


Community Profile



2706 Texas Ave S, College Station, TX, 77840, USA

Rings: 1, 3, 5 mile radii

Population Summary	1 mile	3 mile	5 mile
2010 Total Population	15,001	82,895	126,602
2020 Total Population	12,735	97,760	153,856
2020 Group Quarters	0	15,821	17,962
2025 Total Population	13,602	101,037	161,486
2025 Group Quarters	0	15,940	18,026
2030 Total Population	14,114	104,649	168,492
2025-2030 Annual Rate	0.74%	0.70%	0.85%
2025 Total Daytime Population	12,319	92,606	180,908
Workers	6,095	37,485	97,402
Residents	6,224	55,121	83,506
Household Summary			
2010 Total Households	6,470	31,468	49,371
2010 Average Household Size	2.30	2.33	2.35
2020 Total Households	5,681	34,618	57,824
2020 Average Household Size	2.24	2.37	2.35
2025 Total Households	6,239	36,667	62,268
2025 Average Household Size	2.18	2.32	2.30
2030 Total Households	6,560	38,700	66,299
2030 Average Household Size	2.15	2.29	2.27
2025-2030 Annual Rate	1.01%	1.09%	1.26%
2025 Families	2,668	14,638	27,947
2025 Average Family Size	2.97	2.95	3.00
2030 Families	2,781	15,197	29,358
2030 Average Family Size	2.96	2.94	2.98
2025-2030 Growth Rate	0.8%	0.8%	1.0%
Median Household Income			
2025	\$42,942	\$42,878	\$50,425
2030	\$48,461	\$47,104	\$56,717

 **Source:** Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography. Consumer Spending data are derived from the 2022 and 2023 Consumer Expenditure Surveys, Bureau of Labor Statistics.

Per Capita Income	1 mile	3 mile	5 mile
2025	\$27,295	\$26,184	\$32,437
2030	\$30,329	\$29,170	\$36,480

2025 Households by Income

Household Income Base	1 mile	3 mile	5 mile
<\$10,000	10.3%	15.2%	12.9%
\$10,000-14,999	5.1%	5.6%	4.5%
\$15,000-19,999	5.0%	5.8%	4.9%
\$20,000-24,999	4.0%	5.1%	4.7%
\$25,000-29,999	5.8%	4.5%	4.1%
\$30,000-34,999	8.3%	4.5%	3.5%
\$35,000-39,999	9.1%	6.5%	5.9%
\$40,000-44,999	4.1%	4.8%	4.7%
\$45,000-49,999	4.7%	4.8%	4.3%
\$50,000-59,999	8.9%	6.9%	6.7%
\$60,000-74,999	10.2%	7.0%	6.9%
\$75000-99999	9.5%	8.6%	9.4%
\$100,000-124,999	5.8%	6.0%	7.5%
\$125,000-149,999	3.7%	3.9%	4.8%
\$150000-199999	3.6%	5.3%	7.2%
\$200,000-249,999	0.7%	1.9%	2.7%
\$250,000-299,999	0.7%	1.5%	2.1%
\$300,000-399,999	0.2%	0.6%	0.9%
\$400,000-499,999	0.3%	0.7%	1.0%
\$500,000+	0.3%	0.8%	1.3%
Average Household Income	\$59,777	\$69,836	\$83,917

2025 Affordability, Mortgage and Wealth

Housing Affordability Index	52	46	50
Percent of Income for Mortgage	39.9%	46.6%	42.3%
Wealth Index	33	48	63

Median Home Value

2025	\$273,689	\$319,215	\$340,572
2030	\$335,064	\$375,755	\$405,895




Source: Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography. Consumer Spending data are derived from the 2022 and 2023 Consumer Expenditure Surveys, Bureau of Labor Statistics.

2025 Home Value	1 mile	3 mile	5 mile
Total Owner Occupied Housing Units	1,261	9,533	21,491
<\$50,000	6.3%	2.5%	2.4%
\$50,000 - \$99,999	0.2%	0.7%	0.7%
\$100,000 - \$149,999	3.6%	2.2%	3.2%
\$150,000 - \$199,999	12.5%	5.2%	6.1%
\$200,000 - \$249,999	15.8%	11.4%	10.2%
\$250,000 - \$299,999	24.2%	22.1%	16.8%
\$300,000 - \$399,999	24.4%	30.6%	26.1%
\$400,000 - \$499,999	7.1%	12.5%	15.7%
\$500,000 - \$749,999	5.4%	9.1%	13.6%
\$750,000 - \$999,999	0.2%	2.0%	2.7%
\$1,000,000 - \$1,499,999	0.0%	0.9%	1.2%
\$1,500,000 - \$1,999,999	0.0%	0.4%	0.4%
\$2,000,000 +	0.2%	0.4%	0.9%
Average Home Value	\$286,854	\$364,408	\$398,478

Housing Unit Summary

2010 Total Housing Units	6,912	33,476	53,160
Owner Occupied Housing Units	20.5%	28.5%	35.8%
Renter Occupied Housing Units	79.5%	71.5%	64.2%
Vacant Housing Units	6.4%	6.0%	7.1%
2020 Housing Units	6,553	40,012	66,506
Owner Occupied Housing Units	20.6%	24.7%	32.8%
Renter Occupied Housing Units	79.4%	75.3%	67.2%
Vacant Housing Units	13.2%	13.4%	12.8%
2025 Housing Units	7,134	42,309	71,457
Owner Occupied Housing Units	20.3%	26.1%	34.6%
Renter Occupied Housing Units	79.7%	73.9%	65.4%
Vacant Housing Units	12.6%	13.3%	12.9%
2030 Total Housing Units	7,529	44,748	75,975
Owner Occupied Housing Units	21.5%	27.0%	35.6%
Renter Occupied Housing Units	78.5%	73.0%	64.4%
Vacant Housing Units	12.9%	13.5%	12.7%

 **Source:** Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography. Consumer Spending data are derived from the 2022 and 2023 Consumer Expenditure Surveys, Bureau of Labor Statistics.

2025 Population by Sex	1 mile	3 mile	5 mile
Males	6,814	52,053	82,247
Females	6,788	48,984	79,239

Median Age	1 mile	3 mile	5 mile
2010	23.9	23.0	23.7
2020	26.9	23.2	24.2
2025	27.6	23.5	24.6
2030	28.2	23.6	24.8

2025 Population by Age	1 mile	3 mile	5 mile
Total	13,602	101,036	161,486
0 - 4	7.1%	5.0%	5.3%
5 - 9	6.1%	4.2%	4.7%
10 - 14	5.2%	3.6%	4.3%
15 - 24	24.1%	46.6%	37.4%
25 - 34	23.7%	16.2%	16.7%
35 - 44	12.7%	8.2%	9.4%
45 - 54	7.7%	5.7%	7.3%
55 - 64	5.4%	4.4%	5.9%
65 - 74	4.9%	3.7%	5.0%
75 - 84	2.9%	2.1%	3.0%
85 +	0.7%	0.6%	1.2%
18 +	78.5%	84.9%	83.0%

2025 Population 15+ by Marital Status	1 mile	3 mile	5 mile
Total	11,107	88,099	138,401
Never Married	50.0%	68.2%	58.8%
Married	38.1%	25.1%	32.7%
Widowed	4.9%	2.3%	3.0%
Divorced	6.9%	4.4%	5.5%

2025 Pop 25+ by Educational Attainment	1 mile	3 mile	5 mile
Total	7,821	41,010	77,939
Less than 9th Grade	3.7%	2.4%	2.3%
9th - 12th Grade, No Diploma	5.9%	3.5%	2.9%
High School Graduate	17.9%	13.3%	14.3%
GED/Alternative Credential	3.4%	2.8%	2.9%
Some College, No Degree	20.9%	16.0%	15.9%
Associate Degree	6.8%	8.2%	7.9%
Bachelor's Degree	25.4%	28.4%	28.3%
Graduate/Professional Degree	16.0%	25.4%	25.6%

2020 Population by Race/Ethnicity

Total	12,735	97,760	153,856
White Alone	54.8%	61.5%	62.9%
Black Alone	14.7%	9.1%	8.9%
American Indian Alone	0.8%	0.5%	0.5%
Asian Alone	8.6%	9.8%	9.0%
Pacific Islander Alone	0.2%	0.1%	0.1%
Some Other Race Alone	7.0%	8.3%	7.8%
Two or More Races	7.0%	8.3%	7.8%
Hispanic Origin	23.5%	21.1%	20.8%
Diversity Index	77.3	72.3	71.2

2025 Population by Race/Ethnicity

Total	13,601	101,037	161,486
White Alone	52.2%	60.4%	62.0%
Black Alone	15.6%	9.5%	9.2%
American Indian Alone	0.9%	0.6%	0.6%
Asian Alone	8.0%	9.5%	8.8%
Pacific Islander Alone	0.2%	0.1%	0.1%
Some Other Race Alone	8.0%	8.8%	8.1%
Two or More Races	15.2%	11.1%	11.3%
Hispanic Origin	26.1%	22.3%	21.8%
Diversity Index	79.6	73.6	72.3

2025 Employed Pop 16+ by Occupation

	1 mile	3 mile	5 mile
Total	7,711	49,292	82,652
White Collar	64.9%	69.3%	70.7%
Management/Business/Financial	8.6%	12.7%	14.0%
Professional	36.0%	37.3%	37.8%
Sales	9.1%	8.8%	8.5%
Administrative Support	11.3%	10.5%	10.4%
Services	19.1%	18.0%	16.5%

2025 Employed Pop 16+ by Occupation

	1 mile	3 mile	5 mile
Total	7,711	49,292	82,652
Blue Collar	16.1%	12.7%	12.8%
Farming/Forestry/Fishing	0.2%	0.4%	0.3%
Construction/Extraction	4.2%	2.6%	2.7%
Installation/Maintenance/Repair	0.5%	1.5%	1.6%
Production	5.7%	2.7%	3.0%
Transportation/Material Moving	5.5%	5.5%	5.1%
White Collar	64.9%	69.3%	70.7%
Management/Business/Financial	8.6%	12.7%	14.0%
Professional	36.0%	37.3%	37.8%
Sales	9.1%	8.8%	8.5%
Administrative Support	11.3%	10.5%	10.4%
Services	19.1%	18.0%	16.5%

2025 Civilian Population 16+ in Labor Force


Civilian Population 16+	7,711	49,292	82,652
Population 16+ Employed	97.9%	96.1%	96.7%
Population 16+ Unemployment rate	2.1%	3.9%	3.3%
Population 16-24 Employed	30.3%	40.5%	32.8%
Population 16-24 Unemployment rate	1.1%	5.6%	5.3%
Population 25-54 Employed	59.0%	46.9%	52.7%
Population 25-54 Unemployment rate	2.2%	2.7%	2.2%
Population 55-64 Employed	5%	6%	8%
Population 55-64 Unemployment rate	3.1%	1.7%	1.2%
Population 65+ Employed	3%	3%	3%
Population 65+ Unemployment rate	6.2%	3.7%	4.6%

Source: Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography. Consumer Spending data are derived from the 2022 and 2023 Consumer Expenditure Surveys, Bureau of Labor Statistics.

2025 Employed Population 16+ by Industry	1 mile	3 mile	5 mile
Total	7,552	47,356	79,945
Agriculture/Mining	0.9%	1.3%	1.2%
Construction	3.4%	3.1%	3.8%
Manufacturing	5.3%	3.7%	4.6%
Wholesale Trade	2.3%	1.6%	1.5%
Retail Trade	15.4%	12.8%	11.3%
Transportation/Utilities	3.4%	3.9%	4.0%
Information	2%	2%	1%
Finance/Insurance/Real Estate	4.5%	3.8%	4.4%
Services	60.4%	65.7%	65.1%
Public Administration	2.7%	2.4%	2.6%

2025 Consumer Spending

Apparel & Services: Total \$	\$8,524,138	\$58,047,352	\$116,883,697
Average Spent	\$1,366.27	\$1,583.10	\$1,877.11
Spending Potential Index	56	65	77
Education: Total \$	\$6,454,975	\$50,808,802	\$97,152,794
Average Spent	\$1,034.62	\$1,385.68	\$1,560.24
Spending Potential Index	58	78	87
Entertainment/Recreation: Total \$	\$13,066,726	\$89,151,331	\$182,292,365
Average Spent	\$2,094.36	\$2,431.38	\$2,927.54
Spending Potential Index	51	59	71
Food at Home: Total \$	\$25,106,761	\$169,435,950	\$341,714,191
Average Spent	\$4,024.16	\$4,620.94	\$5,487.80
Spending Potential Index	54	62	74
Food Away from Home: Total \$	\$14,047,081	\$97,688,632	\$196,125,591
Average Spent	\$2,251.50	\$2,664.21	\$3,149.70
Spending Potential Index	55	65	76
Health Care: Total \$	\$23,731,011	\$157,708,643	\$325,743,261
Average Spent	\$3,803.66	\$4,301.11	\$5,231.31
Spending Potential Index	49	56	68
HH Furnishings & Equipment: Total \$	\$9,345,272	\$64,152,427	\$130,806,640
Average Spent	\$1,497.88	\$1,749.60	\$2,100.70
Spending Potential Index	52	60	72
Personal Care Products & Services: Total \$	\$3,566,556	\$24,695,850	\$49,717,223
Average Spent	\$571.66	\$673.52	\$798.44
Spending Potential Index	55	64	76

 **Source:** Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography. Consumer Spending data are derived from the 2022 and 2023 Consumer Expenditure Surveys, Bureau of Labor Statistics.

2025 Consumer Spending	1 mile	3 mile	5 mile
Shelter: Total \$	\$90,118,666	\$625,258,772	\$1,255,420,242
Average Spent	\$14,444.41	\$17,052.36	\$20,161.56
Spending Potential Index	54	64	76
Support Payments/Gifts in Kind: Total \$	\$9,746,186	\$64,535,726	\$136,531,009
Average Spent	\$1,562.14	\$1,760.05	\$2,192.64
Spending Potential Index	47	53	66
Travel: Total \$	\$10,712,696	\$72,937,699	\$152,266,085
Average Spent	\$1,717.05	\$1,989.19	\$2,445.33
Spending Potential Index	48	55	68
Vehicle Maintenance & Repairs: Total \$	\$4,681,868	\$32,098,612	\$64,163,056
Average Spent	\$750.42	\$875.41	\$1,030.43
Spending Potential Index	56	65	76

Top Tapestry Segment

1 mile

College Towns (B2):

This segment is characterized by university renters in urban neighborhoods.

[Learn more about this segment...](#)

3 mile

Dorms to Diplomas (B1):

This segment is characterized by young, educated residents in urban neighborhoods.

[Learn more about this segment...](#)

5 mile

Dorms to Diplomas (B1):

This segment is characterized by young, educated residents in urban neighborhoods.


[Learn more about this segment...](#)

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.

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.

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.

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.

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