Community Profile

3765 Gateway Dr, Grand Forks, North Dakota, 58203
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 47.93249
Longitude: -97.08399

	1 mile	3 miles	5 miles
Population Summary			
2010 Total Population	9,625	44,795	61,753
2020 Total Population	8,549	45,647	67,649
2020 Group Quarters	2,550	3,746	3,954
2023 Total Population	8,526	45,864	68,615
2023 Group Quarters	2,550	3,746	3,956
2028 Total Population	8,419	46,248	69,410
2023-2028 Annual Rate	-0.25%	0.17%	0.23%
2023 Total Daytime Population	8,691	53,026	74,270
Workers	4,925	32,142	43,037
Residents	3,766	20,884	31,233
Household Summary			
2010 Households	3,010	18,760	25,948
2010 Average Household Size	2.26	2.19	2.24
2020 Total Households	2,762	19,529	28,952
2020 Average Household Size	2.17	2.15	2.20
2023 Households	2,759	19,780	29,488
2023 Average Household Size	2.17	2.13	2.19
2028 Households	2,730	20,126	30,079
2028 Average Household Size	2.15	2.11	2.18
2023-2028 Annual Rate	-0.21%	0.35%	0.40%
2010 Families	1,100	9,157	13,662
2010 Average Family Size	2.87	2.88	2.89
2023 Families	926	9,018	14,753
2023 Average Family Size	2.83	2.90	2.93
2028 Families	913	9,131	14,973
2028 Average Family Size	2.81	2.88	2.91
2023-2028 Annual Rate	-0.28%	0.25%	0.30%
Housing Unit Summary			
2000 Housing Units	2,651	18,154	24,272
Owner Occupied Housing Units	26.1%	45.9%	50.4%
Renter Occupied Housing Units	67.4%	48.2%	43.9%
Vacant Housing Units	6.4%	5.9%	5.7%
2010 Housing Units	3,163	19,756	27,277
Owner Occupied Housing Units	21.4%	42.1%	47.5%
Renter Occupied Housing Units	73.8%	52.8%	47.6%
Vacant Housing Units	4.8%	5.0%	4.9%
2020 Housing Units	3,216	21,427	31,431
Vacant Housing Units	14.1%	8.9%	7.9%
2023 Housing Units	3,253	21,906	32,331
Owner Occupied Housing Units	17.1%	36.1%	43.0%
Renter Occupied Housing Units	67.8%	54.2%	48.2%
Vacant Housing Units	15.2%	9.7%	8.8%
2028 Housing Units	3,255	22,279	32,906
Owner Occupied Housing Units	17.1%	36.5%	43.5%
Renter Occupied Housing Units	66.8%	53.9%	47.9%
Vacant Housing Units	16.1%	9.7%	8.6%
Median Household Income			
2023	$31,595	$53,403	$61,532
2028	$35,126	$57,915	$69,133
Median Home Value			
2023	$234,910	$220,235	$253,589
2028	$245,098	$237,613	$287,908
Per Capita Income			
2023	$17,757	$31,087	$35,855
2028	$19,928	$34,998	$40,564
Median Age			
2010	22.3	27.8	29.4
2023	22.7	31.2	33.3
2028	22.6	32.3	34.6

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: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

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2023 Households by Income			
Household Income Base	2,759	19,780	29,488
<$15,000	28.8%	13.9%	11.8%
$15,000 - $24,999	13.3%	13.8%	11.5%
$25,000 - $34,999	10.9%	8.5%	7.9%
$35,000 - $49,999	9.8%	10.5%	10.0%
$50,000 - $74,999	11.0%	17.5%	15.8%
$75,000 - $99,999	12.5%	14.8%	15.4%
$100,000 - $149,999	8.0%	13.6%	16.6%
$150,000 - $199,999	5.1%	4.5%	6.0%
$200,000+	0.4%	3.0%	5.0%
Average Household Income	$51,572	$71,454	$83,166
2028 Households by Income			
Household Income Base	2,730	20,126	30,079
<$15,000	27.0%	12.7%	10.7%
$15,000 - $24,999	12.7%	12.4%	10.3%
$25,000 - $34,999	10.2%	7.9%	7.3%
$35,000 - $49,999	9.8%	10.3%	9.7%
$50,000 - $74,999	10.3%	16.6%	14.7%
$75,000 - $99,999	14.3%	16.5%	16.6%
$100,000 - $149,999	8.2%	14.0%	16.7%
$150,000 - $199,999	7.1%	6.3%	8.2%
$200,000+	0.5%	3.4%	5.8%
Average Household Income	$58,181	$79,836	$93,378
2023 Owner Occupied Housing Units by Value			
Total	555	7,906	13,902
<$50,000	11.5%	6.3%	5.3%
$50,000 - $99,999	5.2%	5.2%	4.1%
$100,000 - $149,999	9.5%	9.1%	6.6%
$150,000 - $199,999	9.7%	20.5%	14.8%
$200,000 - $249,999	20.0%	22.0%	18.1%
$250,000 - $299,999	16.2%	11.4%	13.4%
$300,000 - $399,999	14.2%	15.7%	23.4%
$400,000 - $499,999	12.6%	5.7%	8.6%
$500,000 - $749,999	0.2%	2.5%	4.1%
$750,000 - $999,999	0.7%	1.6%	1.4%
$1,000,000 - $1,499,999	0.0%	0.0%	0.0%
$1,500,000 - $1,999,999	0.0%	0.0%	0.0%
$2,000,000 +	0.0%	0.0%	0.1%
Average Home Value	$239,369	$244,378	$277,376
2028 Owner Occupied Housing Units by Value			
Total	556	8,126	14,323
<$50,000	10.4%	6.0%	5.0%
$50,000 - $99,999	4.9%	4.6%	3.5%
$100,000 - $149,999	9.0%	8.1%	5.3%
$150,000 - $199,999	9.2%	16.0%	10.8%
$200,000 - $249,999	18.3%	20.4%	15.7%
$250,000 - $299,999	16.2%	11.1%	12.8%
$300,000 - $399,999	16.4%	20.3%	28.5%
$400,000 - $499,999	14.6%	8.2%	11.4%
$500,000 - $749,999	0.2%	3.4%	5.2%
$750,000 - $999,999	0.9%	1.9%	1.6%
$1,000,000 - $1,499,999	0.0%	0.0%	0.0%
$1,500,000 - $1,999,999	0.0%	0.0%	0.0%
$2,000,000 +	0.0%	0.0%	0.2%
Average Home Value	$251,169	$266,156	$301,908

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: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

August 10, 2023

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Rings: 1, 3, 5 mile radii

	1 mile	3 miles	5 miles
2010 Population by Age			
Total	9,625	44,795	61,752
0 - 4	4.2%	6.0%	6.4%
5 - 9	3.0%	4.6%	5.1%
10 - 14	2.3%	4.4%	4.8%
15 - 24	61.4%	29.7%	25.7%
25 - 34	13.1%	15.4%	15.2%
35 - 44	4.9%	9.2%	9.9%
45 - 54	4.7%	11.4%	12.3%
55 - 64	4.0%	9.3%	10.1%
65 - 74	1.6%	4.7%	5.2%
75 - 84	0.8%	3.3%	3.6%
85 +	0.2%	1.9%	1.8%
18 +	89.2%	82.1%	80.6%
2023 Population by Age			
Total	8,527	45,864	68,616
0 - 4	3.8%	5.2%	5.5%
5 - 9	3.0%	4.7%	5.2%
10 - 14	2.5%	4.4%	5.0%
15 - 24	59.2%	23.2%	19.3%
25 - 34	14.0%	18.8%	17.8%
35 - 44	5.0%	10.0%	11.1%
45 - 54	4.0%	8.6%	9.5%
55 - 64	4.4%	10.2%	10.9%
65 - 74	2.9%	8.3%	8.9%
75 - 84	1.1%	4.3%	4.6%
85 +	0.2%	2.3%	2.2%
18 +	89.5%	83.2%	81.6%
2028 Population by Age			
Total	8,421	46,249	69,411
0 - 4	3.9%	5.4%	5.6%
5 - 9	2.9%	4.6%	5.0%
10 - 14	2.4%	4.5%	5.0%
15 - 24	59.5%	22.9%	19.1%
25 - 34	13.0%	16.6%	15.9%
35 - 44	5.4%	12.0%	12.9%
45 - 54	4.0%	8.5%	9.4%
55 - 64	4.0%	8.9%	9.5%
65 - 74	3.1%	8.9%	9.6%
75 - 84	1.5%	5.2%	5.6%
85 +	0.3%	2.4%	2.3%
18 +	89.5%	83.1%	81.7%
2010 Population by Sex			
Males	5,235	22,964	31,429
Females	4,390	21,831	30,324
2023 Population by Sex			
Males	4,393	23,288	34,722
Females	4,133	22,576	33,893
2028 Population by Sex			
Males	4,319	23,426	35,044
Females	4,100	22,822	34,366

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	1 mile	3 miles	5 miles
2010 Population by Race/Ethnicity			
Total	9,624	44,795	61,753
White Alone	83.8%	88.7%	89.9%
Black Alone	2.9%	2.2%	1.9%
American Indian Alone	4.0%	3.1%	2.7%
Asian Alone	6.0%	2.4%	2.0%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	0.5%	0.9%	1.0%
Two or More Races	2.7%	2.6%	2.5%
Hispanic Origin	2.6%	3.2%	3.3%
Diversity Index	32.7	25.9	24.2
2020 Population by Race/Ethnicity			
Total	8,549	45,647	67,649
White Alone	72.8%	78.6%	80.8%
Black Alone	6.6%	5.9%	5.2%
American Indian Alone	3.6%	3.2%	2.7%
Asian Alone	9.3%	4.0%	3.5%
Pacific Islander Alone	0.2%	0.1%	0.0%
Some Other Race Alone	1.4%	1.7%	1.5%
Two or More Races	6.1%	6.6%	6.3%
Hispanic Origin	5.9%	5.7%	5.2%
Diversity Index	51.3	44.0	40.4
2023 Population by Race/Ethnicity			
Total	8,527	45,865	68,615
White Alone	73.0%	78.3%	80.5%
Black Alone	6.6%	6.1%	5.3%
American Indian Alone	3.7%	3.3%	2.8%
Asian Alone	8.6%	3.7%	3.2%
Pacific Islander Alone	0.2%	0.1%	0.1%
Some Other Race Alone	1.5%	1.8%	1.5%
Two or More Races	6.3%	6.8%	6.6%
Hispanic Origin	6.2%	5.9%	5.4%
Diversity Index	51.3	44.6	41.0
2028 Population by Race/Ethnicity			
Total	8,419	46,248	69,411
White Alone	72.0%	76.9%	79.3%
Black Alone	7.1%	6.6%	5.8%
American Indian Alone	3.8%	3.4%	2.9%
Asian Alone	8.2%	3.5%	3.1%
Pacific Islander Alone	0.3%	0.1%	0.1%
Some Other Race Alone	1.5%	1.9%	1.6%
Two or More Races	7.0%	7.6%	7.3%
Hispanic Origin	6.5%	6.3%	5.7%
Diversity Index	52.9	46.6	42.9
2010 Population by Relationship and Household Type			
Total	9,625	44,795	61,753
In Households	70.6%	91.8%	93.9%
In Family Households	34.1%	60.7%	65.8%
Householder	11.3%	20.4%	22.1%
Spouse	7.4%	14.4%	16.4%
Child	12.4%	22.1%	23.7%
Other relative	1.6%	1.8%	1.8%
Nonrelative	1.3%	1.9%	1.8%
In Nonfamily Households	36.6%	31.1%	28.1%
In Group Quarters	29.4%	8.2%	6.1%
Institutionalized Population	0.2%	0.8%	0.7%
Noninstitutionalized Population	29.2%	7.3%	5.4%

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.
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2023 Population 25+ by Educational Attainment			
Total	2,690	28,654	44,590
Less than 9th Grade	1.5%	2.1%	1.6%
9th - 12th Grade, No Diploma	2.0%	2.5%	2.5%
High School Graduate	11.6%	20.6%	18.9%
GED/Alternative Credential	3.1%	4.0%	3.6%
Some College, No Degree	22.3%	19.6%	19.7%
Associate Degree	14.2%	17.1%	16.0%
Bachelor's Degree	21.5%	22.2%	24.4%
Graduate/Professional Degree	23.9%	12.1%	13.1%
2023 Population 15+ by Marital Status			
Total	7,740	39,272	57,849
Never Married	73.7%	51.0%	46.6%
Married	19.9%	33.2%	38.6%
Widowed	1.0%	4.9%	4.9%
Divorced	5.4%	10.9%	9.9%
2023 Civilian Population 16+ in Labor Force			
Civilian Population 16+	5,217	26,166	38,626
Population 16+ Employed	94.9%	96.4%	96.8%
Population 16+ Unemployment rate	5.1%	3.6%	3.2%
Population 16-24 Employed	64.2%	27.8%	23.8%
Population 16-24 Unemployment rate	5.1%	4.3%	3.7%
Population 25-54 Employed	27.6%	54.5%	57.4%
Population 25-54 Unemployment rate	6.4%	3.4%	3.2%
Population 55-64 Employed	5.1%	12.4%	13.4%
Population 55-64 Unemployment rate	0.0%	1.3%	1.4%
Population 65+ Employed	3.0%	5.3%	5.4%
Population 65+ Unemployment rate	1.3%	6.2%	4.8%
2023 Employed Population 16+ by Industry			
Total	4,953	25,235	37,401
Agriculture/Mining	1.4%	2.4%	2.4%
Construction	4.0%	5.9%	6.4%
Manufacturing	3.3%	6.4%	6.5%
Wholesale Trade	0.1%	0.9%	1.1%
Retail Trade	13.0%	13.6%	12.7%
Transportation/Utilities	2.6%	4.4%	4.6%
Information	0.6%	1.1%	1.1%
Finance/Insurance/Real Estate	0.3%	4.2%	4.8%
Services	73.3%	57.8%	56.9%
Public Administration	1.5%	3.3%	3.6%
2023 Employed Population 16+ by Occupation			
Total	4,955	25,235	37,401
White Collar	56.1%	56.8%	58.4%
Management/Business/Financial	4.6%	8.2%	9.9%
Professional	36.0%	29.8%	30.2%
Sales	9.0%	9.0%	8.8%
Administrative Support	6.4%	9.8%	9.5%
Services	27.8%	22.0%	21.1%
Blue Collar	16.2%	21.2%	20.5%
Farming/Forestry/Fishing	0.3%	0.5%	0.5%
Construction/Extraction	4.0%	5.4%	5.7%
Installation/Maintenance/Repair	1.8%	2.6%	2.7%
Production	3.3%	4.9%	4.2%
Transportation/Material Moving	6.8%	7.9%	7.4%

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2010 Households by Type			
Total	3,009	18,760	25,947
Households with 1 Person	31.9%	35.8%	34.0%
Households with 2+ People	68.1%	64.2%	66.0%
Family Households	36.6%	48.8%	52.7%
Husband-wife Families	24.2%	34.5%	39.0%
With Related Children	10.5%	14.2%	16.2%
Other Family (No Spouse Present)	12.3%	14.3%	13.6%
Other Family with Male Householder	4.0%	3.9%	3.7%
With Related Children	1.9%	2.2%	2.1%
Other Family with Female Householder	8.4%	10.4%	10.0%
With Related Children	6.1%	7.3%	6.9%
Nonfamily Households	31.5%	15.3%	13.4%
All Households with Children	18.6%	24.0%	25.5%
Multigenerational Households	0.8%	1.2%	1.2%
Unmarried Partner Households	6.4%	7.0%	6.8%
Male-female	6.1%	6.7%	6.4%
Same-sex	0.3%	0.4%	0.4%
2010 Households by Size			
Total	3,008	18,760	25,947
1 Person Household	31.9%	35.8%	34.0%
2 Person Household	33.5%	33.2%	34.2%
3 Person Household	18.2%	15.0%	14.9%
4 Person Household	11.6%	10.2%	10.6%
5 Person Household	2.8%	3.8%	4.2%
6 Person Household	1.3%	1.4%	1.5%
7 + Person Household	0.7%	0.6%	0.5%
2010 Households by Tenure and Mortgage Status			
Total	3,010	18,761	25,947
Owner Occupied	22.5%	44.4%	50.0%
Owned with a Mortgage/Loan	15.5%	30.5%	34.6%
Owned Free and Clear	6.9%	13.9%	15.4%
Renter Occupied	77.5%	55.6%	50.0%
2023 Affordability, Mortgage and Wealth			
Housing Affordability Index	54	94	94
Percent of Income for Mortgage	44.7%	24.8%	24.8%
Wealth Index	30	48	64
2010 Housing Units By Urban/ Rural Status			
Total Housing Units	3,163	19,756	27,277
Housing Units Inside Urbanized Area	99.1%	99.0%	98.1%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.2%
Rural Housing Units	0.9%	1.0%	1.8%
2010 Population By Urban/ Rural Status			
Total Population	9,625	44,795	61,753
Population Inside Urbanized Area	99.4%	98.8%	97.8%
Population Inside Urbanized Cluster	0.0%	0.0%	0.1%
Rural Population	0.6%	1.2%	2.1%

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.

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Top 3 Tapestry Segments			
1.	Dorms to Diplomas (14C)	College Towns (14B)	Emerald City (8B)
2.	College Towns (14B)	Old and Newcomers (8F)	In Style (5B)
3.	Bright Young Professionals (8C)	In Style (5B)	College Towns (14B)
2023 Consumer Spending			
Apparel & Services: Total $	$3,304,871	$30,507,061	$52,242,818
Average Spent	$1,197.85	$1,542.32	$1,771.66
Spending Potential Index	54	70	81
Education: Total $	$2,988,132	$24,958,257	$42,910,077
Average Spent	$1,083.05	$1,261.79	$1,455.17
Spending Potential Index	60	70	81
Entertainment/Recreation: Total $	$4,897,160	$49,523,643	$85,880,709
Average Spent	$1,774.98	$2,503.72	$2,912.40
Spending Potential Index	47	66	77
Food at Home: Total $	$9,285,706	$91,181,479	$156,451,112
Average Spent	$3,365.61	$4,609.78	$5,305.59
Spending Potential Index	49	68	78
Food Away from Home: Total $	$5,618,660	$51,615,950	$88,494,463
Average Spent	$2,036.48	$2,609.50	$3,001.03
Spending Potential Index	55	70	81
Health Care: Total $	$8,996,163	$95,393,111	$165,282,719
Average Spent	$3,260.66	$4,822.71	$5,605.08
Spending Potential Index	44	66	76
HH Furnishings & Equipment: Total $	$4,032,392	$39,486,961	$68,363,088
Average Spent	$1,461.54	$1,996.31	$2,318.34
Spending Potential Index	49	68	78
Personal Care Products & Services: Total $	$1,362,765	$13,204,581	$22,745,580
Average Spent	$493.93	$667.57	$771.35
Spending Potential Index	52	70	81
Shelter: Total $	$35,330,760	$337,060,082	$579,611,139
Average Spent	$12,805.64	$17,040.45	$19,655.83
Spending Potential Index	52	69	79
Support Payments/Cash Contributions/Gifts in Kind: Total $	$3,615,688	$40,500,099	$71,018,299
Average Spent	$1,310.51	$2,047.53	$2,408.38
Spending Potential Index	42	65	77
Travel: Total $	$2,906,967	$29,411,412	$51,416,911
Average Spent	$1,053.63	$1,486.93	$1,743.66
Spending Potential Index	47	66	78
Vehicle Maintenance & Repairs: Total $	$1,904,679	$18,198,986	$31,130,977
Average Spent	$690.35	$920.07	$1,055.72
Spending Potential Index	53	70	81

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 2019 and 2020 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.
Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

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