

# Sloan Lake in Denver, CO



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## Sloan Lake in Denver, CO

## Trade Area Summary

## Attribute Summary for Sloan Lake in Denver, CO

Median Household Income

**\$149,764**

Source: 2025/2029 Income (Esri)

Median Age

**38.2**

Source: 2025/2029 Age: 5 Year Increments (Esri)

Total Population

**8,085**

Source: 2025 Age: 1 Year Increments (Esri)

1st Dominant Segment

**Laptops and Lattes**

Source: 2025 Tapestry Market Segmentation (Households)

## Consumer Segmentation

Top Tapestry Segments	Laptops and Lattes	Social Security Set	Urban Chic
% of Households	2,567 (66.7%)	736 (19.1%)	544 (14.1%)
Life Stage Group	Contemporary Households	Contemporary Households	Family Portraits
Life Mode Group	Tech Trailblazers	Urban Threads	Family Prosperity
Urbanicity Group(s)	Urban Core	Urban Core Suburb	Urban Vicinity Suburb
Residence Type	Multi-Units	High Rises	Single Family, Multi-Units
Household Type	Singles Living Alone, Married Couples w/No Kids	Singles Living Alone	Married Couples, Singles Living Alone
Average Household Size	1.95	1.69	2.38
Median Age	36.2	49.5	41.9
Diversity Index	67.1	79.7	64.2
Median Household Income	\$145,759	\$31,425	\$144,754
Median Net Worth	\$233,707	\$12,979	\$572,986
Homeownership	36%	17%	63%
Rent Burdened Households	29%	41%	35%
Labor Force Participation Rate	80%	44%	71%
Unemployment Rate	3%	7%	3%
% with Bachelor's Degree or Higher	79%	30%	69%
Lifestyle Patterns	Consumers tend to shop online for clothing, groceries, household essentials, and other goods. Residents spend money on travel, entertainment, fine dining, and fashion.	Individuals frequently use services like laundromats and convenience stores for daily needs. Residents typically prioritize budget-friendly and essential items when shopping. They buy food in bulk, opt for easy-to-prepare meals, and dine out at restaurants.	They typically have multiple credit cards that offer airline miles, which they use for frequent domestic and international travel. They tend to invest in various assets, including valuable homes and 401(k) retirement plans.

# Sloan Lake in Denver, CO

## Consumer Segment Details

About this segment

### Laptops and Lattes

Ranked

**1st**

dominant segment  
for this area

In this area

**66.7%**

of households fall  
into this segment

In the United States

**1.8%**

of households fall  
into this segment

## Who Are They?

These neighborhoods are located in and around the largest, most densely populated metropolises in the country. Residents are young, and many live alone, with roommates, or as unmarried couples. One in three individuals aged 25 and older holds a graduate degree. They work in management, business, and computer-related fields in the technology, finance, health, and education sectors and earn upper-tier incomes. They may also make money through investments, rental properties, or operating their own businesses. Members of this segment generally rent property in mid- to high-rise buildings, with a mix of new construction and renovated units built before 1950. This is the most expensive market to rent or own housing relative to typical incomes. Commutes are often long; this segment ranks the highest for remote working.

## Key Statistics

- **Median age:** 36.2
- **Median household size:** 1.95
- **Predominant household structure (Census 2020):** Singles living alone; married couples with no kids
- **Median household income:** \$145,759
- **Median net worth:** \$233,707
- **Percentage of individuals with completion of a bachelor's degree or higher:** 78.6%

## Housing and Employment

- **Predominant Urbanicity Type:** Urban Core
- **Median home value:** \$918,816
- **Homeownership rate:** 35.9%
- **Rent burdened households (American Community Survey 2019-2023):** 29.3%
- **Labor force participation rate:** 79.6%
- **Unemployment rate:** 3.2%

## Lifestyle Patterns

- Consumers tend to shop online for clothing, groceries, household essentials, and other goods.
- Residents spend money on travel, entertainment, fine dining, and fashion.
- They frequently listen to podcasts, buy physical books, and follow news websites, and they tend to own the latest electronics and accessories.
- Residents schedule regular medical appointments, emphasize healthy eating, and integrate exercise into their routines.

# Sloan Lake in Denver, CO

## Consumer Segment Details

About this segment

### Social Security Set

Ranked

**2nd**

dominant segment  
for this area

In this area

**19.1%**

of households fall  
into this segment

In the United States

**0.8%**

of households fall  
into this segment

## Who Are They?

These neighborhoods are primarily located in the downtown urban cores of the largest metropolitan areas, and residents often live in low-rent, older high-rise buildings near centers of economic activity with heavy daytime traffic. The population is older, often widowed or divorced, and there is a higher proportion of single-person households in these communities than any other segment. Rates of recent immigration are high, and many speak a language other than English as their first language. Income disparities are notable, with many residents supported by social security and other forms of public assistance, while a significant portion of the population earns middle-tier incomes. Homeowners spend a large portion of their income on housing costs, and many households do not own a vehicle.

## Key Statistics

- **Median age:** 49.5
- **Median household size:** 1.69
- **Predominant household structure (Census 2020):** Singles living alone
- **Median household income:** \$31,425
- **Median net worth:** \$12,979
- **Percentage of individuals with completion of a bachelor's degree or higher:** 30.4%

## Housing and Employment

- **Predominant Urbanicity Type:** Urban Core; Suburb
- **Median home value:** \$333,286
- **Homeownership rate:** 16.6%
- **Rent burdened households (American Community Survey 2019-2023):** 41.0%
- **Labor force participation rate:** 44.0%
- **Unemployment rate:** 6.6%

## Lifestyle Patterns

- Individuals frequently use services like laundromats and convenience stores for daily needs.
- Residents typically prioritize budget-friendly and essential items when shopping. They buy food in bulk, opt for easy-to-prepare meals, and dine out at restaurants.
- Not everyone has a smartphone, and while print media remains popular, digital newspapers are the primary source for news.
- For TV entertainment, residents seek world news and foreign-language channels.

# Sloan Lake in Denver, CO

## Consumer Segment Details

About this segment

### Urban Chic

Ranked

**3rd**

dominant segment  
for this area

In this area

**14.1%**

of households fall  
into this segment

In the United States

**2.1%**

of households fall  
into this segment

## Who Are They?

Residents in this segment live in suburban areas with a notable presence in urban vicinities, mostly near large, coastal metropolitan areas, especially in California, New York, Massachusetts, and Washington. Predominantly composed of married couples, many are raising young children. They are highly educated and hold professional positions in technology, health care, and education sectors, as well as a notable number who are self-employed. Some have additional earnings from interest, dividends, and rental properties. Household incomes generally fall within the upper tier, and many are significantly higher than the national average. They have substantial net worth and retirement savings. About half of housing units are detached single-family homes, and there is also a notable presence of attached single-family homes and apartment complexes. Most households own one or two vehicles.

## Key Statistics

- **Median age:** 41.9
- **Median household size:** 2.38
- **Predominant household structure (Census 2020):** Married couples; singles living alone
- **Median household income:** \$144,754
- **Median net worth:** \$572,986
- **Percentage of individuals with completion of a bachelor's degree or higher:** 69.0%

## Housing and Employment

- **Predominant Urbanicity Type:** Suburb; Urban Vicinity
- **Median home value:** \$839,477
- **Homeownership rate:** 62.5%
- **Rent burdened households (American Community Survey 2019-2023):** 34.9%
- **Labor force participation rate:** 70.6%
- **Unemployment rate:** 3.4%

## Lifestyle Patterns

- They typically have multiple credit cards that offer airline miles, which they use for frequent domestic and international travel.
- They tend to invest in various assets, including valuable homes and 401(k) retirement plans.
- Residents tend to use the internet to trade and monitor investments, research financial and real estate matters, and engage on professional networking platforms.
- Residents tend to exercise frequently, schedule regular checkups, and eat fresh, organic foods.

# Sloan Lake in Denver, CO

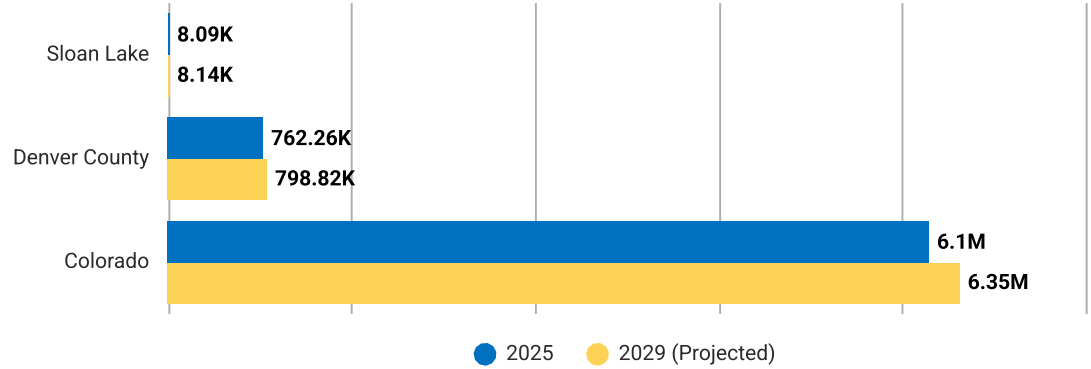
## Population

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually

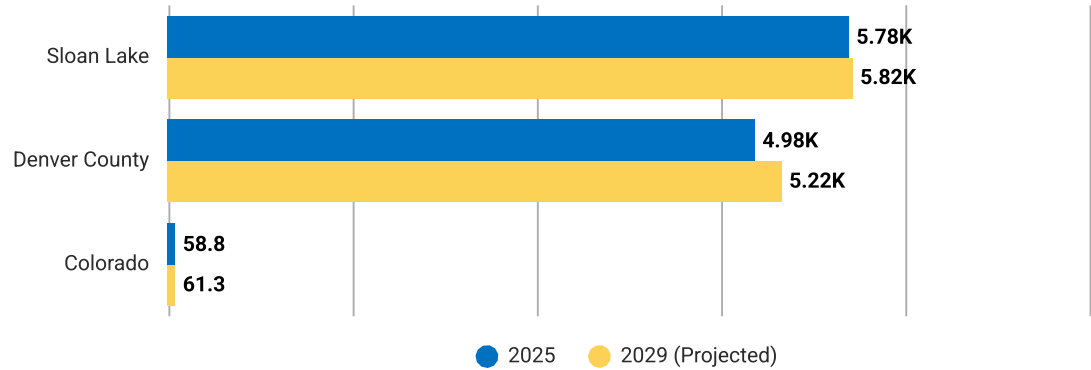
### Total Population

This chart shows the total population in an area, compared with other geographies.



### Population Density

This chart shows the number of people per square mile in an area, compared with other geographies.



### Total Daytime Population

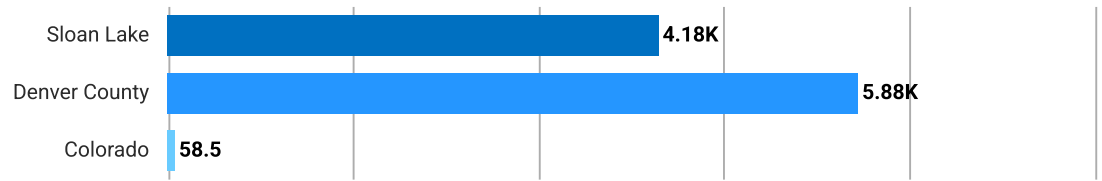
This chart shows the number of people who are present in an area during normal business hours, including workers, and compares that population to other geographies. Daytime population is in contrast to the "resident" population present during evening and nighttime hours.



# Sloan Lake in Denver, CO

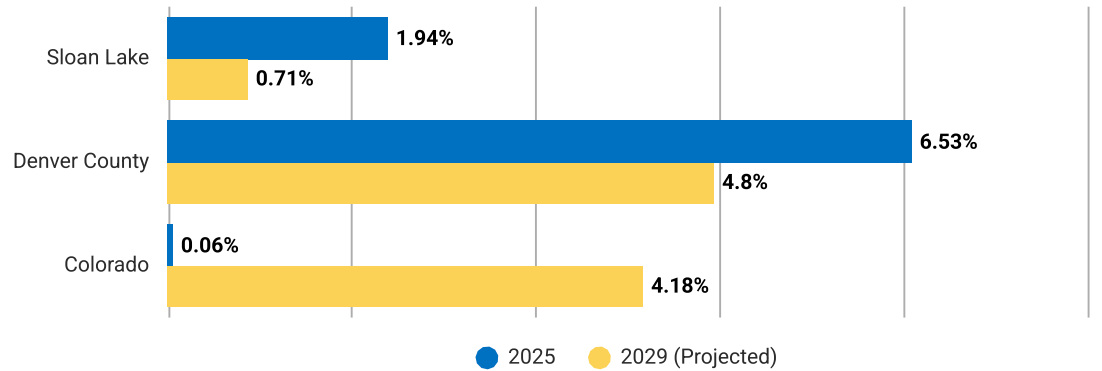
## Daytime Population Density

This chart shows the number people who are present in an area during normal business hours, including workers, per square mile in an area, compared with other geographies. Daytime population is in contrast to the "resident" population present during evening and nighttime hours.



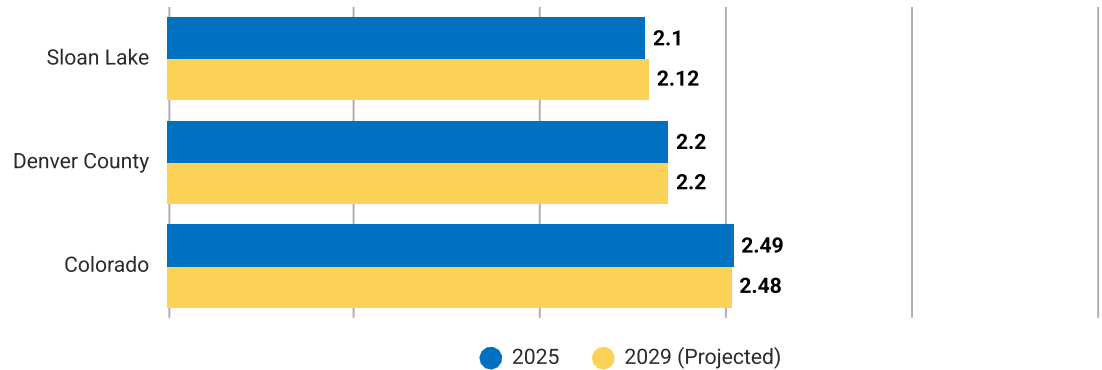
## Population Change Since 2020

This chart shows the percentage change in area's population from 2020 to 2025, compared with other geographies.



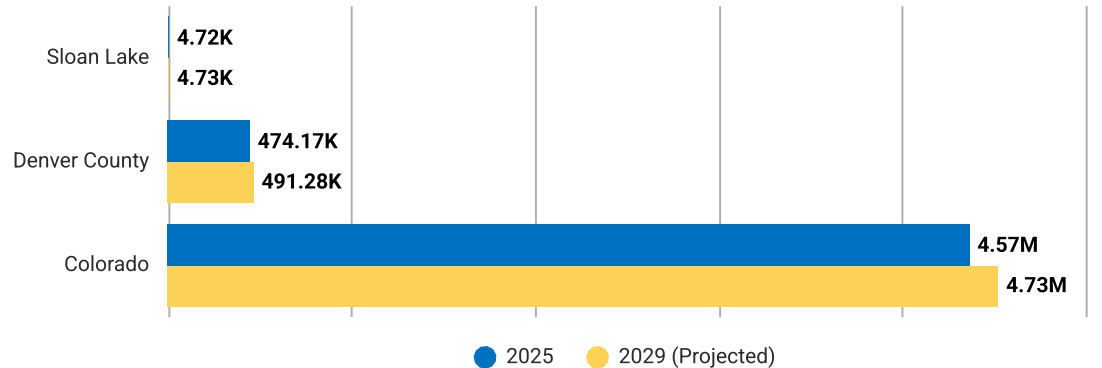
## Average Household Size

This chart shows the average household size in an area, compared with other geographies.



## Population Living in Family Households

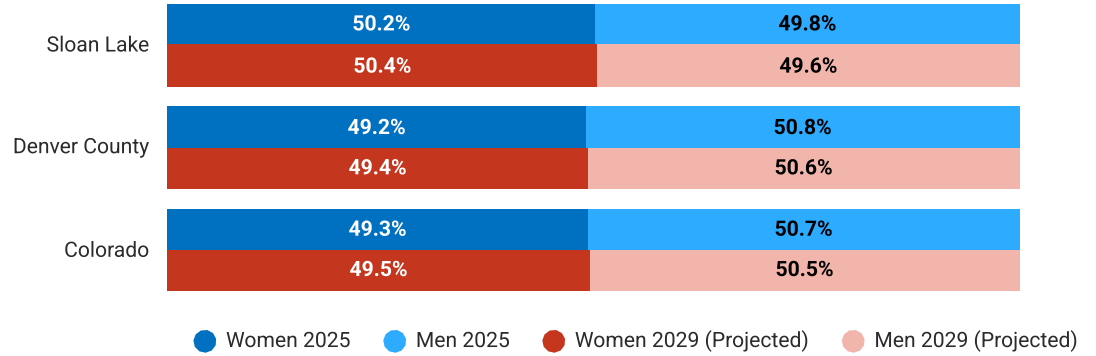
This chart shows the percentage of an area's population that lives in a household with one or more individuals related by birth, marriage or adoption, compared with other geographies.



# Sloan Lake in Denver, CO

## Female / Male Ratio

This chart shows the ratio of females to males in an area, compared with other geographies.



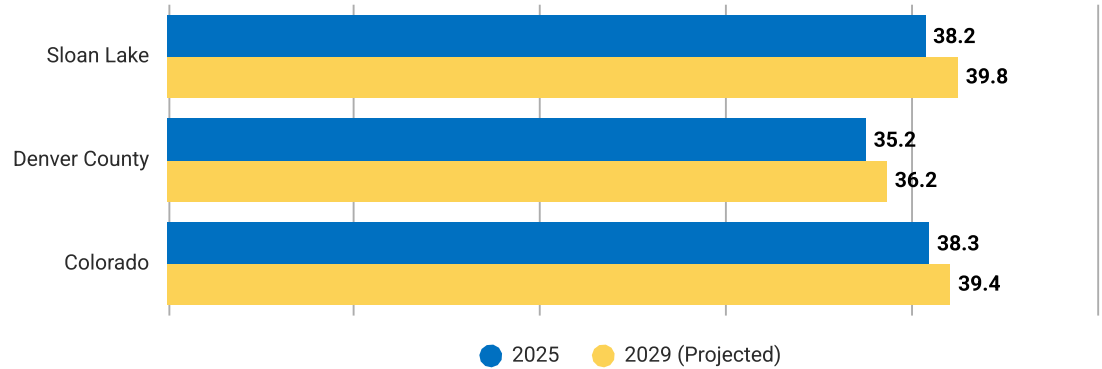
## Age

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually

## Median Age

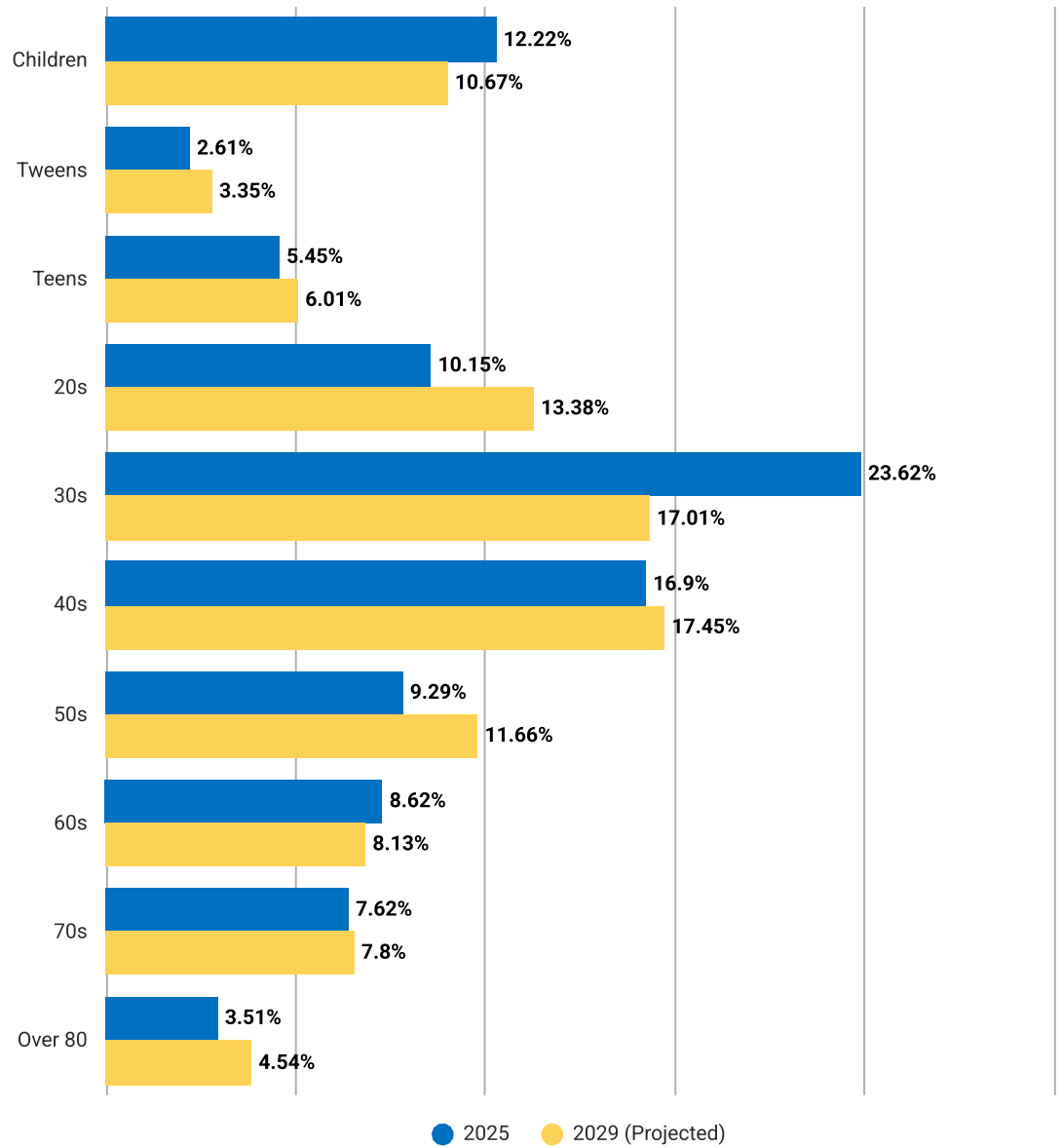
This chart shows the median age in an area, compared with other geographies.



# Sloan Lake in Denver, CO

## Population by Age

This chart breaks down the population of an area by age group.



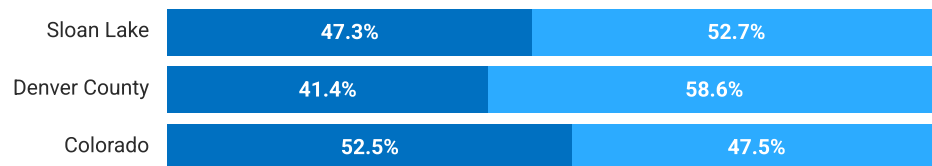
## Married

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually

### Married / Unmarried Adults Ratio

This chart shows the ratio of married to unmarried adults in an area, compared with other geographies.



# Sloan Lake in Denver, CO

## Never Married

This chart shows the number of people in an area who have never been married, compared with other geographies.



## Married

This chart shows the number of people in an area who are married, compared with other geographies.



## Widowed

This chart shows the number of people in an area who are widowed, compared with other geographies.



## Divorced

This chart shows the number of people in an area who are divorced, compared with other geographies.



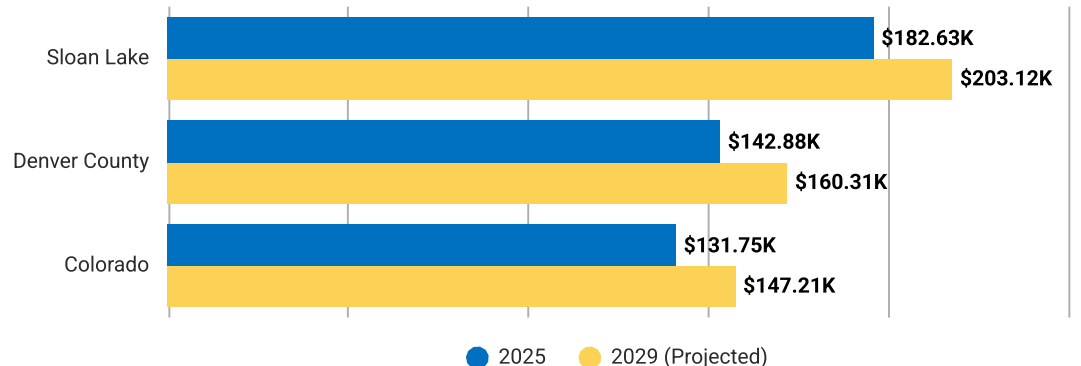
## Income

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually

### Average Household Income

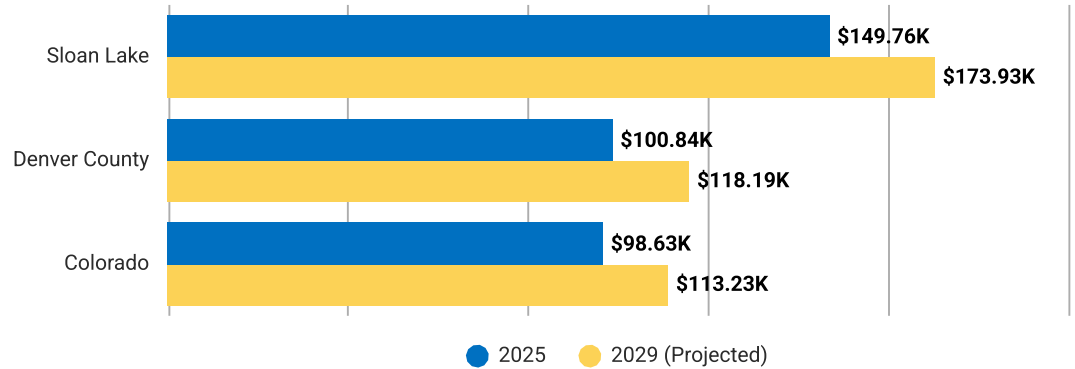
This chart shows the average household income in an area, compared with other geographies.



# Sloan Lake in Denver, CO

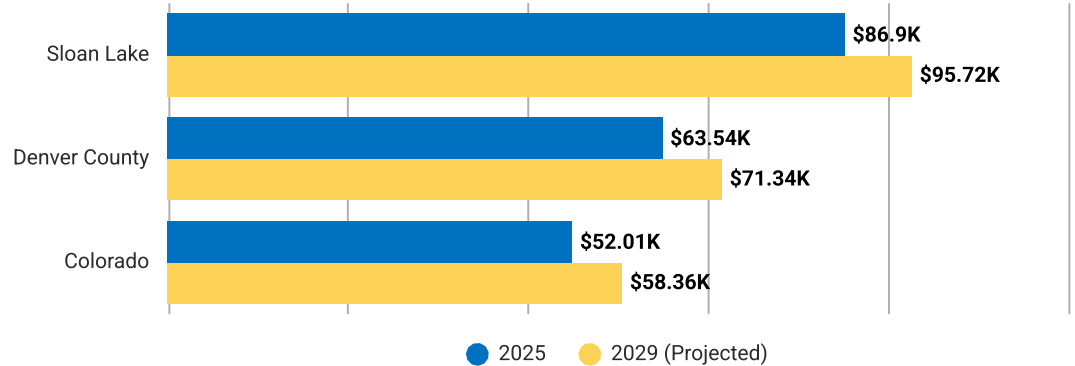
## Median Household Income

This chart shows the median household income in an area, compared with other geographies.



## Per Capita Income

This chart shows per capita income in an area, compared with other geographies.



## Average Disposable Income

This chart shows the average disposable income in an area, compared with other geographies.



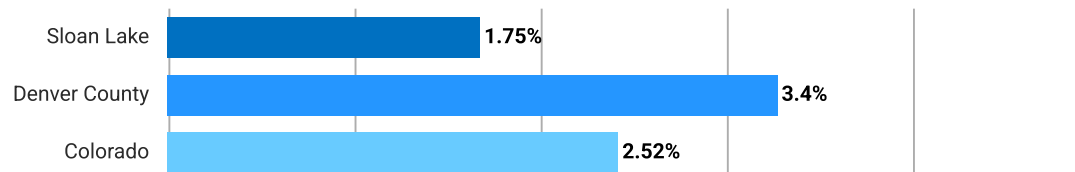
# Education

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually

## Less than 9th Grade

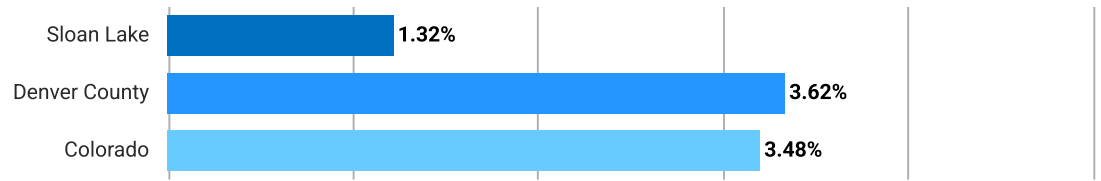
This chart shows the percentage of people in an area who have less than a ninth grade education, compared with other geographies.



# Sloan Lake in Denver, CO

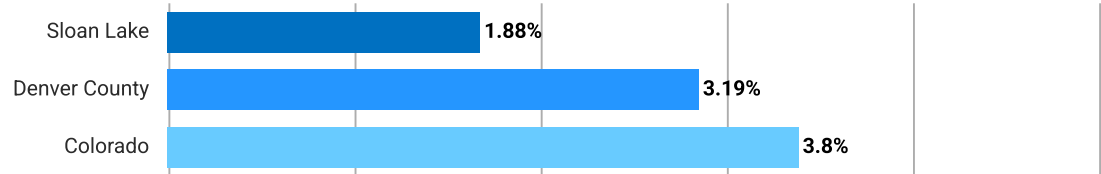
## Some High School

This chart shows the percentage of people in an area whose highest educational achievement is some high school, without graduating or passing a high school GED test, compared with other geographies.



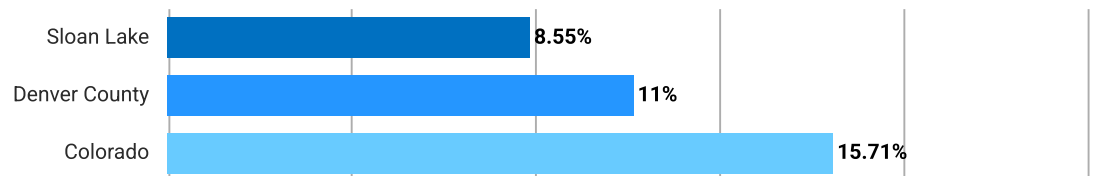
## High School GED

This chart shows the percentage of people in an area whose highest educational achievement is passing a high school GED test, compared with other geographies.



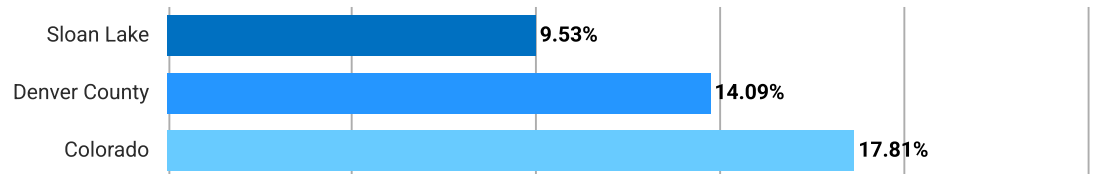
## High School Graduate

This chart shows the percentage of people in an area whose highest educational achievement is high school, compared with other geographies.



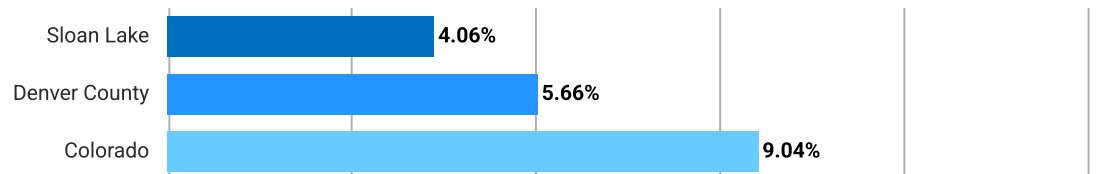
## Some College

This chart shows the percentage of people in an area whose highest educational achievement is some college, without receiving a degree, compared with other geographies.



## Associate Degree

This chart shows the percentage of people in an area whose highest educational achievement is an associate degree, compared with other geographies.



## Bachelor's Degree

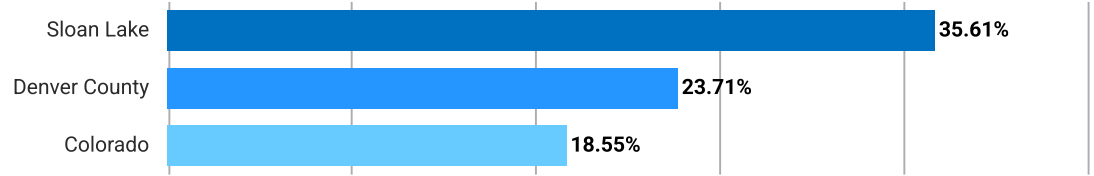
This chart shows the percentage of people in an area whose highest educational achievement is a bachelor's degree, compared with other geographies.



# Sloan Lake in Denver, CO

## Grad/Professional Degree

This chart shows the percentage of people in an area whose highest educational achievement is a graduate or professional degree, compared with other geographies.



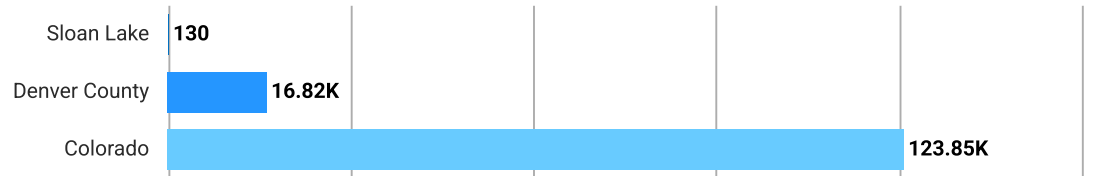
## Economy

### Unemployment Number

This chart shows the number of civilian unemployed people in an area, compared with other geographies.

Source: Bureau of Labor Statistics via Esri, 2025

Update Frequency: Annually

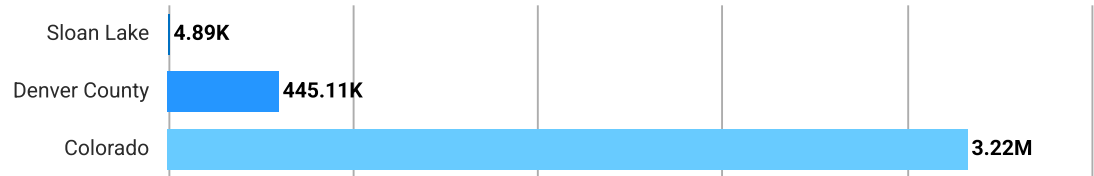


### Employment Number

This chart shows the number of civilian employed people in an area, compared with other geographies.

Source: Bureau of Labor Statistics via Esri, 2025

Update Frequency: Annually

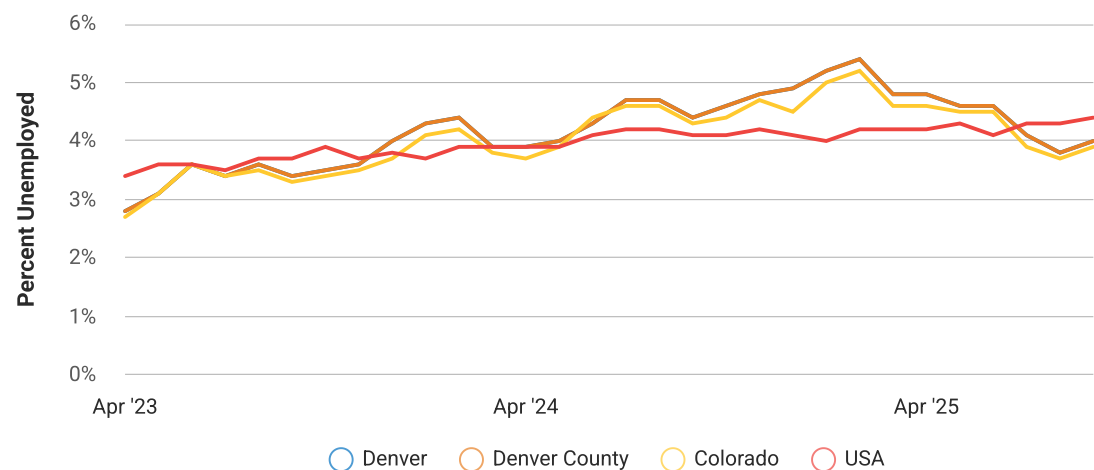


### Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Source: Bureau of Labor Statistics

Update Frequency: Monthly



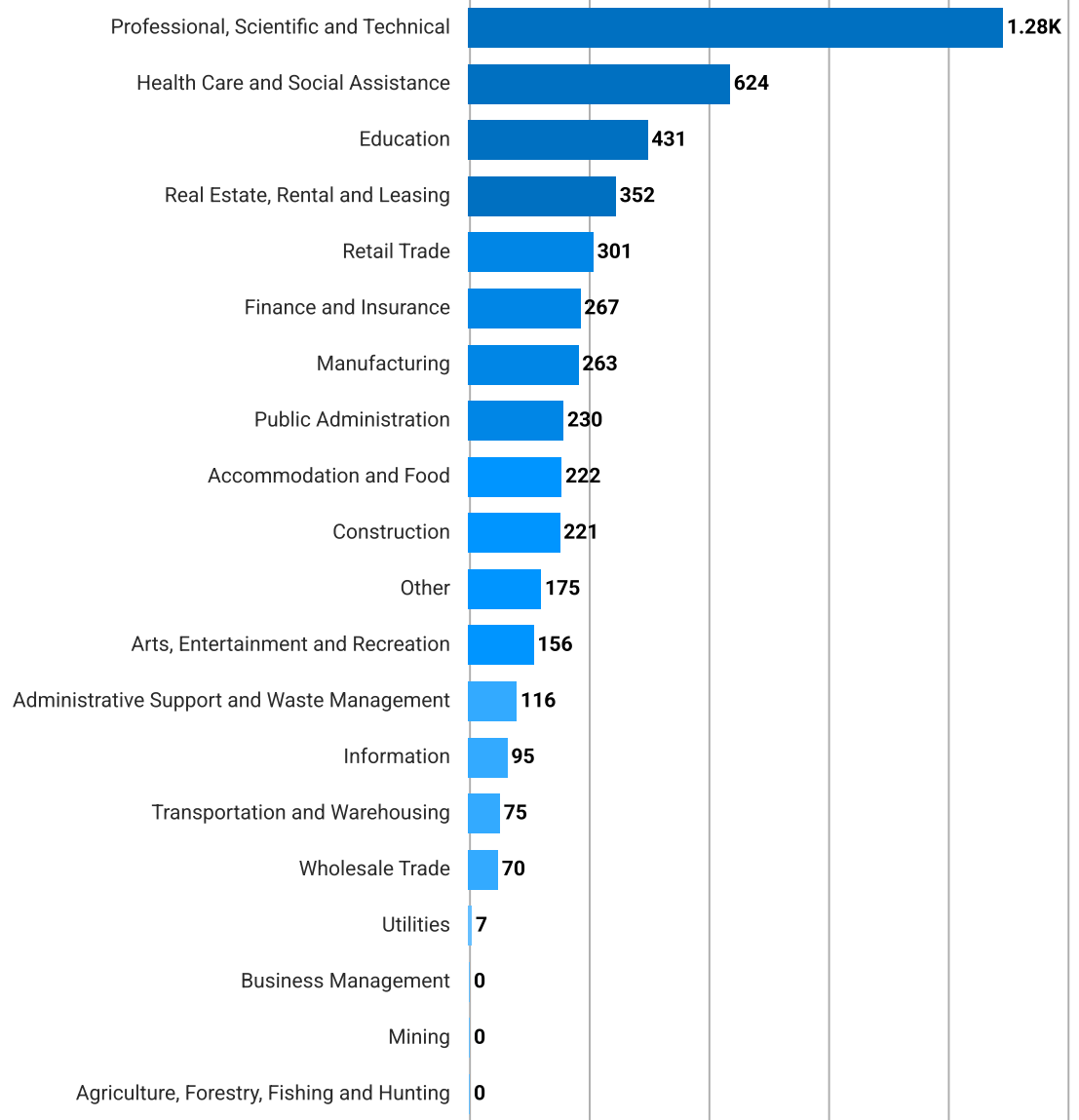
# Sloan Lake in Denver, CO

## Employment Count by Industry

This chart shows industries in an area and the number of people employed in each category.

Source: Bureau of Labor Statistics via Esri, 2025

Update Frequency: Annually



# Sloan Lake in Denver, CO

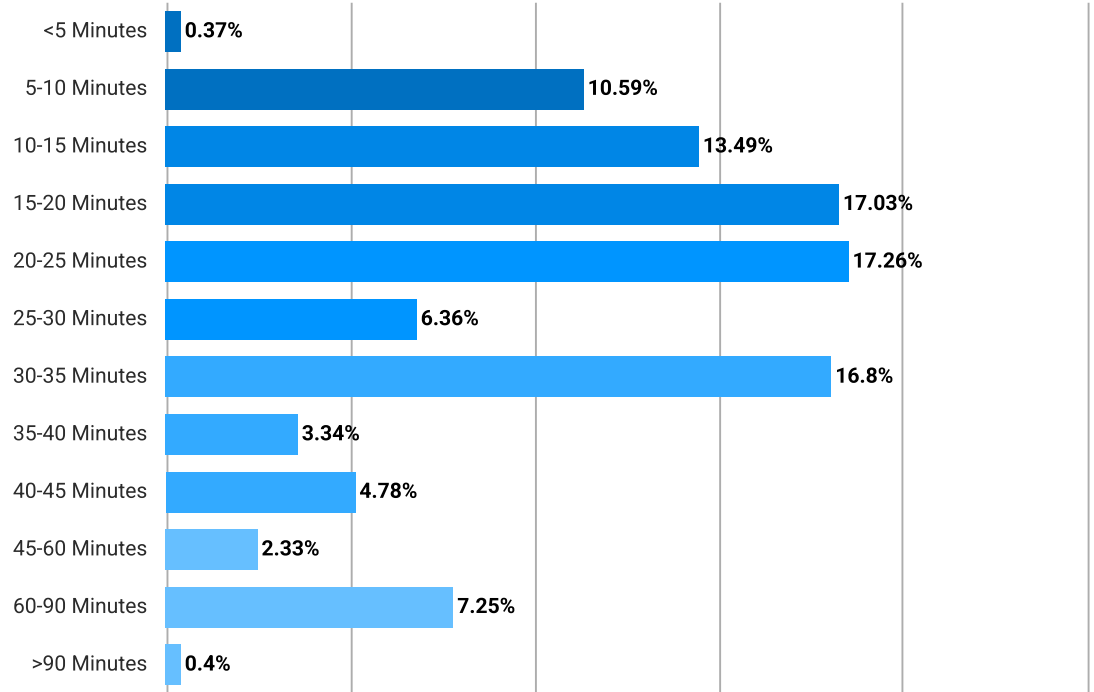
## Commute to Work

### Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually

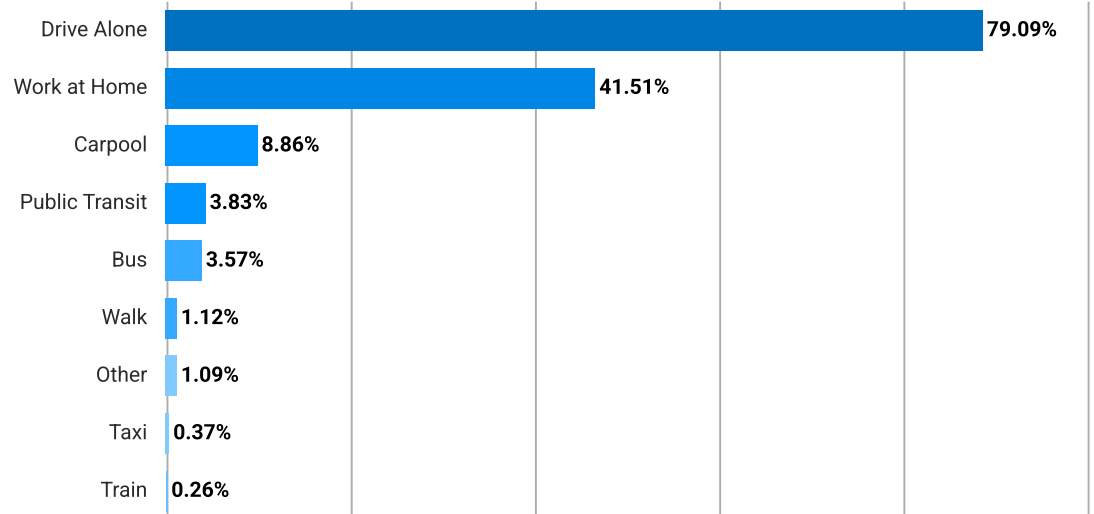


### How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute, by percentage of an area's population.

Source: U.S. Census American Community Survey via Esri, 2025

Update Frequency: Annually



# Sloan Lake in Denver, CO

## Home Values

### Median Estimated Home Value

This chart displays property estimates for an area and a subject property, where one has been selected. Estimated home values are generated by a valuation model and are not formal appraisals.

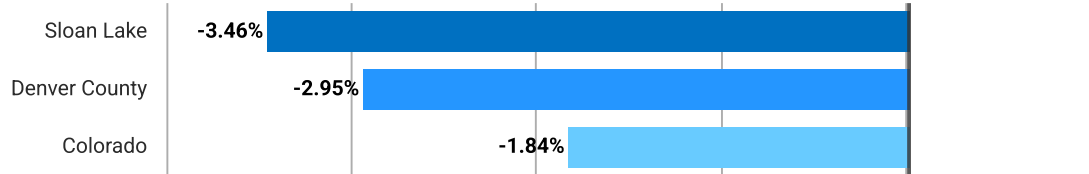


Source: Valuation calculations based on public records and MLS sources where licensed

Update Frequency: Monthly

### 12 mo. Change in Median Estimated Home Value

This chart shows the 12-month change in the estimated value of all homes in this area, the county and the state. Estimated home values are generated by a valuation model and are not formal appraisals.



Source: Valuation calculations based on public records and MLS sources where licensed

Update Frequency: Monthly

### Median Listing Price

This chart displays the median listing price for homes in this area, the county, and the state.



Source: Listing data

Update Frequency: Monthly

### 12 mo. Change in Median Listing Price

This chart displays the 12-month change in the median listing price of homes in this area, and compares it to the county and state.

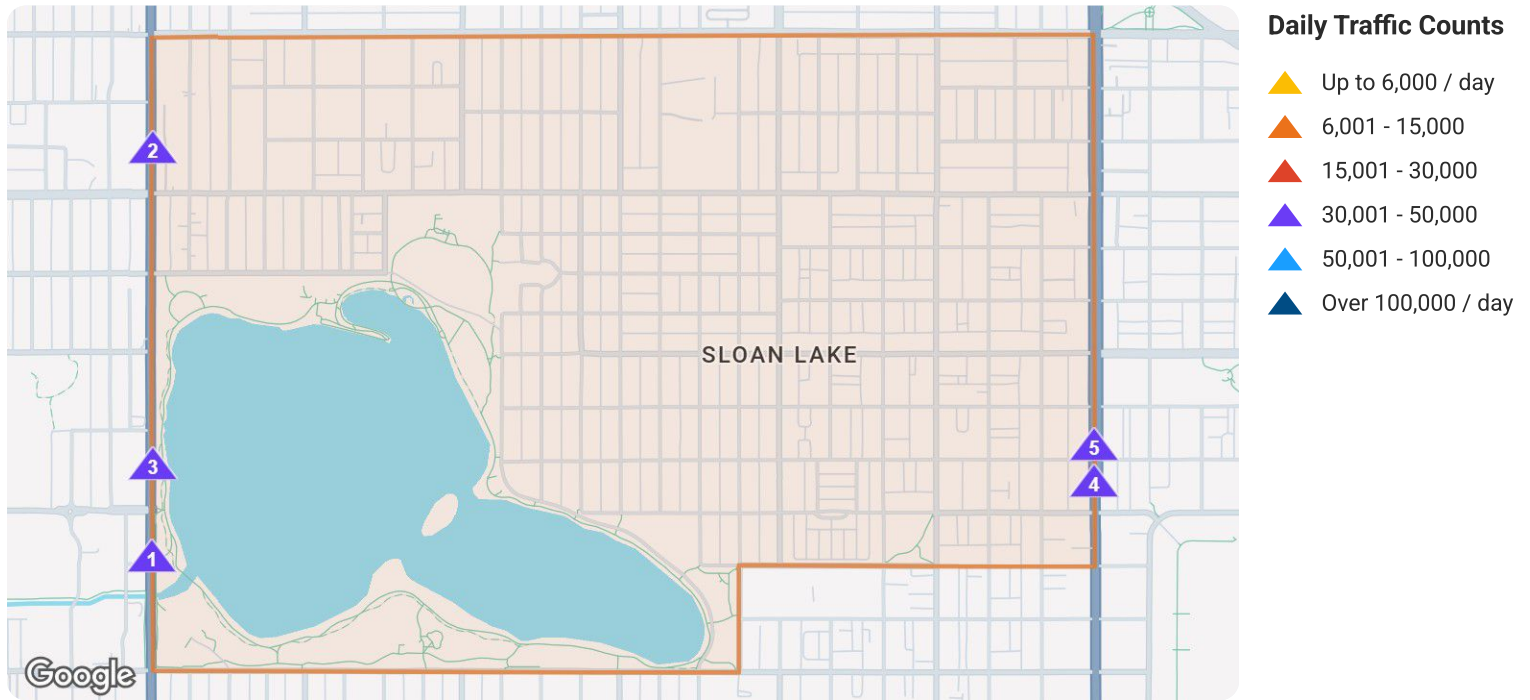


Source: Listing data

Update Frequency: Monthly



## Traffic Counts



### Traffic Counts by Highest Traffic Count

<p><b>1 42,770</b></p> <p><b>Sheridan Blvd</b></p> <p>2025 Est. daily traffic counts</p> <p>Cross: W 17th Ave Cross Dir: S Distance: 0.18 miles</p> <p>Historical counts</p> <table border="1"> <thead> <tr> <th>Year</th> <th>▲ Count</th> <th>Type</th> </tr> </thead> <tbody> <tr> <td>2015</td> <td>▲ 42,250</td> <td>ADT</td> </tr> </tbody> </table>	Year	▲ Count	Type	2015	▲ 42,250	ADT	<p><b>2 41,406</b></p> <p><b>Sheridan Boulevard</b></p> <p>2025 Est. daily traffic counts</p> <p>Cross: W 28th Ave Cross Dir: N Distance: 0.07 miles</p> <p>Historical counts</p> <table border="1"> <thead> <tr> <th>Year</th> <th>▲ Count</th> <th>Type</th> </tr> </thead> <tbody> <tr> <td>2018</td> <td>▲ 41,053</td> <td>AAAT</td> </tr> </tbody> </table>	Year	▲ Count	Type	2018	▲ 41,053	AAAT	<p><b>3 40,646</b></p> <p><b>Sheridan Boulevard</b></p> <p>2025 Est. daily traffic counts</p> <p>Cross: Ames St Cross Dir: NW Distance: 0.08 miles</p> <p>Historical counts</p> <table border="1"> <thead> <tr> <th>Year</th> <th>▲ Count</th> <th>Type</th> </tr> </thead> <tbody> <tr> <td>2018</td> <td>▲ 40,300</td> <td>AAAT</td> </tr> </tbody> </table>	Year	▲ Count	Type	2018	▲ 40,300	AAAT	<p><b>4 36,256</b></p> <p><b>Federal Blvd</b></p> <p>2025 Est. daily traffic counts</p> <p>Cross: W 21st Ave Cross Dir: N Distance: 0.03 miles</p> <p>Historical counts</p> <table border="1"> <thead> <tr> <th>Year</th> <th>▲ Count</th> <th>Type</th> </tr> </thead> <tbody> <tr> <td>2006</td> <td>▲ 35,100</td> <td>AAAT</td> </tr> </tbody> </table>	Year	▲ Count	Type	2006	▲ 35,100	AAAT	<p><b>5 36,256</b></p> <p><b>Federal Blvd</b></p> <p>2025 Est. daily traffic counts</p> <p>Cross: W 21st Ave Cross Dir: S Distance: 0.03 miles</p> <p>Historical counts</p> <table border="1"> <thead> <tr> <th>Year</th> <th>▲ Count</th> <th>Type</th> </tr> </thead> <tbody> <tr> <td>2006</td> <td>▲ 35,100</td> <td>AAAT</td> </tr> </tbody> </table>	Year	▲ Count	Type	2006	▲ 35,100	AAAT
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AAAT - Annual Average Daily Traffic

ADT - Average Daily Traffic

AWDT - Average Weekly Daily Traffic

NOTE: Daily Traffic Counts are a mixture of actual and estimates

# Sloan Lake in Denver, CO

## About RPR

- RPR<sup>®</sup> is the nation's largest property database, exclusively for REALTORS<sup>®</sup>. It empowers REALTORS<sup>®</sup> to help buyers and sellers make informed decisions, backed by a real estate database covering more than 160 million residential and commercial properties in the United States.
- RPR is a wholly owned subsidiary of the National Association of REALTORS<sup>®</sup> and a member benefit to REALTORS<sup>®</sup>.
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

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