



# Community Profile

322 S 2nd St, Minneapolis, Minnesota, 55401  
Rings: 1, 3, 5 mile radii

Prepared by Esri  
Latitude: 44.98051  
Longitude: -93.26187

	1 mile	3 miles	5 miles
<b>Population Summary</b>			
2010 Total Population	28,663	215,634	433,468
2020 Total Population	41,230	252,667	487,018
2020 Group Quarters	3,789	16,913	23,751
2023 Total Population	44,074	258,255	493,143
2023 Group Quarters	3,768	16,914	23,745
2028 Total Population	48,718	268,458	506,478
2023-2028 Annual Rate	2.02%	0.78%	0.54%
2023 Total Daytime Population	168,565	404,455	634,352
Workers	151,804	295,446	426,195
Residents	16,761	109,009	208,157
<b>Household Summary</b>			
2010 Households	14,906	92,243	186,332
2010 Average Household Size	1.66	2.16	2.20
2020 Total Households	22,808	113,247	214,629
2020 Average Household Size	1.64	2.08	2.16
2023 Total Households	24,602	116,480	218,489
2023 Average Household Size	1.64	2.07	2.15
2028 Total Households	27,667	122,260	226,296
2028 Average Household Size	1.62	2.06	2.13
2023-2028 Annual Rate	2.38%	0.97%	0.70%
2010 Families	3,651	33,392	81,939
2010 Average Family Size	2.62	3.23	3.09
2023 Families	5,745	38,674	88,720
2023 Average Family Size	2.59	3.17	3.11
2028 Families	6,456	40,395	91,012
2028 Average Family Size	2.55	3.14	3.08
2023-2028 Annual Rate	2.36%	0.87%	0.51%
<b>Housing Unit Summary</b>			
2000 Housing Units	12,525	92,859	190,775
Owner Occupied Housing Units	16.9%	30.2%	48.7%
Renter Occupied Housing Units	75.7%	64.9%	47.7%
Vacant Housing Units	7.4%	4.8%	3.6%
2010 Housing Units	16,875	102,180	203,225
Owner Occupied Housing Units	24.7%	28.3%	44.2%
Renter Occupied Housing Units	63.6%	62.0%	47.5%
Vacant Housing Units	11.7%	9.7%	8.3%
2020 Housing Units	25,213	121,634	227,897
Vacant Housing Units	9.5%	6.9%	5.8%
2023 Housing Units	27,953	126,697	235,067
Owner Occupied Housing Units	21.6%	28.6%	42.7%
Renter Occupied Housing Units	66.5%	63.3%	50.2%
Vacant Housing Units	12.0%	8.1%	7.1%
2028 Housing Units	30,844	132,365	243,399
Owner Occupied Housing Units	20.3%	28.8%	42.5%
Renter Occupied Housing Units	69.4%	63.6%	50.5%
Vacant Housing Units	10.3%	7.6%	7.0%
<b>Median Household Income</b>			
2023	\$76,296	\$58,871	\$69,126
2028	\$92,427	\$68,565	\$80,040
<b>Median Home Value</b>			
2023	\$477,991	\$363,894	\$365,221
2028	\$486,725	\$392,850	\$393,763
<b>Per Capita Income</b>			
2023	\$68,855	\$42,224	\$46,924
2028	\$80,966	\$49,684	\$54,462
<b>Median Age</b>			
2010	30.8	28.7	31.6
2023	34.1	31.1	34.1
2028	34.3	31.4	34.5

**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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<b>2023 Households by Income</b>			
Household Income Base	24,602	116,474	218,470
<\$15,000	14.7%	15.2%	11.4%
\$15,000 - \$24,999	7.5%	7.8%	6.3%
\$25,000 - \$34,999	6.6%	8.4%	7.5%
\$35,000 - \$49,999	6.9%	11.0%	10.6%
\$50,000 - \$74,999	13.7%	16.9%	17.2%
\$75,000 - \$99,999	9.5%	10.8%	11.7%
\$100,000 - \$149,999	16.5%	14.2%	15.8%
\$150,000 - \$199,999	9.9%	7.7%	9.3%
\$200,000+	14.8%	8.0%	10.1%
Average Household Income	\$122,295	\$93,112	\$105,774
<b>2028 Households by Income</b>			
Household Income Base	27,667	122,254	226,277
<\$15,000	12.3%	13.6%	10.1%
\$15,000 - \$24,999	5.2%	5.7%	4.6%
\$25,000 - \$34,999	6.0%	7.4%	6.5%
\$35,000 - \$49,999	6.2%	9.9%	9.3%
\$50,000 - \$74,999	13.2%	16.6%	16.6%
\$75,000 - \$99,999	9.6%	10.8%	11.5%
\$100,000 - \$149,999	17.9%	16.0%	17.4%
\$150,000 - \$199,999	12.5%	10.2%	12.0%
\$200,000+	17.1%	9.7%	11.9%
Average Household Income	\$141,460	\$108,575	\$121,792
<b>2023 Owner Occupied Housing Units by Value</b>			
Total	6,014	36,214	100,367
<\$50,000	1.2%	1.8%	1.9%
\$50,000 - \$99,999	0.6%	1.6%	0.9%
\$100,000 - \$149,999	2.9%	3.9%	2.4%
\$150,000 - \$199,999	2.9%	4.8%	3.8%
\$200,000 - \$249,999	2.5%	7.3%	7.5%
\$250,000 - \$299,999	6.2%	11.8%	13.2%
\$300,000 - \$399,999	16.9%	29.3%	30.9%
\$400,000 - \$499,999	21.7%	15.2%	15.5%
\$500,000 - \$749,999	26.3%	14.5%	15.8%
\$750,000 - \$999,999	9.2%	5.0%	4.6%
\$1,000,000 - \$1,499,999	8.6%	3.8%	2.6%
\$1,500,000 - \$1,999,999	0.5%	0.4%	0.4%
\$2,000,000 +	0.6%	0.6%	0.4%
Average Home Value	\$564,034	\$436,898	\$429,698
<b>2028 Owner Occupied Housing Units by Value</b>			
Total	6,243	38,076	103,315
<\$50,000	0.3%	0.7%	0.6%
\$50,000 - \$99,999	0.4%	0.3%	0.1%
\$100,000 - \$149,999	0.9%	0.4%	0.2%
\$150,000 - \$199,999	0.5%	0.7%	0.4%
\$200,000 - \$249,999	2.3%	5.0%	3.8%
\$250,000 - \$299,999	5.1%	10.2%	10.1%
\$300,000 - \$399,999	17.6%	35.3%	37.1%
\$400,000 - \$499,999	26.4%	20.7%	21.5%
\$500,000 - \$749,999	28.5%	17.6%	19.3%
\$750,000 - \$999,999	12.6%	5.5%	4.4%
\$1,000,000 - \$1,499,999	4.6%	2.8%	1.9%
\$1,500,000 - \$1,999,999	0.4%	0.4%	0.3%
\$2,000,000 +	0.4%	0.5%	0.4%
Average Home Value	\$564,316	\$469,684	\$459,724

**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.



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<b>2010 Population by Age</b>			
Total	28,660	215,637	433,469
0 - 4	4.2%	6.5%	6.5%
5 - 9	2.4%	5.2%	5.4%
10 - 14	1.7%	4.2%	4.6%
15 - 24	23.6%	24.1%	18.9%
25 - 34	26.3%	22.8%	20.5%
35 - 44	11.9%	12.0%	13.0%
45 - 54	11.3%	10.3%	12.2%
55 - 64	9.6%	8.0%	9.8%
65 - 74	4.8%	3.8%	4.5%
75 - 84	2.7%	2.0%	2.8%
85 +	1.5%	1.0%	1.6%
18 +	90.6%	81.5%	80.6%
<b>2023 Population by Age</b>			
Total	44,075	258,256	493,143
0 - 4	3.3%	5.4%	5.4%
5 - 9	2.8%	4.8%	5.0%
10 - 14	2.4%	4.2%	4.8%
15 - 24	18.5%	22.0%	17.6%
25 - 34	25.1%	21.5%	18.8%
35 - 44	15.0%	13.8%	14.3%
45 - 54	10.0%	9.2%	10.5%
55 - 64	9.5%	8.5%	10.3%
65 - 74	7.6%	6.5%	7.9%
75 - 84	3.8%	3.0%	3.7%
85 +	1.7%	1.2%	1.7%
18 +	89.8%	82.8%	81.9%
<b>2028 Population by Age</b>			
Total	48,718	268,457	506,477
0 - 4	3.5%	5.5%	5.4%
5 - 9	2.5%	4.5%	4.8%
10 - 14	2.2%	4.0%	4.4%
15 - 24	19.1%	22.3%	18.0%
25 - 34	24.2%	20.1%	18.2%
35 - 44	15.1%	14.1%	14.1%
45 - 54	10.5%	9.8%	10.9%
55 - 64	8.8%	8.0%	9.4%
65 - 74	7.5%	6.6%	8.2%
75 - 84	4.8%	3.7%	4.7%
85 +	1.8%	1.4%	1.9%
18 +	90.2%	83.4%	82.7%
<b>2010 Population by Sex</b>			
Males	15,586	111,581	217,358
Females	13,077	104,052	216,110
<b>2023 Population by Sex</b>			
Males	23,394	133,188	247,689
Females	20,680	125,067	245,454
<b>2028 Population by Sex</b>			
Males	25,590	137,366	253,001
Females	23,128	131,092	253,477

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

June 26, 2023



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<b>2010 Population by Race/Ethnicity</b>			
Total	28,664	215,634	433,468
White Alone	60.4%	56.0%	65.8%
Black Alone	25.7%	23.2%	17.3%
American Indian Alone	1.3%	2.5%	1.8%
Asian Alone	8.2%	6.9%	5.9%
Pacific Islander Alone	0.1%	0.1%	0.0%
Some Other Race Alone	1.4%	6.9%	5.0%
Two or More Races	2.9%	4.5%	4.2%
Hispanic Origin	4.0%	12.7%	9.6%
Diversity Index	59.5	70.5	61.1
<b>2020 Population by Race/Ethnicity</b>			
Total	41,230	252,667	487,018
White Alone	60.8%	52.1%	60.5%
Black Alone	21.5%	24.1%	18.5%
American Indian Alone	1.2%	2.1%	1.6%
Asian Alone	8.6%	7.2%	6.0%
Pacific Islander Alone	0.1%	0.0%	0.1%
Some Other Race Alone	2.1%	6.8%	5.5%
Two or More Races	5.8%	7.7%	7.8%
Hispanic Origin	5.1%	11.6%	9.8%
Diversity Index	61.4	72.5	65.9
<b>2023 Population by Race/Ethnicity</b>			
Total	44,074	258,256	493,143
White Alone	59.4%	50.2%	58.5%
Black Alone	22.6%	25.9%	20.1%
American Indian Alone	1.2%	2.0%	1.6%
Asian Alone	8.6%	7.2%	6.2%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	2.1%	6.9%	5.7%
Two or More Races	6.0%	7.7%	7.9%
Hispanic Origin	5.4%	11.8%	10.2%
Diversity Index	62.7	73.5	67.6
<b>2028 Population by Race/Ethnicity</b>			
Total	48,717	268,457	506,477
White Alone	56.4%	47.2%	55.3%
Black Alone	24.5%	28.0%	22.1%
American Indian Alone	1.3%	2.0%	1.6%
Asian Alone	8.8%	7.5%	6.5%
Pacific Islander Alone	0.1%	0.1%	0.1%
Some Other Race Alone	2.3%	7.1%	6.0%
Two or More Races	6.5%	8.1%	8.4%
Hispanic Origin	5.7%	12.1%	10.6%
Diversity Index	65.1	74.9	70.0
<b>2010 Population by Relationship and Household Type</b>			
Total	28,663	215,633	433,468
In Households	86.3%	92.5%	94.7%
In Family Households	34.1%	53.0%	61.1%
Householder	12.8%	15.5%	18.9%
Spouse	8.5%	8.6%	12.3%
Child	9.5%	21.2%	23.1%
Other relative	2.5%	4.7%	4.0%
Nonrelative	0.7%	3.0%	2.7%
In Nonfamily Households	52.3%	39.5%	33.6%
In Group Quarters	13.7%	7.5%	5.3%
Institutionalized Population	3.8%	1.1%	1.1%
Noninstitutionalized Population	9.9%	6.3%	4.2%

**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:** 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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<b>2023 Population 25+ by Educational Attainment</b>			
Total	32,137	164,305	331,428
Less than 9th Grade	3.5%	5.9%	4.0%
9th - 12th Grade, No Diploma	3.3%	4.4%	3.2%
High School Graduate	10.2%	11.7%	11.9%
GED/Alternative Credential	2.9%	3.3%	2.9%
Some College, No Degree	12.6%	15.0%	14.6%
Associate Degree	4.7%	8.0%	8.2%
Bachelor's Degree	34.8%	32.3%	33.5%
Graduate/Professional Degree	28.0%	19.5%	21.7%
<b>2023 Population 15+ by Marital Status</b>			
Total	40,307	221,010	418,357
Never Married	58.8%	61.4%	52.8%
Married	28.0%	26.9%	34.4%
Widowed	3.3%	2.7%	3.4%
Divorced	9.9%	9.1%	9.4%
<b>2023 Civilian Population 16+ in Labor Force</b>			
Civilian Population 16+	28,950	160,686	305,303
Population 16+ Employed	95.4%	94.5%	94.9%
Population 16+ Unemployment rate	4.6%	5.5%	5.1%
Population 16-24 Employed	19.2%	23.3%	18.8%
Population 16-24 Unemployment rate	8.6%	8.9%	9.4%
Population 25-54 Employed	66.4%	63.3%	63.5%
Population 25-54 Unemployment rate	3.9%	4.4%	4.0%
Population 55-64 Employed	8.9%	8.8%	11.9%
Population 55-64 Unemployment rate	2.8%	5.2%	4.0%
Population 65+ Employed	5.5%	4.5%	5.7%
Population 65+ Unemployment rate	1.8%	4.1%	4.1%
<b>2023 Employed Population 16+ by Industry</b>			
Total	27,618	151,788	289,776
Agriculture/Mining	0.5%	0.5%	0.4%
Construction	1.8%	3.1%	3.2%
Manufacturing	11.2%	9.3%	9.2%
Wholesale Trade	1.8%	1.4%	1.5%
Retail Trade	8.1%	10.5%	10.3%
Transportation/Utilities	3.1%	4.4%	4.3%
Information	1.7%	1.6%	1.7%
Finance/Insurance/Real Estate	9.9%	6.9%	7.7%
Services	58.7%	59.6%	58.6%
Public Administration	3.2%	2.8%	3.2%
<b>2023 Employed Population 16+ by Occupation</b>			
Total	27,619	151,787	289,778
White Collar	78.4%	70.0%	72.4%
Management/Business/Financial	29.7%	20.4%	21.2%
Professional	37.6%	33.6%	35.0%
Sales	4.9%	7.2%	7.4%
Administrative Support	6.3%	8.8%	8.7%
Services	12.9%	17.8%	15.4%
Blue Collar	8.7%	12.2%	12.2%
Farming/Forestry/Fishing	0.2%	0.2%	0.1%
Construction/Extraction	0.8%	1.9%	2.0%
Installation/Maintenance/Repair	0.3%	0.9%	1.1%
Production	2.5%	3.9%	3.9%
Transportation/Material Moving	4.8%	5.4%	5.1%

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<b>2010 Households by Type</b>			
Total	14,906	92,242	186,331
Households with 1 Person	58.1%	45.2%	40.5%
Households with 2+ People	41.9%	54.8%	59.5%
Family Households	24.5%	36.2%	44.0%
Husband-wife Families	16.2%	20.2%	28.8%
With Related Children	3.8%	9.1%	12.7%
Other Family (No Spouse Present)	8.3%	16.0%	15.2%
Other Family with Male Householder	2.3%	4.2%	4.1%
With Related Children	0.7%	2.1%	2.1%
Other Family with Female Householder	6.0%	11.8%	11.1%
With Related Children	3.8%	8.5%	7.6%
Nonfamily Households	17.4%	18.6%	15.5%
All Households with Children	8.5%	20.1%	22.7%
Multigenerational Households	0.5%	2.2%	2.1%
Unmarried Partner Households	7.3%	9.5%	9.2%
Male-female	6.1%	7.9%	7.4%
Same-sex	1.3%	1.6%	1.8%
<b>2010 Households by Size</b>			
Total	14,907	92,243	186,330
1 Person Household	58.1%	45.2%	40.5%
2 Person Household	30.1%	28.0%	30.7%
3 Person Household	6.0%	10.9%	12.3%
4 Person Household	3.4%	7.5%	8.9%
5 Person Household	1.3%	3.9%	4.0%
6 Person Household	0.6%	1.9%	1.7%
7 + Person Household	0.6%	2.5%	2.0%
<b>2010 Households by Tenure and Mortgage Status</b>			
Total	14,906	92,243	186,332
Owner Occupied	28.0%	31.4%	48.2%
Owned with a Mortgage/Loan	22.7%	24.8%	37.5%
Owned Free and Clear	5.3%	6.6%	10.7%
Renter Occupied	72.0%	68.6%	51.8%
<b>2023 Affordability, Mortgage and Wealth</b>			
Housing Affordability Index	61	63	73
Percent of Income for Mortgage	37.6%	37.1%	31.8%
Wealth Index	81	62	83
<b>2010 Housing Units By Urban/ Rural Status</b>			
Total Housing Units	16,875	102,180	203,225
Housing Units Inside Urbanized Area	100.0%	100.0%	100.0%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.0%	0.0%	0.0%
<b>2010 Population By Urban/ Rural Status</b>			
Total Population	28,663	215,634	433,468
Population Inside Urbanized Area	100.0%	100.0%	100.0%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.0%	0.0%	0.0%

**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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<b>Top 3 Tapestry Segments</b>			
1.	Metro Renters (3B)	Metro Renters (3B)	Metro Renters (3B)
2.	Laptops and Lattes (3A)	Metro Fusion (11C)	Emerald City (8B)
3.	College Towns (14B)	College Towns (14B)	Metro Fusion (11C)
<b>2023 Consumer Spending</b>			
Apparel & Services: Total \$	\$69,195,651	\$246,415,829	\$506,992,133
Average Spent	\$2,812.60	\$2,115.52	\$2,320.45
Spending Potential Index	128	96	106
Education: Total \$	\$58,073,113	\$198,924,743	\$416,787,454
Average Spent	\$2,360.50	\$1,707.80	\$1,907.59
Spending Potential Index	132	95	106
Entertainment/Recreation: Total \$	\$100,730,932	\$368,337,360	\$791,513,177
Average Spent	\$4,094.42	\$3,162.24	\$3,622.67
Spending Potential Index	108	84	96
Food at Home: Total \$	\$196,076,444	\$718,145,248	\$1,497,900,644
Average Spent	\$7,969.94	\$6,165.40	\$6,855.73
Spending Potential Index	117	91	101
Food Away from Home: Total \$	\$114,383,704	\$411,791,530	\$850,385,879
Average Spent	\$4,649.37	\$3,535.30	\$3,892.12
Spending Potential Index	125	95	105
Health Care: Total \$	\$181,462,442	\$682,798,320	\$1,481,075,550
Average Spent	\$7,375.92	\$5,861.94	\$6,778.72
Spending Potential Index	100	80	92
HH Furnishings & Equipment: Total \$	\$83,479,901	\$300,542,046	\$638,925,732
Average Spent	\$3,393.22	\$2,580.20	\$2,924.29
Spending Potential Index	115	87	99
Personal Care Products & Services: Total \$	\$28,193,850	\$102,574,520	\$215,544,399
Average Spent	\$1,146.00	\$880.62	\$986.52
Spending Potential Index	120	92	103
Shelter: Total \$	\$744,621,868	\$2,676,448,454	\$5,605,919,421
Average Spent	\$30,266.72	\$22,977.75	\$25,657.67
Spending Potential Index	122	93	104
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$73,006,892	\$273,215,080	\$615,973,883
Average Spent	\$2,967.52	\$2,345.60	\$2,819.24
Spending Potential Index	95	75	90
Travel: Total \$	\$61,271,470	\$220,945,272	\$477,662,327
Average Spent	\$2,490.51	\$1,896.85	\$2,186.21
Spending Potential Index	111	84	97
Vehicle Maintenance & Repairs: Total \$	\$36,108,199	\$135,980,252	\$285,375,818
Average Spent	\$1,467.69	\$1,167.41	\$1,306.13
Spending Potential Index	112	89	100

**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.