

ARNETT REALTY & INVESTMENTS

Phone 501.843.1515

903B W. Main St. • Cabot, AR

Fax 501.843.1516

2001 E. Kiehl Ave.
Sherwood, AR. 72120

Demographic and Income Profile

1 Mile Radius

Summary	Census 2010	Census 2020	2022	2027	
Population	9,444	9,932	9,958	9,973	
Households	3,823	4,036	4,042	4,058	
Families	2,522	-	2,575	2,577	
Average Household Size	2.47	2.46	2.46	2.46	
Owner Occupied Housing Units	2,565	-	2,736	2,781	
Renter Occupied Housing Units	1,269	-	1,306	1,277	
Median Age	36.1	-	39.4	40.3	
Trends: 2022-2027 Annual Rate	Area	State	National		
Population	0.03%	0.27%	0.25%		
Households	0.08%	0.31%	0.31%		
Families	0.02%	0.28%	0.28%		
Owner HHs	0.33%	0.44%	0.53%		
Median Household Income	2.43%	2.62%	3.12%		
Households by Income		Number	Percent	Number	Percent
<\$15,000		308	7.6%	251	6.2%
\$15,000 - \$24,999		285	7.1%	212	5.2%
\$25,000 - \$34,999		302	7.5%	252	6.2%
\$35,000 - \$49,999		585	14.5%	464	11.4%
\$50,000 - \$74,999		1,000	24.7%	1,044	25.7%
\$75,000 - \$99,999		596	14.7%	646	15.9%
\$100,000 - \$149,999		677	16.7%	793	19.5%
\$150,000 - \$199,999		151	3.7%	210	5.2%
\$200,000+		139	3.4%	185	4.6%
Median Household Income		\$60,740		\$68,497	
Average Household Income		\$79,756		\$92,529	
Per Capita Income		\$33,613		\$39,085	
Population by Age	Census 2010	Census 2020	2022	2027	
	Number	Percent	Number	Percent	
0 - 4	624	6.6%	576	5.8%	
5 - 9	638	6.8%	610	6.1%	
10 - 14	630	6.7%	615	6.2%	
15 - 19	575	6.1%	575	5.8%	
20 - 24	597	6.3%	565	5.7%	
25 - 34	1,501	15.9%	1,364	13.7%	
35 - 44	1,314	13.9%	1,506	15.1%	
45 - 54	1,296	13.7%	1,226	12.3%	
55 - 64	1,155	12.2%	1,199	12.0%	
65 - 74	696	7.4%	1,042	10.5%	
75 - 84	329	3.5%	538	5.4%	
85+	89	0.9%	142	1.4%	
Race and Ethnicity	Census 2010	Census 2020	2022	2027	
	Number	Percent	Number	Percent	
White Alone	7,288	77.2%	6,282	63.3%	
Black Alone	1,589	16.8%	2,415	24.3%	
American Indian Alone	56	0.6%	32	0.3%	
Asian Alone	143	1.5%	190	1.9%	
Pacific Islander Alone	8	0.1%	5	0.1%	
Some Other Race Alone	147	1.6%	255	2.6%	
Two or More Races	213	2.3%	753	7.6%	
Hispanic Origin (Any Race)	389	4.1%	537	5.4%	

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

April 3, 2023

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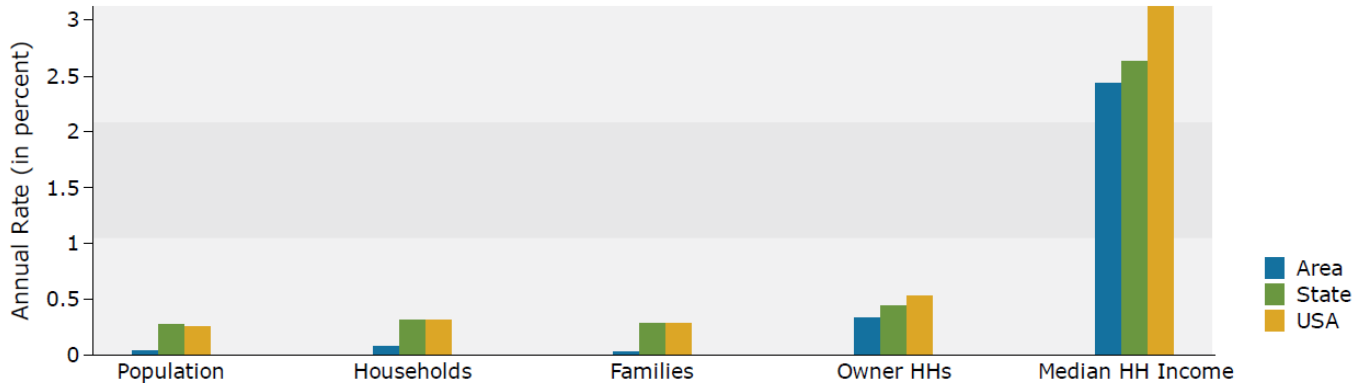
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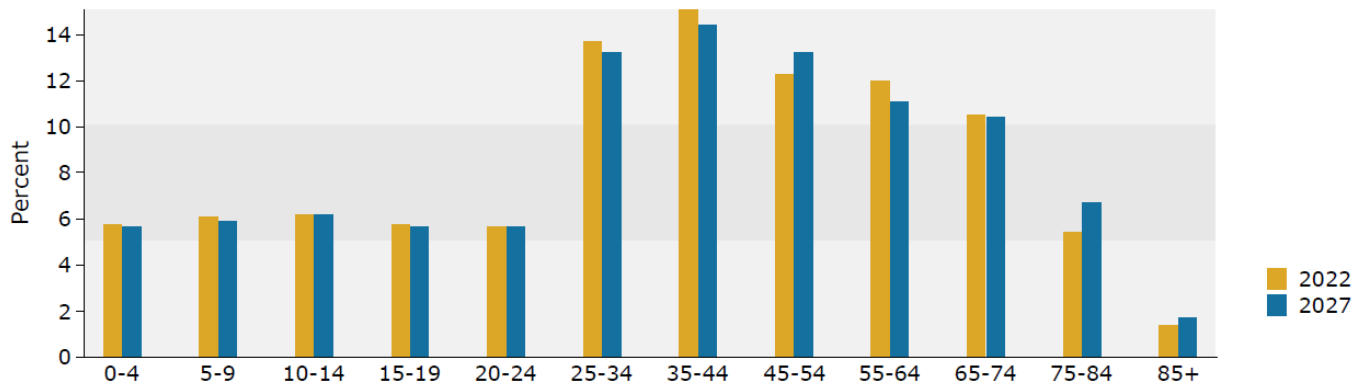
Demographic and Income Profile

1 Mile Radius

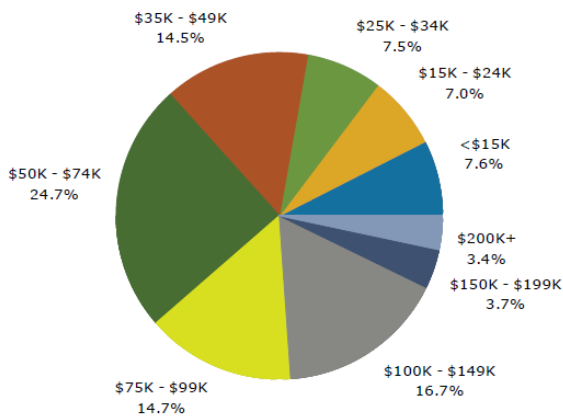
Trends 2022-2027



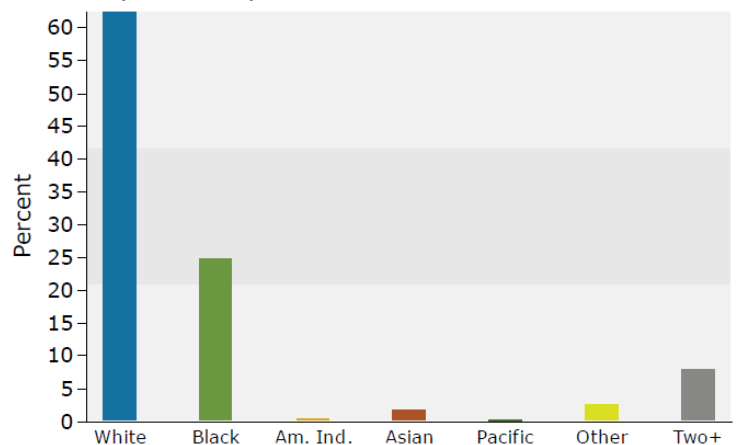
Population by Age



2022 Household Income



2022 Population by Race



2022 Percent Hispanic Origin: 5.4%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

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Demographic and Income Profile

3 Mile Radius

Summary	Census 2010	Census 2020	2022	2027
Population	41,946	45,377	46,026	46,677
Households	17,529	19,378	19,627	19,960
Families	11,931	-	12,949	13,144
Average Household Size	2.38	2.32	2.33	2.32
Owner Occupied Housing Units	12,482	-	13,855	14,314
Renter Occupied Housing Units	5,047	-	5,772	5,645
Median Age	39.1	-	41.6	42.5
Trends: 2022-2027 Annual Rate	Area	State	National	
Population	0.28%	0.27%	0.25%	
Households	0.34%	0.31%	0.31%	
Families	0.30%	0.28%	0.28%	
Owner HHS	0.65%	0.44%	0.53%	
Median Household Income	3.31%	2.62%	3.12%	
Households by Income		2022	2027	
		Number	Percent	Number
<\$15,000		1,462	7.4%	1,135
\$15,000 - \$24,999		1,272	6.5%	950
\$25,000 - \$34,999		1,643	8.4%	1,293
\$35,000 - \$49,999		2,420	12.3%	2,113
\$50,000 - \$74,999		3,936	20.1%	3,917
\$75,000 - \$99,999		2,641	13.5%	2,714
\$100,000 - \$149,999		3,884	19.8%	4,575
\$150,000 - \$199,999		1,250	6.4%	1,779
\$200,000+		1,118	5.7%	1,483
Median Household Income		\$67,260		\$79,151
Average Household Income		\$91,411		\$107,800
Per Capita Income		\$38,813		\$45,897
Population by Age	Census 2010	Census 2020	2022	2027
	Number	Percent	Number	Percent
0 - 4	2,628	6.3%	2,527	5.5%
5 - 9	2,680	6.4%	2,756	6.0%
10 - 14	2,774	6.6%	2,886	6.3%
15 - 19	2,515	6.0%	2,576	5.6%
20 - 24	2,312	5.5%	2,332	5.1%
25 - 34	5,716	13.6%	5,699	12.4%
35 - 44	5,514	13.1%	6,361	13.8%
45 - 54	5,912	14.1%	5,589	12.1%
55 - 64	5,688	13.6%	5,975	13.0%
65 - 74	3,503	8.4%	5,437	11.8%
75 - 84	1,962	4.7%	2,868	6.2%
85+	744	1.8%	1,018	2.2%
Race and Ethnicity	Census 2010	Census 2020	2022	2027
	Number	Percent	Number	Percent
White Alone	31,540	75.2%	28,873	63.6%
Black Alone	8,037	19.2%	11,277	24.9%
American Indian Alone	200	0.5%	201	0.4%
Asian Alone	645	1.5%	952	2.1%
Pacific Islander Alone	21	0.1%	17	0.0%
Some Other Race Alone	569	1.4%	1,015	2.2%
Two or More Races	933	2.2%	3,041	6.7%
Hispanic Origin (Any Race)	1,505	3.6%	2,213	4.9%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

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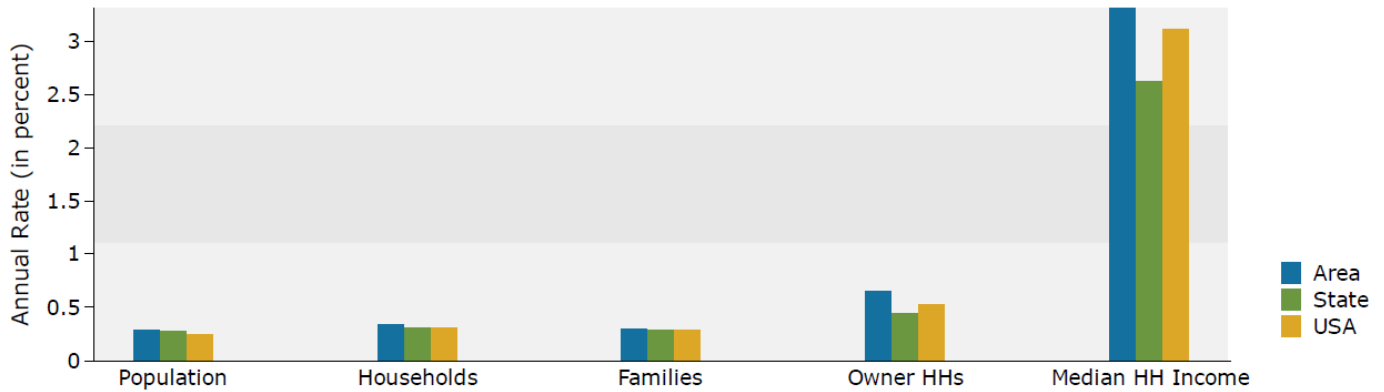
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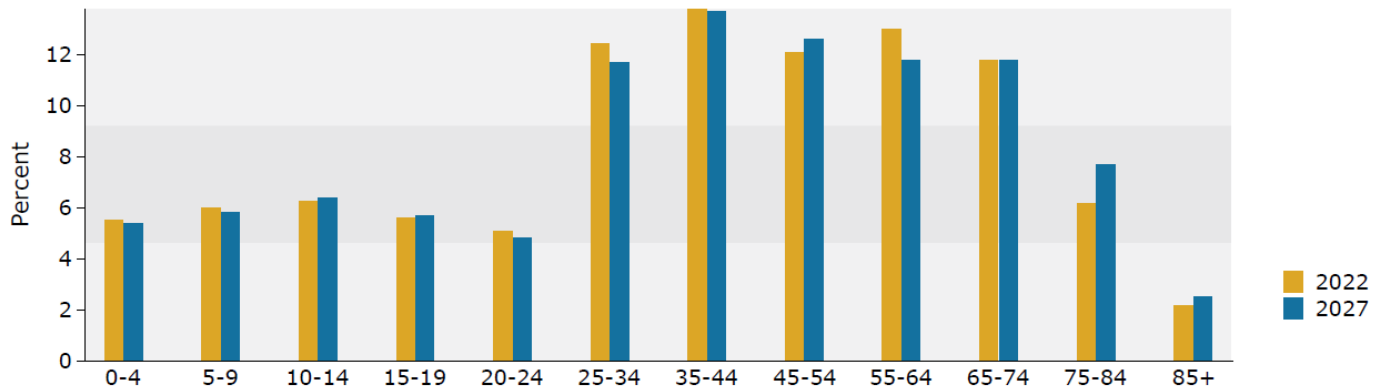
Demographic and Income Profile

3 Mile Radius

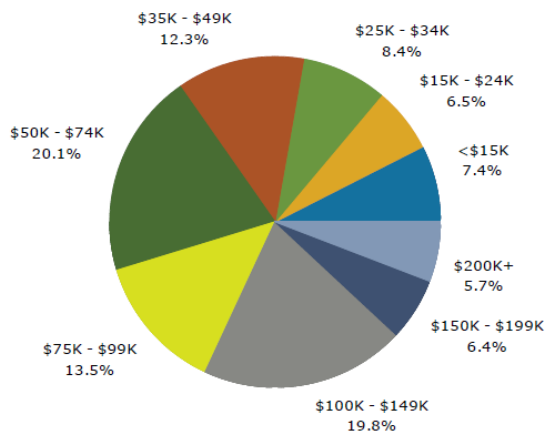
Trends 2022-2027



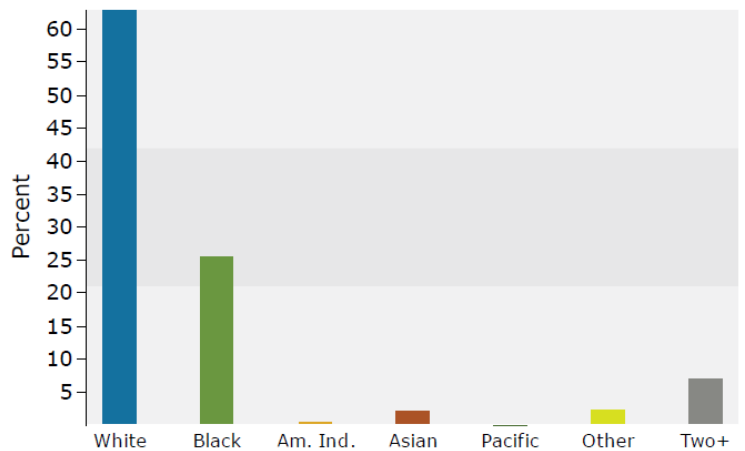
Population by Age



2022 Household Income



2022 Population by Race



2022 Percent Hispanic Origin: 4.9%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

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Demographic and Income Profile

5 Mile Radius

Summary	Census 2010		Census 2020		2022	2027		
Population	80,450		84,068		86,327	87,258		
Households	33,390		35,782		37,043	37,575		
Families	21,970		-		23,544	23,827		
Average Household Size	2.39		2.33		2.32	2.31		
Owner Occupied Housing Units	21,848		-		23,266	23,947		
Renter Occupied Housing Units	11,542		-		13,777	13,628		
Median Age	36.9		-		39.2	40.2		
Trends: 2022-2027 Annual Rate	Area		State		National			
Population	0.21%		0.27%		0.25%			
Households	0.29%		0.31%		0.31%			
Families	0.24%		0.28%		0.28%			
Owner HHs	0.58%		0.44%		0.53%			
Median Household Income	3.20%		2.62%		3.12%			
Households by Income			2022		2027			
			Number	Percent	Number	Percent		
<\$15,000			3,723	10.1%	3,044	8.1%		
\$15,000 - \$24,999			2,716	7.3%	2,115	5.6%		
\$25,000 - \$34,999			3,179	8.6%	2,657	7.1%		
\$35,000 - \$49,999			4,929	13.3%	4,256	11.3%		
\$50,000 - \$74,999			7,761	21.0%	7,718	20.5%		
\$75,000 - \$99,999			4,384	11.8%	4,634	12.3%		
\$100,000 - \$149,999			6,660	18.0%	8,153	21.7%		
\$150,000 - \$199,999			1,974	5.3%	2,788	7.4%		
\$200,000+			1,717	4.6%	2,208	5.9%		
Median Household Income			\$60,239		\$70,509			
Average Household Income			\$83,491		\$98,011			
Per Capita Income			\$35,883		\$42,268			
Population by Age	Census 2010		2022		2027			
	Number	Percent	Number	Percent	Number	Percent		
0 - 4	5,671	7.0%	5,318	6.2%	5,284	6.1%		
5 - 9	5,405	6.7%	5,511	6.4%	5,399	6.2%		
10 - 14	5,371	6.7%	5,576	6.5%	5,667	6.5%		
15 - 19	4,920	6.1%	4,943	5.7%	5,157	5.9%		
20 - 24	4,965	6.2%	5,006	5.8%	4,953	5.7%		
25 - 34	11,768	14.6%	11,558	13.4%	11,081	12.7%		
35 - 44	10,549	13.1%	12,108	14.0%	11,928	13.7%		
45 - 54	11,063	13.8%	10,191	11.8%	10,883	12.5%		
55 - 64	10,012	12.4%	10,545	12.2%	9,635	11.0%		
65 - 74	5,804	7.2%	9,209	10.7%	9,541	10.9%		
75 - 84	3,496	4.3%	4,607	5.3%	5,802	6.6%		
85+	1,425	1.8%	1,754	2.0%	1,929	2.2%		
Race and Ethnicity	Census 2010		Census 2020		2022		2027	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	54,867	68.2%	48,348	57.5%	48,759	56.5%	47,415	54.3%
Black Alone	20,375	25.3%	25,007	29.7%	26,174	30.3%	27,535	31.6%
American Indian Alone	398	0.5%	460	0.5%	472	0.5%	483	0.6%
Asian Alone	1,023	1.3%	1,308	1.6%	1,437	1.7%	1,546	1.8%
Pacific Islander Alone	44	0.1%	57	0.1%	58	0.1%	58	0.1%
Some Other Race Alone	1,875	2.3%	3,098	3.7%	3,282	3.8%	3,517	4.0%
Two or More Races	1,868	2.3%	5,790	6.9%	6,146	7.1%	6,703	7.7%
Hispanic Origin (Any Race)	4,377	5.4%	5,779	6.9%	6,132	7.1%	6,316	7.2%

Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023.

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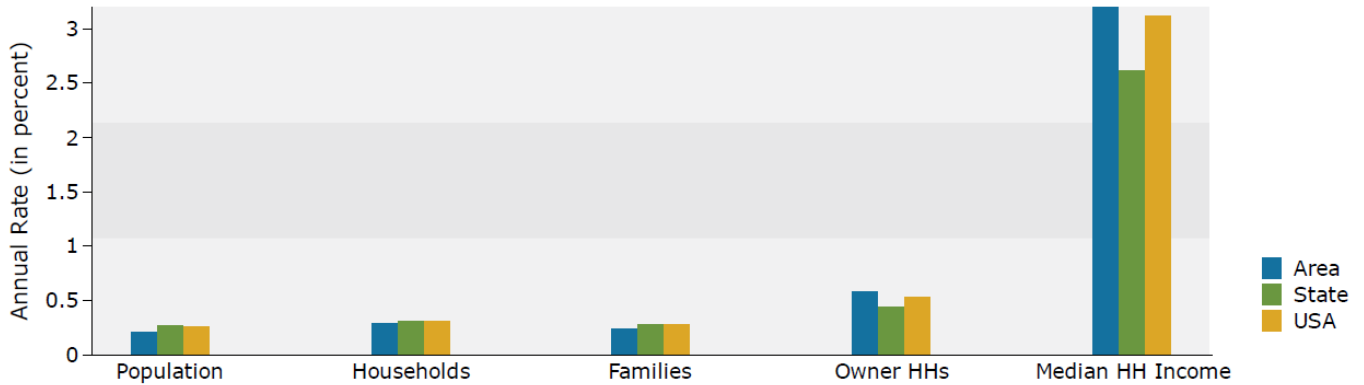
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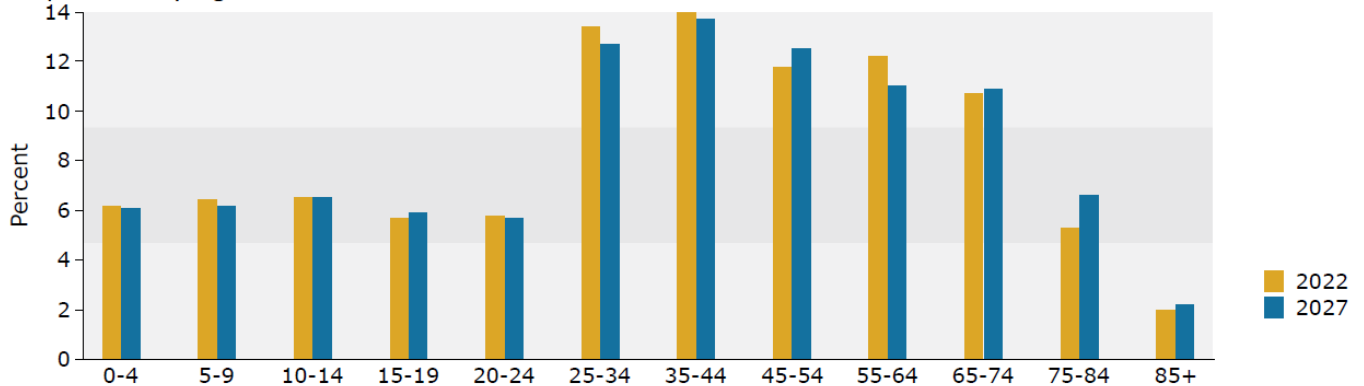
Demographic and Income Profile

5 Mile Radius

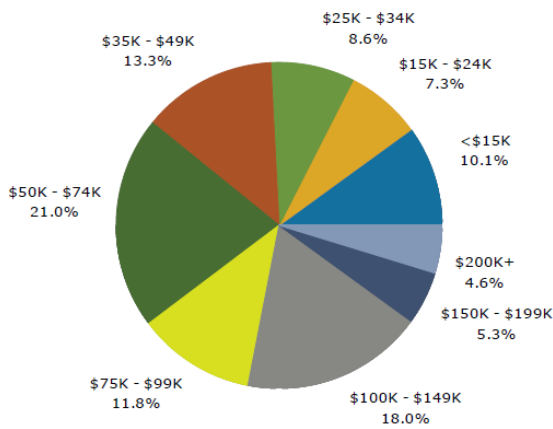
Trends 2022-2027



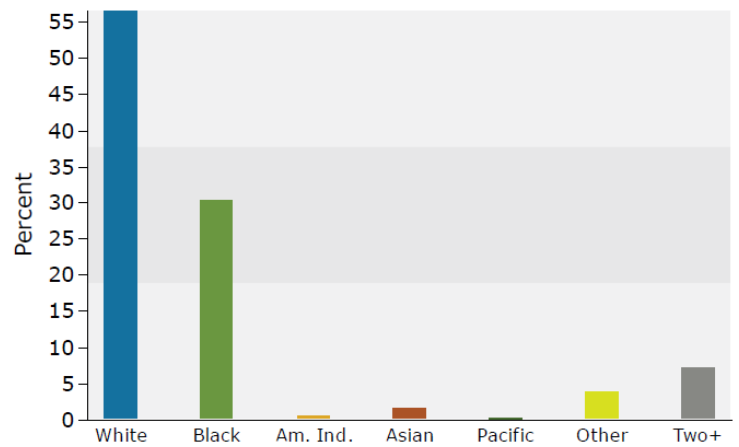
Population by Age



2022 Household Income



2022 Population by Race



2022 Percent Hispanic Origin: 7.1%

Data Note: Income is expressed in current dollars.
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