

Executive Summary

North Park Shopping Center 2
1700 Park Ave, Bridgeport, Connecticut, 06604
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 41.18323
Longitude: -73.20480

	1 mile	3 miles	5 miles
Population			
2010 Population	45,471	171,534	259,160
2020 Population	47,587	176,983	266,886
2024 Population	47,677	178,879	270,613
2029 Population	46,965	178,320	269,642
2010-2020 Annual Rate	0.46%	0.31%	0.29%
2020-2024 Annual Rate	0.04%	0.25%	0.33%
2024-2029 Annual Rate	-0.30%	-0.06%	-0.07%
2020 Male Population	49.9%	47.9%	47.6%
2020 Female Population	50.1%	52.1%	52.4%
2020 Median Age	34.2	36.2	37.4
2024 Male Population	50.5%	48.6%	48.4%
2024 Female Population	49.5%	51.4%	51.6%
2024 Median Age	35.4	37.1	38.1

In the identified area, the current year population is 270,613. In 2020, the Census count in the area was 266,886. The rate of change since 2020 was 0.33% annually. The five-year projection for the population in the area is 269,642 representing a change of -0.07% annually from 2024 to 2029. Currently, the population is 48.4% male and 51.6% female.

Median Age			
The median age in this area is 38.1, compared to U.S. median age of 39.3.			

Race and Ethnicity			
2024 White Alone	16.5%	28.6%	41.4%
2024 Black Alone	36.0%	31.6%	25.1%
2024 American Indian/Alaska Native Alone	1.2%	1.0%	0.7%
2024 Asian Alone	3.1%	3.2%	3.5%
2024 Pacific Islander Alone	0.2%	0.1%	0.1%
2024 Other Race	29.4%	22.2%	17.0%
2024 Two or More Races	13.6%	13.3%	12.2%
2024 Hispanic Origin (Any Race)	47.2%	39.3%	31.9%

Persons of Hispanic origin represent 31.9% of the population in the identified area compared to 19.6% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 84.2 in the identified area, compared to 72.5 for the U.S. as a whole.

Households			
2024 Wealth Index	39	72	104
2010 Households	15,786	61,913	92,787
2020 Households	17,446	65,238	96,166
2024 Households	17,725	66,775	98,435
2029 Households	17,881	67,925	100,002
2010-2020 Annual Rate	1.00%	0.52%	0.36%
2020-2024 Annual Rate	0.37%	0.55%	0.55%
2024-2029 Annual Rate	0.18%	0.34%	0.32%
2024 Average Household Size	2.60	2.61	2.65

The household count in this area has changed from 96,166 in 2020 to 98,435 in the current year, a change of 0.55% annually. The five-year projection of households is 100,002, a change of 0.32% annually from the current year total. Average household size is currently 2.65, compared to 2.68 in the year 2020. The number of families in the current year is 64,416 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units. The Gini index measures the extent to which the distribution of income or consumption among individuals or households within an economy deviates from a perfectly equal distribution. A Gini index of 0 represents perfect equality, while an index of 100 implies perfect inequality.

Source: U.S. Census Bureau. Esri forecasts for 2024 and 2029. Esri converted Census 2010 into 2020 geography and Census 2020 data.

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Mortgage Income			
2024 Percent of Income for Mortgage	37.7%	32.9%	30.7%
Median Household Income			
2024 Median Household Income	\$44,995	\$62,089	\$78,312
2029 Median Household Income	\$54,199	\$75,394	\$88,733
2024-2029 Annual Rate	3.79%	3.96%	2.53%
Average Household Income			
2024 Average Household Income	\$67,310	\$94,686	\$117,887
2029 Average Household Income	\$78,855	\$109,480	\$135,043
2024-2029 Annual Rate	3.22%	2.95%	2.75%
Per Capita Income			
2024 Per Capita Income	\$25,046	\$35,156	\$43,070
2029 Per Capita Income	\$29,988	\$41,484	\$50,276
2024-2029 Annual Rate	3.67%	3.37%	3.14%
GINI Index			
2024 Gini Index	48.6	46.4	43.8
Households by Income			

Current median household income is \$78,312 in the area, compared to \$79,068 for all U.S. households. Median household income is projected to be \$88,733 in five years, compared to \$91,442 all U.S. households.

Current average household income is \$117,887 in this area, compared to \$113,185 for all U.S. households. Average household income is projected to be \$135,043 in five years, compared to \$130,581 for all U.S. households.

Current per capita income is \$43,070 in the area, compared to the U.S. per capita income of \$43,829. The per capita income is projected to be \$50,276 in five years, compared to \$51,203 for all U.S. households.

Housing			
2024 Housing Affordability Index	57	66	70
2010 Total Housing Units	17,832	68,186	100,510
2010 Owner Occupied Housing Units	4,595	29,713	55,438
2010 Renter Occupied Housing Units	11,191	32,200	37,349
2010 Vacant Housing Units	2,046	6,273	7,723
2020 Total Housing Units	18,788	70,266	102,989
2020 Owner Occupied Housing Units	4,356	27,957	53,161
2020 Renter Occupied Housing Units	13,090	37,281	43,005
2020 Vacant Housing Units	1,377	5,072	6,832
2024 Total Housing Units	19,056	71,688	105,120
2024 Owner Occupied Housing Units	4,964	30,692	56,911
2024 Renter Occupied Housing Units	12,761	36,083	41,524
2024 Vacant Housing Units	1,331	4,913	6,685
2029 Total Housing Units	19,165	72,501	106,326
2029 Owner Occupied Housing Units	5,353	32,320	59,024
2029 Renter Occupied Housing Units	12,528	35,605	40,977
2029 Vacant Housing Units	1,284	4,576	6,324

Socioeconomic Status Index			
2024 Socioeconomic Status Index	35.7	40.2	44.4

Currently, 54.1% of the 105,120 housing units in the area are owner occupied; 39.5%, renter occupied; and 6.4% are vacant. Currently, in the U.S., 57.9% of the housing units in the area are owner occupied; 32.1% are renter occupied; and 10.0% are vacant. In 2020, there were 102,989 housing units in the area and 6.6% vacant housing units. The annual rate of change in housing units since 2020 is 0.48%. Median home value in the area is \$384,499, compared to a median home value of \$355,577 for the U.S. In five years, median value is projected to change by 2.54% annually to \$435,820.

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