

Demographic and Income Profile

1709 Philadelphia Pike, Wilmington, Delaware, 19809



Ring: 1 mile radius

Summary	Census 2020	2026	2031
Total Population	9,509	9,300	9,185
Total Households	4,003	4,052	4,045
Family Households	2,459	2,437	2,428
Average Household Size	2.37	2.29	2.26
Owner Occupied Housing Units	2,616	2,811	2,825
Renter Occupied Housing Units	1,387	1,241	1,220
Median Age	40.7	41.7	43.4

Trends 2026 - 2031	Area	State	National
Population	-0.20%	0.80%	0.50%
Households	0.00%	1.10%	0.70%
Family Population	-0.10%	1.10%	0.60%
Owner Occupied Housing Units	0.10%	1.30%	0.00%
Median Household Income	2.30%	2.40%	3.10%

Population by Age	Census 2020		2026		2031	
	Number	Percent	Number	Percent	Number	Percent
0-4	504	5.3%	466	5.0%	444	4.8%
5-9	552	5.8%	516	5.5%	471	5.1%
10-14	567	6.0%	546	5.9%	519	5.7%
15-19	531	5.6%	513	5.5%	505	5.5%
20-24	477	5.0%	489	5.3%	484	5.3%
25-29	615	6.5%	484	5.2%	528	5.8%
30-34	753	7.9%	618	6.7%	487	5.3%
35-39	675	7.1%	782	8.4%	616	6.7%
40-44	593	6.2%	683	7.3%	792	8.6%
45-49	534	5.6%	603	6.5%	672	7.3%
50-54	651	6.8%	493	5.3%	592	6.5%
55-59	694	7.3%	598	6.4%	458	5.0%
60-64	763	8.0%	586	6.3%	554	6.0%
65-69	569	6.0%	682	7.3%	530	5.8%
70-74	421	4.4%	511	5.5%	616	6.7%
75-79	267	2.8%	357	3.8%	435	4.7%
80-84	176	1.9%	205	2.2%	282	3.1%
Age 85+	166	1.8%	168	1.8%	200	2.2%

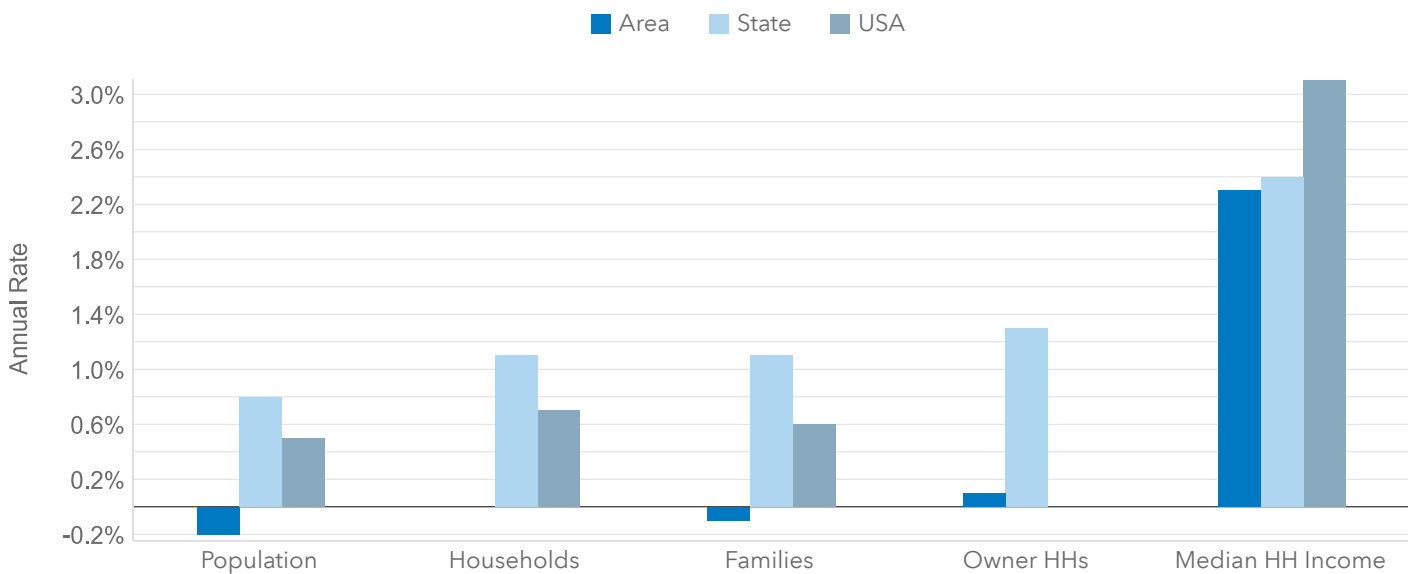
Households by Income	2026		2031	
	Number	Percent	Number	Percent
<\$10,000	125	3.1%	114	2.8%
\$10,000-14,999	98	2.4%	65	1.6%
\$15,000-19,999	94	2.3%	73	1.8%
\$20,000-24,999	77	1.9%	53	1.3%
\$25,000-29,999	53	1.3%	38	0.9%
\$30,000-34,999	56	1.4%	46	1.1%
\$35,000-39,999	89	2.2%	71	1.8%
\$40,000-44,999	116	2.9%	95	2.4%
\$45,000-49,999	90	2.2%	78	1.9%
\$50,000-59,999	334	8.2%	285	7.0%
\$60,000-74,999	212	5.2%	172	4.3%
\$75,000-99,999	630	15.6%	588	14.5%
\$100,000-124,999	531	13.1%	549	13.6%
\$125,000-149,999	348	8.6%	342	8.4%
\$150,000-199,999	542	13.4%	608	15.0%
\$200,000-249,999	247	6.1%	338	8.4%
\$250,000-299,999	115	2.8%	150	3.7%
\$300,000-399,999	98	2.4%	126	3.1%
\$400,000-499,999	65	1.6%	75	1.9%
\$500,000+	131	3.2%	179	4.4%
Median Household Income	\$101,916	-	\$114,225	-
Average Household Income	\$133,640	-	\$154,920	-
Per Capita Income	\$57,817	-	\$67,753	-

Race and Ethnicity	Census 2020		2026		2031	
	Number	Percent	Number	Percent	Number	Percent
White Alone	6,087	64.0%	5,566	59.9%	5,313	57.8%
Black Alone	1,722	18.1%	1,839	19.8%	1,854	20.2%
American Indian	42	0.4%	47	0.5%	46	0.5%
Asian Alone	617	6.5%	704	7.6%	770	8.4%
Pacific Islander	2	0.0%	2	0.0%	2	0.0%
Some Other Race	354	3.7%	398	4.3%	417	4.5%
Two or More Races	685	7.2%	745	8.0%	782	8.5%
Hispanic (Any Race)	746	7.8%	851	9.2%	895	9.7%

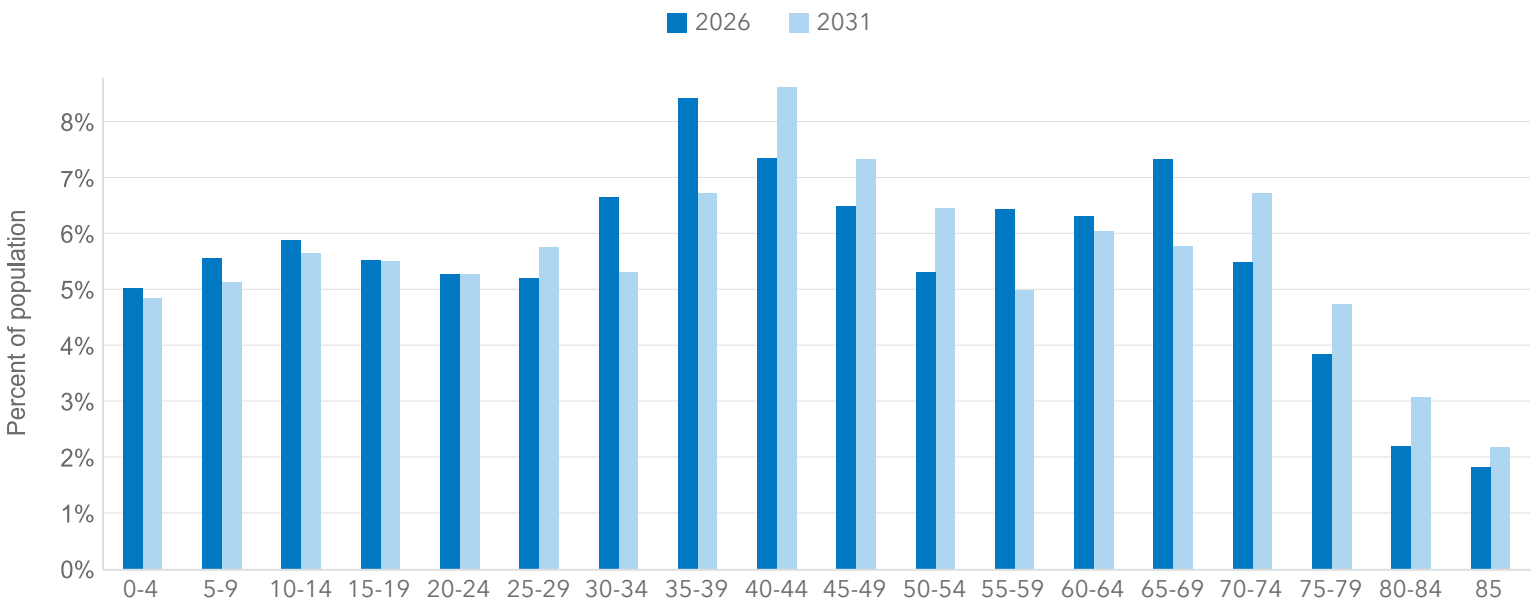
Key Indicators for 2026



Trends: 2026 - 2031 Annual Rate



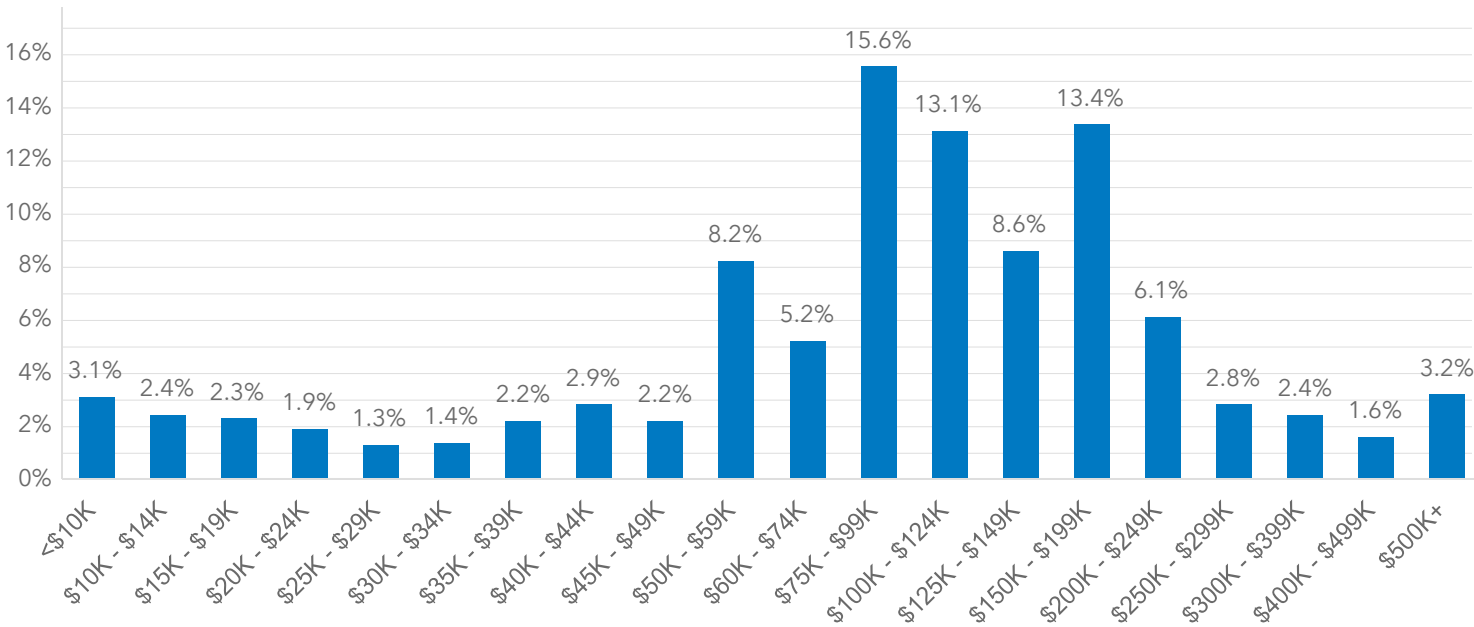
Population by Age



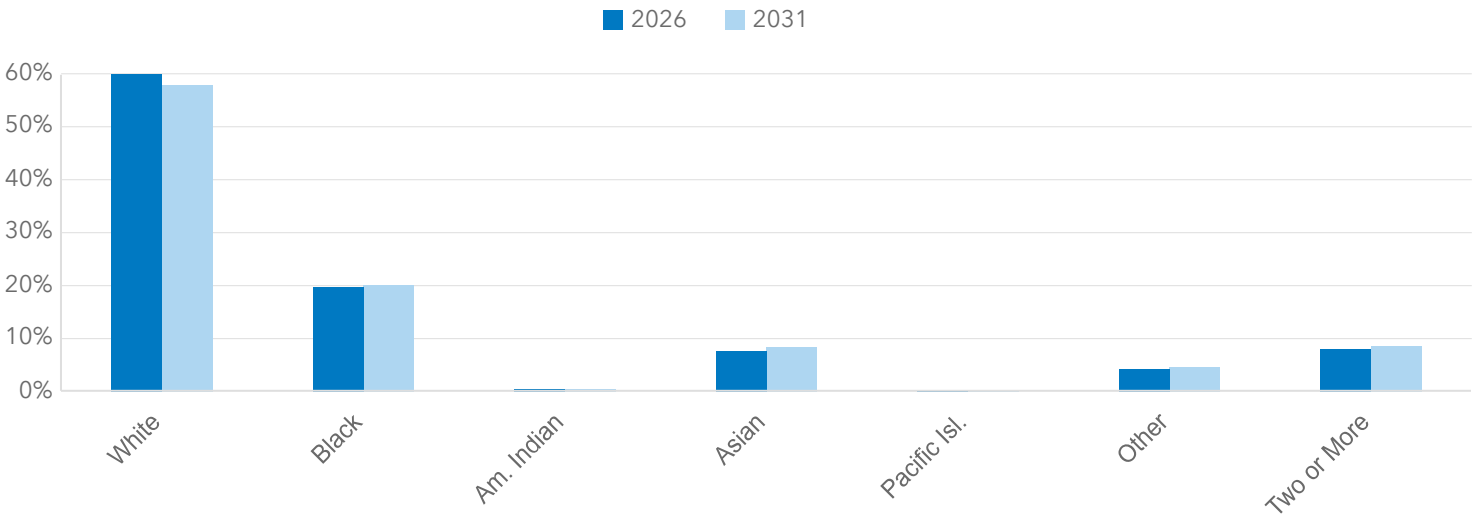
Key Indicators for 2026



Households by Income for 2026



Population by Race



Demographic and Income Profile

1709 Philadelphia Pike, Wilmington, Delaware, 19809



Ring: 3 mile radius

Summary	Census 2020	2026	2031
Total Population	60,034	59,292	58,508
Total Households	25,290	25,658	25,649
Family Households	15,661	15,550	15,499
Average Household Size	2.35	2.29	2.26
Owner Occupied Housing Units	16,492	17,669	17,718
Renter Occupied Housing Units	8,798	7,989	7,931
Median Age	42.4	42.8	44.0

Trends 2026 - 2031	Area	State	National
Population	-0.30%	0.80%	0.50%
Households	0.00%	1.10%	0.70%
Family Population	-0.10%	1.10%	0.60%
Owner Occupied Housing Units	0.10%	1.30%	0.00%
Median Household Income	2.10%	2.40%	3.10%

Population by Age	Census 2020		2026		2031	
	Number	Percent	Number	Percent	Number	Percent
0-4	3,150	5.3%	2,966	5.0%	2,871	4.9%
5-9	3,241	5.4%	3,281	5.5%	2,951	5.0%
10-14	3,400	5.7%	3,196	5.4%	3,222	5.5%
15-19	3,187	5.3%	3,250	5.5%	3,012	5.2%
20-24	3,056	5.1%	3,101	5.2%	3,316	5.7%
25-29	3,785	6.3%	3,174	5.3%	3,294	5.6%
30-34	4,394	7.3%	3,803	6.4%	3,195	5.5%
35-39	4,136	6.9%	4,476	7.5%	3,767	6.4%
40-44	3,534	5.9%	4,248	7.2%	4,486	7.7%
45-49	3,477	5.8%	3,621	6.1%	4,220	7.2%
50-54	3,955	6.6%	3,328	5.6%	3,551	6.1%
55-59	4,467	7.4%	3,705	6.3%	3,140	5.4%
60-64	4,520	7.5%	3,976	6.7%	3,497	6.0%
65-69	3,791	6.3%	3,971	6.7%	3,535	6.0%
70-74	2,940	4.9%	3,434	5.8%	3,576	6.1%
75-79	2,055	3.4%	2,535	4.3%	2,987	5.1%
80-84	1,364	2.3%	1,606	2.7%	2,003	3.4%
Age 85+	1,582	2.6%	1,620	2.7%	1,884	3.2%

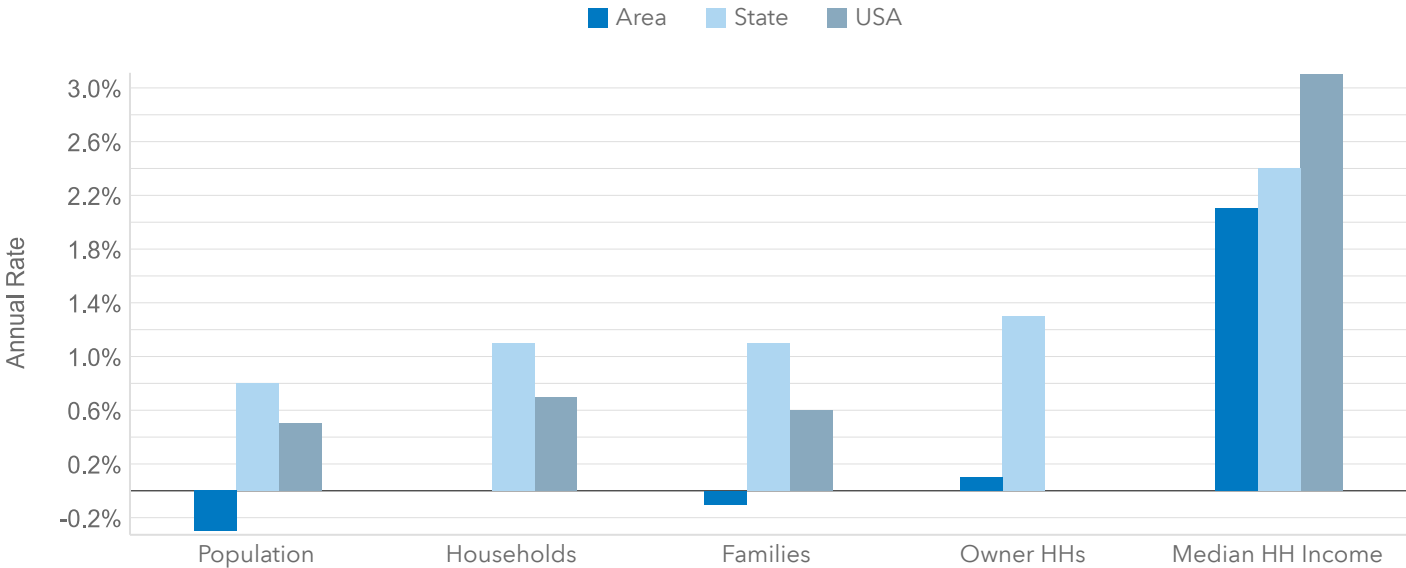
Households by Income	2026		2031	
	Number	Percent	Number	Percent
<\$10,000	1,131	4.4%	1,018	4.0%
\$10,000-14,999	491	1.9%	345	1.3%
\$15,000-19,999	382	1.5%	296	1.1%
\$20,000-24,999	544	2.1%	389	1.5%
\$25,000-29,999	436	1.7%	303	1.2%
\$30,000-34,999	502	2.0%	400	1.6%
\$35,000-39,999	607	2.4%	486	1.9%
\$40,000-44,999	803	3.1%	701	2.7%
\$45,000-49,999	832	3.2%	744	2.9%
\$50,000-59,999	1,587	6.2%	1,398	5.5%
\$60,000-74,999	1,875	7.3%	1,575	6.1%
\$75,000-99,999	3,738	14.6%	3,619	14.1%
\$100,000-124,999	3,239	12.6%	3,365	13.1%
\$125,000-149,999	1,873	7.3%	1,872	7.3%
\$150,000-199,999	3,001	11.7%	3,283	12.8%
\$200,000-249,999	1,607	6.3%	2,152	8.4%
\$250,000-299,999	782	3.0%	993	3.9%
\$300,000-399,999	682	2.7%	848	3.3%
\$400,000-499,999	505	2.0%	560	2.2%
\$500,000+	1,039	4.0%	1,304	5.1%
Median Household Income	\$99,129	-	\$110,028	-
Average Household Income	\$138,144	-	\$157,786	-
Per Capita Income	\$60,393	-	\$69,870	-

Race and Ethnicity	Census 2020		2026		2031	
	Number	Percent	Number	Percent	Number	Percent
White Alone	38,494	64.1%	35,817	60.4%	34,202	58.5%
Black Alone	12,091	20.1%	12,852	21.7%	12,939	22.1%
American Indian	155	0.3%	179	0.3%	178	0.3%
Asian Alone	3,969	6.6%	4,587	7.7%	5,045	8.6%
Pacific Islander	19	0.0%	23	0.0%	23	0.0%
Some Other Race	1,652	2.8%	1,823	3.1%	1,908	3.3%
Two or More Races	3,653	6.1%	4,011	6.8%	4,213	7.2%
Hispanic (Any Race)	3,715	6.2%	4,223	7.1%	4,446	7.6%

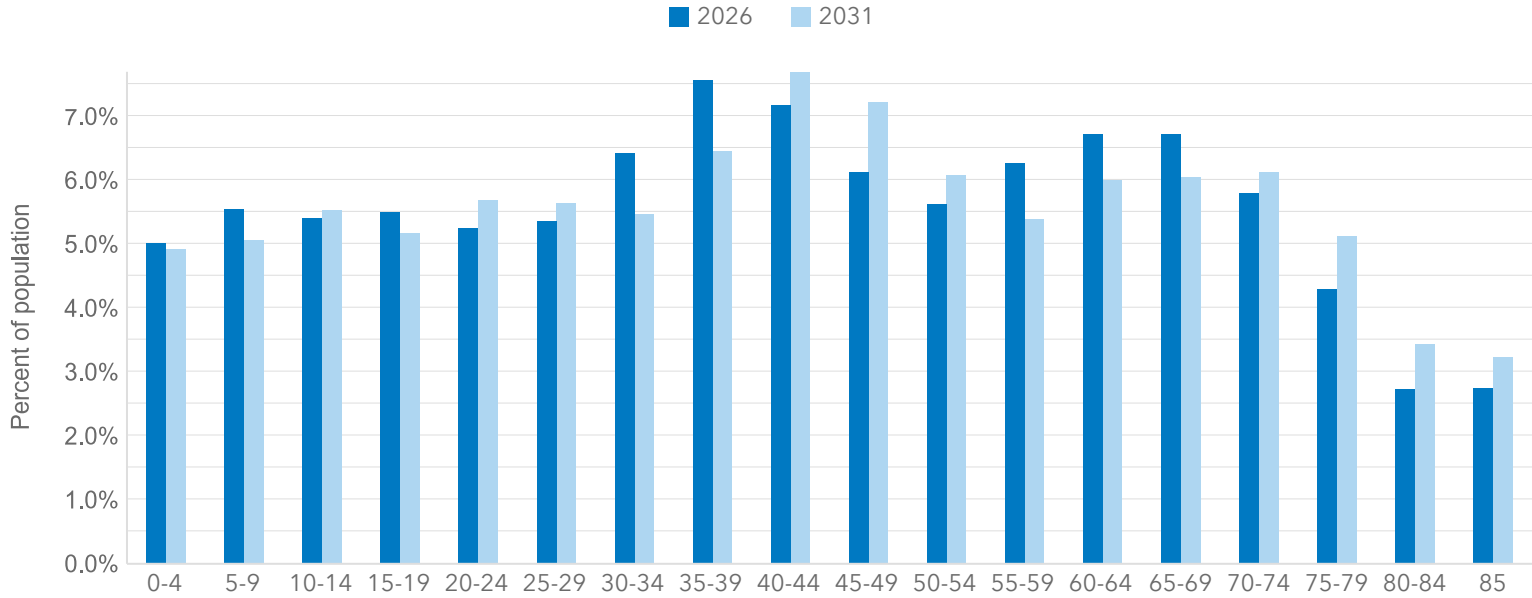
Key Indicators for 2026



Trends: 2026 - 2031 Annual Rate



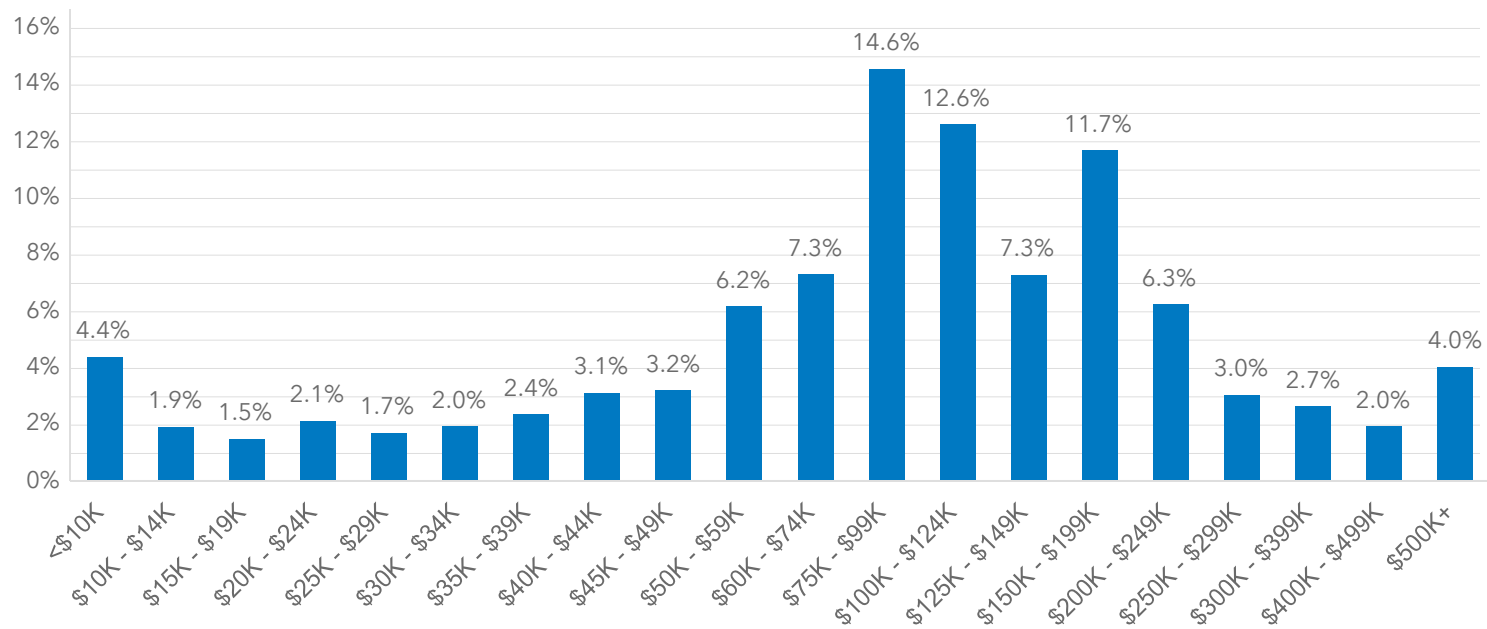
Population by Age



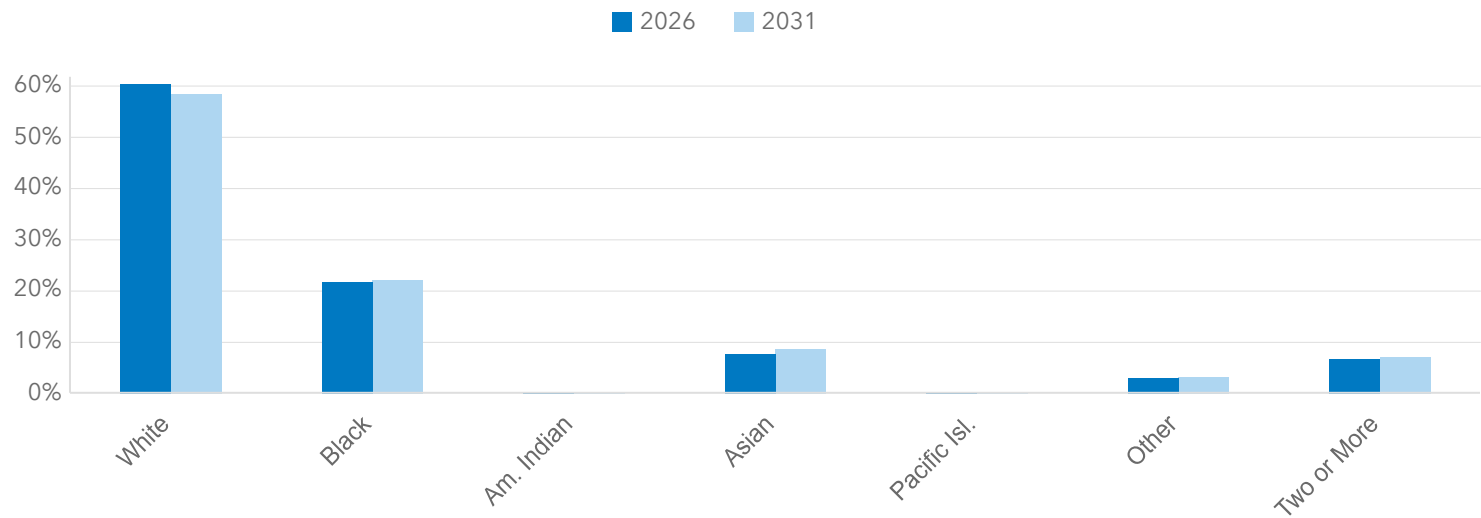
Key Indicators for 2026



Households by Income for 2026



Population by Race



Demographic and Income Profile

1709 Philadelphia Pike, Wilmington, Delaware, 19809



Ring: 5 mile radius

Summary	Census 2020	2026	2031
Total Population	159,143	159,601	159,730
Total Households	65,290	67,292	68,302
Family Households	40,291	40,536	40,914
Average Household Size	2.39	2.33	2.29
Owner Occupied Housing Units	40,970	44,029	44,505
Renter Occupied Housing Units	24,320	23,263	23,797
Median Age	41.3	41.9	42.9

Trends 2026 - 2031	Area	State	National
Population	0.00%	0.80%	0.50%
Households	0.30%	1.10%	0.70%
Family Population	0.20%	1.10%	0.60%
Owner Occupied Housing Units	0.20%	1.30%	0.00%
Median Household Income	2.70%	2.40%	3.10%

Population by Age	Census 2020		2026		2031	
	Number	Percent	Number	Percent	Number	Percent
0-4	8,304	5.2%	8,087	5.1%	7,980	5.0%
5-9	9,290	5.8%	8,655	5.4%	8,182	5.1%
10-14	9,949	6.3%	9,159	5.7%	8,668	5.4%
15-19	9,359	5.9%	9,420	5.9%	8,739	5.5%
20-24	8,653	5.4%	9,283	5.8%	9,528	6.0%
25-29	10,287	6.5%	9,640	6.0%	10,089	6.3%
30-34	10,963	6.9%	10,627	6.7%	9,822	6.2%
35-39	10,298	6.5%	11,057	6.9%	10,511	6.6%
40-44	9,316	5.8%	10,382	6.5%	10,985	6.9%
45-49	9,262	5.8%	9,373	5.9%	10,392	6.5%
50-54	10,194	6.4%	9,238	5.8%	9,456	5.9%
55-59	11,849	7.5%	9,753	6.1%	8,935	5.6%
60-64	11,527	7.2%	10,697	6.7%	9,222	5.8%
65-69	9,502	6.0%	10,508	6.6%	9,797	6.1%
70-74	7,684	4.8%	8,554	5.4%	9,395	5.9%
75-79	5,492	3.5%	6,722	4.2%	7,624	4.8%
80-84	3,400	2.1%	4,484	2.8%	5,443	3.4%
Age 85+	3,813	2.4%	3,964	2.5%	4,959	3.1%

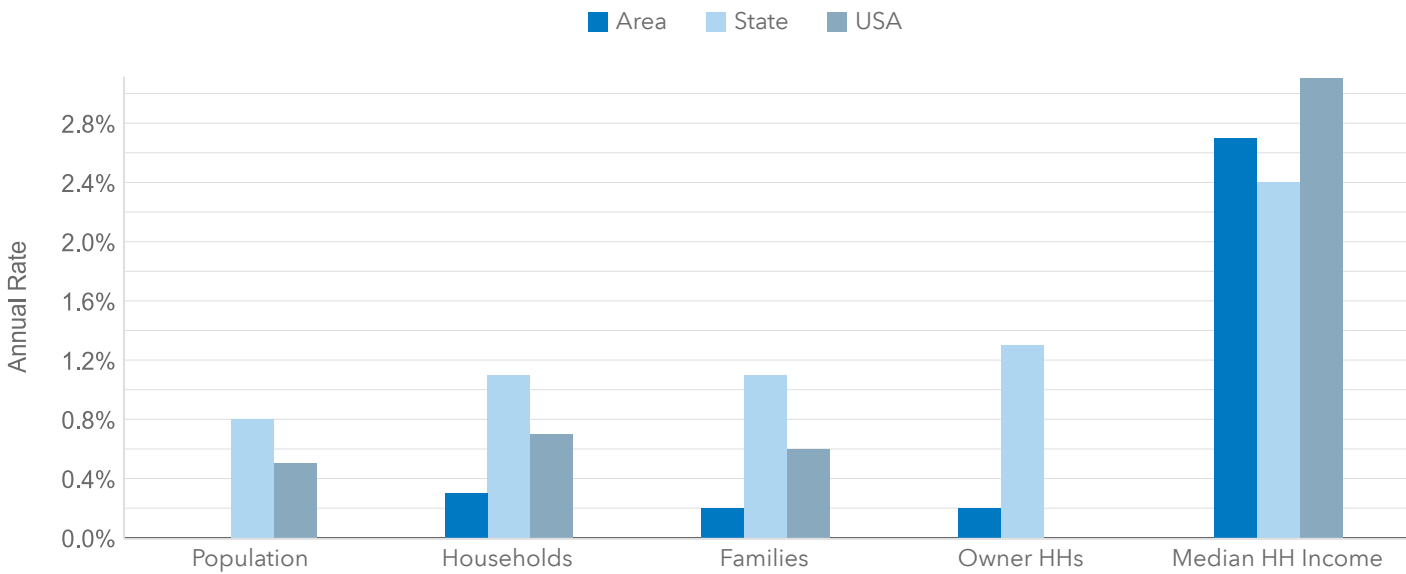
Households by Income	2026		2031	
	Number	Percent	Number	Percent
<\$10,000	4,007	6.0%	3,549	5.2%
\$10,000-14,999	2,000	3.0%	1,592	2.3%
\$15,000-19,999	1,398	2.1%	1,136	1.7%
\$20,000-24,999	1,535	2.3%	1,196	1.8%
\$25,000-29,999	1,290	1.9%	973	1.4%
\$30,000-34,999	1,482	2.2%	1,237	1.8%
\$35,000-39,999	1,643	2.4%	1,380	2.0%
\$40,000-44,999	2,195	3.3%	1,976	2.9%
\$45,000-49,999	2,233	3.3%	2,038	3.0%
\$50,000-59,999	3,946	5.9%	3,561	5.2%
\$60,000-74,999	5,187	7.7%	4,621	6.8%
\$75,000-99,999	9,067	13.5%	8,963	13.1%
\$100,000-124,999	7,188	10.7%	7,540	11.0%
\$125,000-149,999	4,445	6.6%	4,544	6.7%
\$150,000-199,999	7,715	11.5%	8,642	12.7%
\$200,000-249,999	4,354	6.5%	5,866	8.6%
\$250,000-299,999	1,964	2.9%	2,490	3.6%
\$300,000-399,999	1,910	2.8%	2,533	3.7%
\$400,000-499,999	1,235	1.8%	1,384	2.0%
\$500,000+	2,499	3.7%	3,080	4.5%
Median Household Income	\$92,181	-	\$105,368	-
Average Household Income	\$134,808	-	\$153,836	-
Per Capita Income	\$57,111	-	\$66,063	-

Race and Ethnicity	Census 2020		2026		2031	
	Number	Percent	Number	Percent	Number	Percent
White Alone	92,637	58.2%	88,053	55.2%	85,493	53.5%
Black Alone	44,113	27.7%	46,098	28.9%	46,819	29.3%
American Indian	467	0.3%	537	0.3%	548	0.3%
Asian Alone	7,923	5.0%	9,240	5.8%	10,262	6.4%
Pacific Islander	38	0.0%	49	0.0%	49	0.0%
Some Other Race	4,481	2.8%	5,063	3.2%	5,343	3.4%
Two or More Races	9,483	6.0%	10,562	6.6%	11,216	7.0%
Hispanic (Any Race)	10,691	6.7%	12,370	7.8%	13,144	8.2%

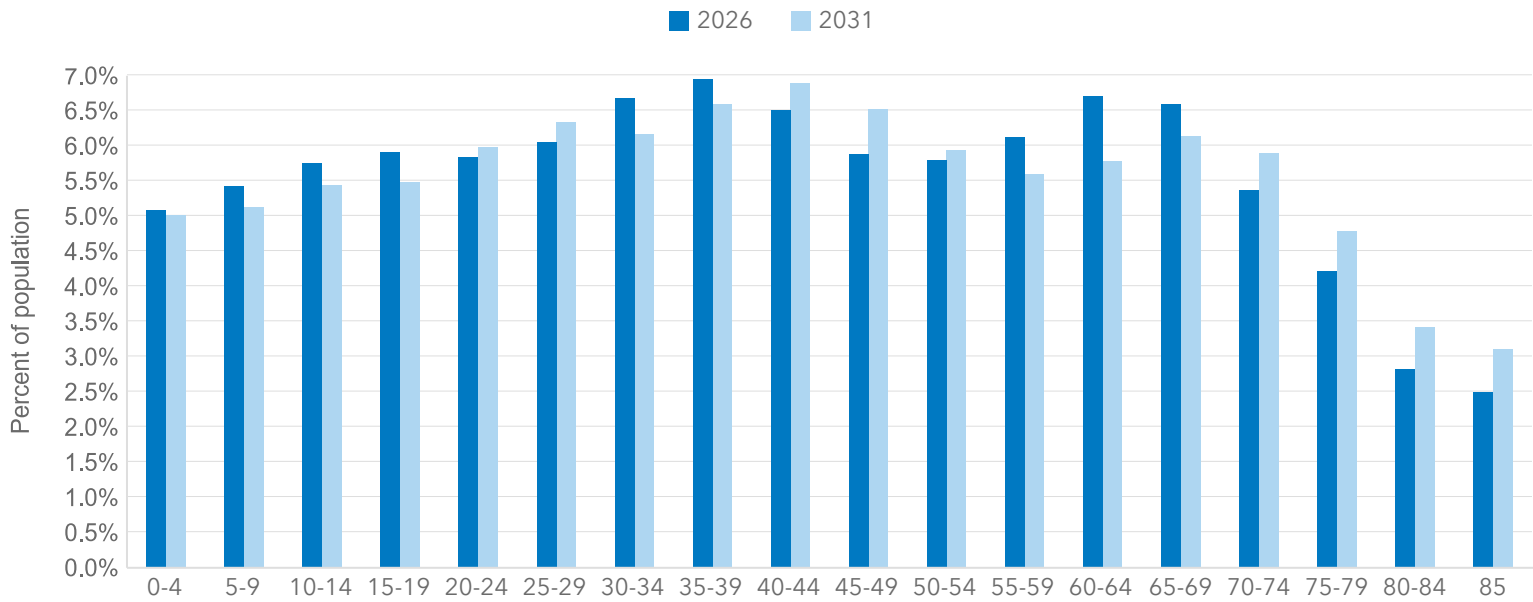
Key Indicators for 2026



Trends: 2026 - 2031 Annual Rate



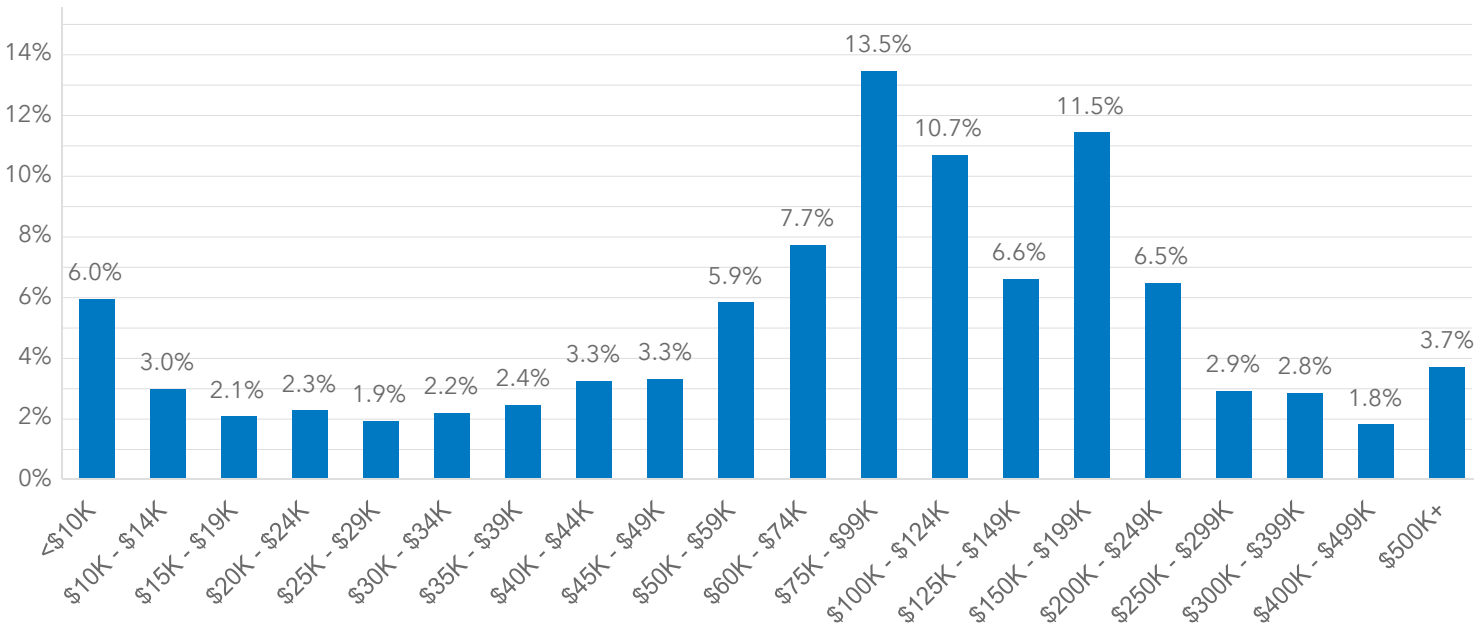
Population by Age



Key Indicators for 2026



Households by Income for 2026



Population by Race

