	194,892
Owner Occupied Housing Units	64.1%
Renter Occupied Housing Units	29.3%
Vacant Housing Units	6.6%
2010 Housing Units	300,960
Owner Occupied Housing Units	64.1%
Renter Occupied Housing Units	30.1%
Vacant Housing Units	5.7%
2021 Housing Units	420,282
Owner Occupied Housing Units	61.3%
Renter Occupied Housing Units	33.8%
Vacant Housing Units	4.9%
2026 Housing Units	479,414
Owner Occupied Housing Units	61.5%
Renter Occupied Housing Units	33.8%
Vacant Housing Units	4.7%
Median Household Income	
2021	\$95,475
2026	\$102,909
Median Home Value	
2021	\$352,703
2026	\$374,271
Per Capita Income	
2021	\$44,071
2026	\$47,794
Median Age	
2010	35.0
2021	36.4
2026	36.3

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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2021 Households by Income

Household Income Base	399,649
<\$15,000	4.6%
\$15,000 - \$24,999	4.1%
\$25,000 - \$34,999	5.2%
\$35,000 - \$49,999	10.2%
\$50,000 - \$74,999	14.4%
\$75,000 - \$99,999	13.5%
\$100,000 - \$149,999	20.6%
\$150,000 - \$199,999	12.5%
\$200,000+	15.0%
Average Household Income	\$123,168

2026 Households by Income

Household Income Base	457,022
<\$15,000	3.8%
\$15,000 - \$24,999	3.4%
\$25,000 - \$34,999	4.5%
\$35,000 - \$49,999	9.2%
\$50,000 - \$74,999	13.8%
\$75,000 - \$99,999	13.5%
\$100,000 - \$149,999	21.7%
\$150,000 - \$199,999	14.3%
\$200,000+	15.9%
Average Household Income	\$134,154

2021 Owner Occupied Housing Units by Value

Total	257,412
<\$50,000	0.8%
\$50,000 - \$99,999	1.1%
\$100,000 - \$149,999	3.6%
\$150,000 - \$199,999	3.6%
\$200,000 - \$249,999	14.2%
\$250,000 - \$299,999	11.8%
\$300,000 - \$399,999	28.1%
\$400,000 - \$499,999	17.5%
\$500,000 - \$749,999	15.7%
\$750,000 - \$999,999	2.1%
\$1,000,000 - \$1,499,999	0.8%
\$1,500,000 - \$1,999,999	0.3%
\$2,000,000 +	0.2%
Average Home Value	\$391,304

2026 Owner Occupied Housing Units by Value

Total	294,974
<\$50,000	0.2%
\$50,000 - \$99,999	0.3%
\$100,000 - \$149,999	1.2%
\$150,000 - \$199,999	1.9%
\$200,000 - \$249,999	12.0%
\$250,000 - \$299,999	11.6%
\$300,000 - \$399,999	30.7%
\$400,000 - \$499,999	21.0%
\$500,000 - \$749,999	18.0%
\$750,000 - \$999,999	1.9%
\$1,000,000 - \$1,499,999	0.7%
\$1,500,000 - \$1,999,999	0.3%
\$2,000,000 +	0.2%
Average Home Value	\$412,675

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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2010 Population by Age	
Total	782,341
0 - 4	7.5%
5 - 9	8.5%
10 - 14	8.2%
15 - 24	11.8%
25 - 34	14.0%
35 - 44	17.4%
45 - 54	15.2%
55 - 64	9.7%
65 - 74	4.9%
75 - 84	2.0%
85 +	0.7%
18 +	71.3%
2021 Population by Age	
Total	1,117,623
0 - 4	6.8%
5 - 9	7.4%
10 - 14	7.7%
15 - 24	12.4%
25 - 34	13.6%
35 - 44	15.5%
45 - 54	13.7%
55 - 64	11.5%
65 - 74	7.4%
75 - 84	3.1%
85 +	0.9%
18 +	73.9%
2026 Population by Age	
Total	1,283,452
0 - 4	6.9%
5 - 9	7.3%
10 - 14	7.4%
15 - 24	11.9%
25 - 34	14.5%
35 - 44	15.5%
45 - 54	12.9%
55 - 64	10.8%
65 - 74	7.9%
75 - 84	4.0%
85 +	1.0%
18 +	74.3%
2010 Population by Sex	
Males	384,363
Females	397,978
2021 Population by Sex	
Males	547,899
Females	569,724
2026 Population by Sex	
Males	628,438
Females	655,014

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.



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2010 Population by Race/Ethnicity	
Total	782,341
White Alone	71.6%
Black Alone	8.5%
American Indian Alone	0.6%
Asian Alone	11.2%
Pacific Islander Alone	0.1%
Some Other Race Alone	5.1%
Two or More Races	3.0%
Hispanic Origin	14.7%
Diversity Index	60.2
2021 Population by Race/Ethnicity	
Total	1,117,623
White Alone	62.2%
Black Alone	11.0%
American Indian Alone	0.5%
Asian Alone	17.1%
Pacific Islander Alone	0.1%
Some Other Race Alone	5.5%
Two or More Races	3.6%
Hispanic Origin	15.7%
Diversity Index	68.6
2026 Population by Race/Ethnicity	
Total	1,283,452
White Alone	59.1%
Black Alone	12.4%
American Indian Alone	0.5%
Asian Alone	18.3%
Pacific Islander Alone	0.1%
Some Other Race Alone	5.9%
Two or More Races	3.8%
Hispanic Origin	17.0%
Diversity Index	71.4
2010 Population by Relationship and Household Type	
Total	782,341
In Households	99.5%
In Family Households	87.3%
Householder	26.4%
Spouse	21.6%
Child	33.9%
Other relative	3.9%
Nonrelative	1.5%
In Nonfamily Households	12.2%
In Group Quarters	0.5%
Institutionalized Population	0.3%
Noninstitutionalized Population	0.2%

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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2021 Population 25+ by Educational Attainment	
Total	734,175
Less than 9th Grade	3.0%
9th - 12th Grade, No Diploma	2.6%
High School Graduate	13.1%
GED/Alternative Credential	1.8%
Some College, No Degree	18.2%
Associate Degree	7.6%
Bachelor's Degree	33.9%
Graduate/Professional Degree	19.9%
2021 Population 15+ by Marital Status	
Total	872,448
Never Married	28.5%
Married	58.8%
Widowed	3.7%
Divorced	9.1%
2021 Civilian Population 16+ in Labor Force	
Civilian Population 16+	564,148
Population 16+ Employed	95.5%
Population 16+ Unemployment rate	4.5%
Population 16-24 Employed	10.2%
Population 16-24 Unemployment rate	8.7%
Population 25-54 Employed	68.9%
Population 25-54 Unemployment rate	4.0%
Population 55-64 Employed	16.3%
Population 55-64 Unemployment rate	3.5%
Population 65+ Employed	4.6%
Population 65+ Unemployment rate	6.7%
2021 Employed Population 16+ by Industry	
Total	538,498
Agriculture/Mining	0.8%
Construction	5.5%
Manufacturing	8.6%
Wholesale Trade	2.8%
Retail Trade	11.1%
Transportation/Utilities	3.9%
Information	3.2%
Finance/Insurance/Real Estate	12.7%
Services	48.7%
Public Administration	2.7%
2021 Employed Population 16+ by Occupation	
Total	538,498
White Collar	79.2%
Management/Business/Financial	26.5%
Professional	31.6%
Sales	11.4%
Administrative Support	9.8%
Services	9.6%
Blue Collar	11.2%
Farming/Forestry/Fishing	0.1%
Construction/Extraction	2.9%
Installation/Maintenance/Repair	1.9%
Production	2.2%
Transportation/Material Moving	4.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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2010 Households by Type	
Total	283,759
Households with 1 Person	22.0%
Households with 2+ People	78.0%
Family Households	72.9%
Husband-wife Families	59.5%
With Related Children	33.2%
Other Family (No Spouse Present)	13.4%
Other Family with Male Householder	3.8%
With Related Children	2.3%
Other Family with Female Householder	9.6%
With Related Children	6.7%
Nonfamily Households	5.2%
All Households with Children	42.5%
Multigenerational Households	3.9%
Unmarried Partner Households	4.6%
Male-female	3.9%
Same-sex	0.7%
2010 Households by Size	
Total	283,759
1 Person Household	22.0%
2 Person Household	30.4%
3 Person Household	17.7%
4 Person Household	18.0%
5 Person Household	7.6%
6 Person Household	2.7%
7 + Person Household	1.5%
2010 Households by Tenure and Mortgage Status	
Total	283,759
Owner Occupied	68.0%
Owned with a Mortgage/Loan	56.4%
Owned Free and Clear	11.6%
Renter Occupied	32.0%
2021 Affordability, Mortgage and Wealth	
Housing Affordability Index	124
Percent of Income for Mortgage	15.5%
Wealth Index	137
2010 Housing Units By Urban/ Rural Status	
Total Housing Units	300,960
Housing Units Inside Urbanized Area	93.5%
Housing Units Inside Urbanized Cluster	1.3%
Rural Housing Units	5.2%
2010 Population By Urban/ Rural Status	
Total Population	782,341
Population Inside Urbanized Area	93.3%
Population Inside Urbanized Cluster	1.4%
Rural Population	5.2%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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Top 3 Tapestry Segments

1. Boomburbs (1C)
2. Up and Coming Families (7A)
3. Professional Pride (1B)

2021 Consumer Spending

Apparel & Services: Total \$	\$1,129,434,948
Average Spent	\$2,826.03
Spending Potential Index	133
Education: Total \$	\$914,085,218
Average Spent	\$2,287.19
Spending Potential Index	133
Entertainment/Recreation: Total \$	\$1,676,602,555
Average Spent	\$4,195.14
Spending Potential Index	130
Food at Home: Total \$	\$2,791,791,551
Average Spent	\$6,985.52
Spending Potential Index	128
Food Away from Home: Total \$	\$2,033,254,017
Average Spent	\$5,087.54
Spending Potential Index	134
Health Care: Total \$	\$3,147,825,034
Average Spent	\$7,876.38
Spending Potential Index	126
HH Furnishings & Equipment: Total \$	\$1,209,832,460
Average Spent	\$3,027.20
Spending Potential Index	134
Personal Care Products & Services: Total \$	\$476,016,696
Average Spent	\$1,191.07
Spending Potential Index	133
Shelter: Total \$	\$10,664,862,446
Average Spent	\$26,685.24
Spending Potential Index	132
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$1,301,772,529
Average Spent	\$3,257.25
Spending Potential Index	136
Travel: Total \$	\$1,373,109,792
Average Spent	\$3,435.75
Spending Potential Index	136
Vehicle Maintenance & Repairs: Total \$	\$577,900,989
Average Spent	\$1,446.00
Spending Potential Index	130

Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2018 and 2019 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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