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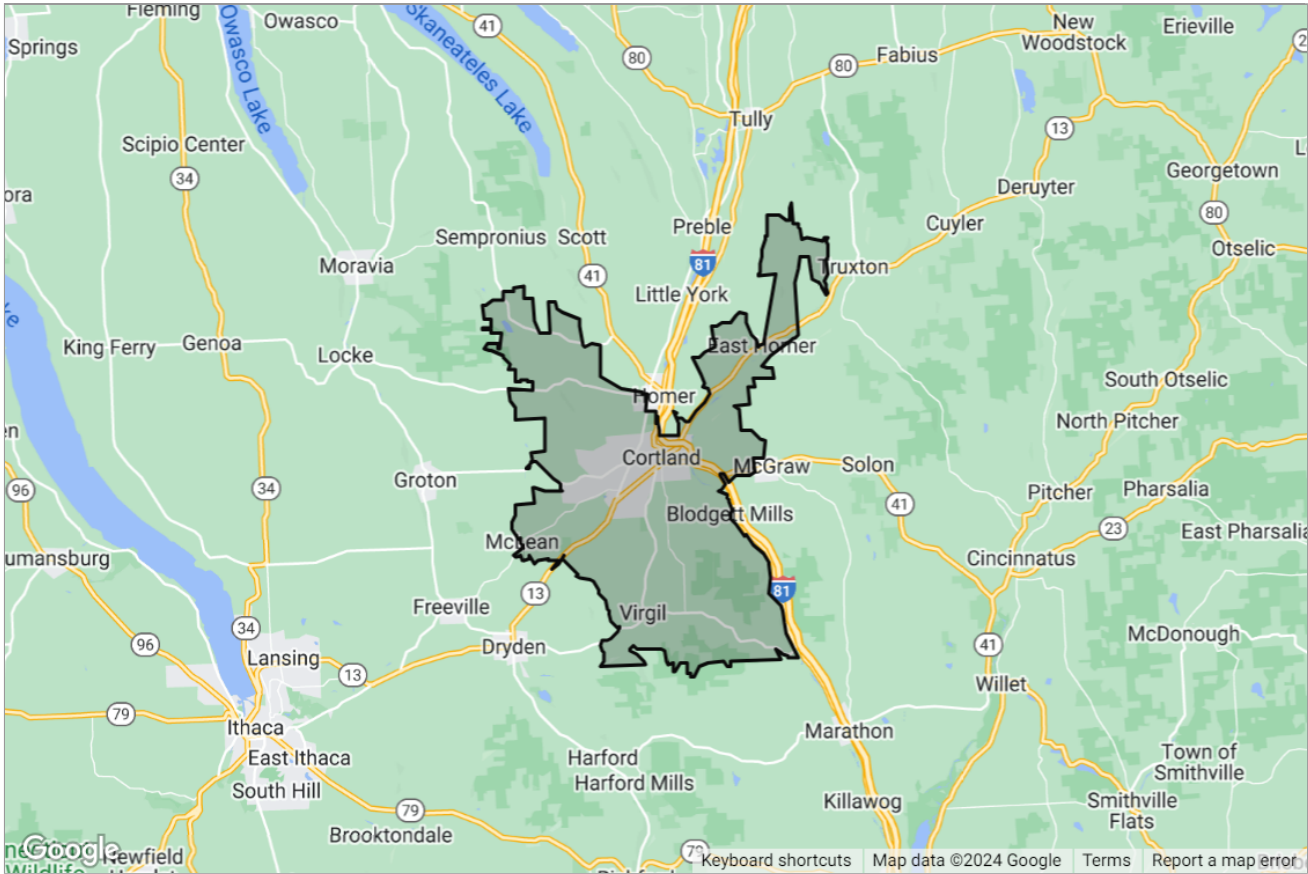
Cortland, NY 13045

Presented by

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Criteria Used for Analysis

Median Household Income	Median Age	Total Population	1st Dominant Segment
$60,654	**34.6**	**28,039**	**Set to Impress**

Consumer Segmentation

Life Mode		Urbanization	
What are the people like that live in this area?	Midtown Singles Millennials on the move—single, urban	**Where do people like this usually live?**	Metro Cities Affordable city life, including smaller metros, satellite cities

Top Tapestry Segments

	Set to Impress	Traditional Living	College Towns	Midlife Constants	Salt of the Earth
% of Households	1,632 (14.9%)	1,265 (11.6%)	1,102 (10.1%)	1,096 (10.0%)	931 (8.5%)
% of Cortland County	1,632 (8.9%)	1,265 (6.9%)	1,102 (6.0%)	1,654 (9.1%)	2,057 (11.3%)
Lifestyle Group	Midtown Singles	Hometown	Scholars and Patriots	GenXurban	Cozy Country Living
Urbanization Group	Metro Cities	Metro Cities	Metro Cities	Suburban Periphery	Rural
Residence Type	Multi-Unit Rentals; Single Family	Single Family	Multi-Unit Rentals; Single Family	Single Family	Single Family
Household Type	Singles	Married Couples	Singles	Married Couples w/No Kids	Married Couples
Average Household Size	2.06	2.43	2.07	2.3	2.52
Median Age	35.1	36.6	22.8	48	45
Diversity Index	72.4	65.8	65	48	28.3
Median Household Income	$44,700	$49,600	$44,400	$56,700	$72,300
Median Net Worth	$17,000	$68,300	$13,500	$57,800	$231,300
Median Home Value	$207,900	$110,800	$271,400	$215,400	$220,300
Homeownership	31.3 %	60.3 %	28.3 %	75.2 %	85.4 %
Employment	Services or Professional	Services or Professional	Professional or Services	Professional or Mgmnt/Bus/Financial	Professional or Mgmnt/Bus/Financial
Education	High School Diploma	High School Diploma	Bachelor's Degree	High School Diploma	High School Diploma
Preferred Activities	Maintain close relationships with family . Enjoy going to rock concerts, night clubs, and the zoo.	Enjoy outdoor activities and taking trips to the zoo . Fast-food devotees.	Go out to the movies and out for drinks . Popular activities: backpacking, Pilates, and Frisbee.	Sociable, church-going residents . Enjoy movies at home, reading, fishing and golf.	Spending time with family is their top priority . Outdoor sports and activities.
Financial	Prefer name brands, buy generic when it's a better deal	Carry credit card balances, have personal loans	Limited incomes result in thrifty purchases	42% recieve Social Security, 27% also receive retirement income	Prefer to conduct business in person
Media	Use the Internet for social media, video games and watching TV	TV is seen as the most trusted media	Use the Internet for social media, blogging, watch movies and TV.	After TV, Radio and newspapers are medias of choice	Satellite dishes and high speed internet through DSL
Vehicle	Own used, imported vehicles	Own 1-2 vehicles	Prefer vehicle with good gas mileage	Own domestic SUVs, trucks	Own truck, ATV

9/15/2024

About this segment

Set to Impress

This is the	In this area	In the United States
#1	**14.9%**	**1.4%**
dominant segment for this area	of households fall into this segment	of households fall into this segment

An overview of who makes up this segment across the United States

Who We Are

Set to Impress is depicted by medium to large multiunit apartments with lower than average rents. These apartments are often nestled into neighborhoods with other businesses or single-family housing. Nearly one in three residents is 20 to 34 years old, and a large portion are single-person nonfamily households. Although many residents live alone, they preserve close connections with their family. Many work in food service while they are attending college. This group is always looking for a deal. They are very conscious of their image and seek to bolster their status with the latest fashion. Set to Impress residents are tapped into popular music and the local music scene.

Our Neighborhood

- Apartment complexes represented by multiple multiunit structures are often nestled in neighborhoods with either single-family homes or other businesses. Renters make up nearly three quarters of all households. Mostly found in urban areas, but also in suburbs. Single-person households make up over 40% of all households. It is easy enough to walk or bike to work for many residents.

Socioeconomic Traits

- Residents are educated and mobile. Many are enrolled in college. Consumers always have an eye out for a sale and will stock up when the price is right. Prefer name brands, but buy generic when it is a better deal. Quick meals on the run are a reality of life. Image-conscious consumers that dress to impress and often make impulse buys. Maintain close relationships with family.

Market Profile

- Listen to a variety of the latest music and download music online. Majority have cell phones only, no landlines. Use the Internet for social media, downloading video games, and watching TV programs. Own used, imported vehicles. Prefer shopping for bargains at Walmart, including discount stores like Kmart, Big Lots, and the local dollar store. Enjoy leisure activities including going to rock concerts, night clubs, and the zoo.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2023. Update Frequency: Annually.

About this segment
Traditional Living

This is the	In this area	In the United States
#2	**11.6%**	**1.9%**
dominant segment for this area	of households fall into this segment	of households fall into this segment

An overview of who makes up this segment across the United States

Who We Are

Residents in this segment live primarily in low-density, settled neighborhoods in the Midwest. The households are a mix of married-couple families and singles. Many families encompass two generations who have lived and worked in the community; their children are likely to follow suit. The manufacturing, retail trade, and health-care sectors are the primary sources of employment for these residents. This is a younger market—beginning householders who are juggling the responsibilities of living on their own or a new marriage, while retaining their youthful interests in style and fun.

Our Neighborhood

- Married couples are the dominant household type, but fewer than expected from the younger age profile and fewer with children; however, there are higher proportions of single-parent and single-person households. Average household size is slightly lower at 2.51. Homes are primarily single family or duplexes in older neighborhoods, built before 1940. Most neighborhoods are located in lower-density urban clusters of metro areas throughout the Midwest and South. Average commuting time to work is very Short. Households have one or two vehicles.

Socioeconomic Traits

- Over 70% have completed high school or some college. Labor force participation is a bit higher than the national rate at 63.4%. Almost three quarters of households derive income from wages and salaries, augmented by Supplemental Security Income and public assistance. Cost-conscious consumers that are comfortable with brand loyalty, unless the price is too high. Connected and comfortable with the Internet, more likely to participate in online gaming or posting pics on social media. TV is seen as the most trusted media.

Market Profile

- Shop for groceries at discount stores such as Walmart supercenters. Convenience stores are commonly used for fuel or picking up incidentals. Tend to carry credit card balances, have personal loans, and pay bills in person. Half of households have abandoned landlines for cell phones only. Favorite TV channels include Freedom, CMT, and Game Show Network. Fast-food devotees. Enjoy outdoor activities such as fishing and taking trips to the zoo.

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About this segment
College Towns

This is the	In this area	In the United States
#3	**10.1%**	**0.9%**
dominant segment for this area	of households fall into this segment	of households fall into this segment

An overview of who makes up this segment across the United States

Who We Are

About half the residents of College Towns are enrolled in college, while the rest work for a college or the services that support it. Students have busy schedules, but make time between studying and part-time jobs for socializing and sports. Students that are new to managing their own finances tend to make impulse buys and splurge on the latest fashions. This digitally engaged group uses computers and cell phones for all aspects of life including shopping, schoolwork, news, social media, and entertainment. College Towns residents are all about new experiences, and they seek out variety and adventure in their lives.

Our Neighborhood

- These are nonfamily households with many students living alone or with roommates for the first time. This segment is a mix of densely developed student housing and dorms with local residences. Off-campus, low rent apartments comprise half of the housing stock. Over three-quarters of the households are renter occupied, with one in ten remaining vacant. One-third of homes are single family; mostly occupied by local residents who own their homes. This market is bike and pedestrian friendly.

Socioeconomic Traits

- Limited incomes result in thrifty purchases. Dress to impress with the latest fashions of the season. Strong preference for environmentally friendly products and vehicles that get good gas mileage. Heavily influenced by celebrity endorsements and trends in magazines. Most feel anything that can be done online is easier than in person.

Market Profile

- Own laptops/notebooks and video game systems. Prefer to watch movies and TV programs online; but do watch some TV like MTV2, ESPNews, ESPN2, and Comedy Central. Use the Internet for social media connections, blogging, paying bills, and searching for jobs. Have cell phones only (no landlines) and enjoy customizing them. Popular activities: backpacking, Pilates, and Frisbee. Go out to the movies and out for drinks.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2023. Update Frequency: Annually.

About this segment

Midlife Constants

This is the	In this area	In the United States
#4	**10.0%**	**2.4%**
dominant segment for this area	of households fall into this segment	of households fall into this segment

An overview of who makes up this segment across the United States

Who We Are

Midlife Constants residents are seniors, at or approaching retirement, with below average labor force participation and above average net worth. Although located in predominantly metropolitan areas, they live outside the central cities, in smaller communities. Their lifestyle is more country than urban. They are generous, but not spendthrifts.

Our Neighborhood

- Older homes (most built before 1980) found in the suburban periphery of smaller metropolitan markets. Primarily married couples, with a growing share of singles. Settled neighborhoods with slow rates of change and residents that have lived in the same house for years. Single-family homes, less than half still mortgaged, with a median home value of $154,100.

Socioeconomic Traits

- Education: 63% have a high school diploma or some college. At 31%, the labor force participation rate is low in this market. Almost 42% of households are receiving Social Security; 27% also receive retirement income. Traditional, not trendy; opt for convenience and comfort, not cutting-edge. Technology has its uses, but the bells and whistles are a bother. Attentive to price, but not at the expense of quality, they prefer to buy American and natural products. Radio and newspapers are the media of choice (after television).

Market Profile

- Prefer practical vehicles like SUVs and trucks (domestic, of course). Sociable, church-going residents belonging to fraternal orders, veterans' clubs and charitable organizations and do volunteer work and fund-raising. Contribute to arts/cultural, educational, health, and social services organizations. DIY homebodies that spend on home improvement and gardening. Media preferences: country or movie channels. Leisure activities include movies at home, reading, fishing, and golf.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2023. Update Frequency: Annually.

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About this segment

Salt of the Earth

This is the	In this area	In the United States
#5	**8.5%**	**2.8%**
dominant segment for this area	of households fall into this segment	of households fall into this segment

An overview of who makes up this segment across the United States

Who We Are

Salt of the Earth residents are entrenched in their traditional, rural lifestyles. Citizens are older, and many have grown children that have moved away. They still cherish family time and also tending to their vegetable gardens and preparing homemade meals. Residents embrace the outdoors; they spend most of their free time preparing for their next fishing, boating or camping trip. The majority has at least a high school diploma or some college education; many have expanded their skill set during their years of employment in the manufacturing and related industries. They may be experts with DIY projects, but the latest technology is not their forte. They use it when absolutely necessary but seek face-to-face contact in their routine activities.

Our Neighborhood

- This large segment is concentrated in the Midwest, particularly in Ohio, Pennsylvania, and Indiana. Due to their rural setting, households own two vehicles to cover their long commutes, often across county boundaries. Homeownership rates are very high. Single-family homes are affordable, valued at 25% less than the national market. Nearly two in three households are composed of married couples; less than half have children at home.

Socioeconomic Traits

- Steady employment in construction, manufacturing, and related service industries. Completed education: 40% with a high school diploma only. Household income just over the national median, while net worth is nearly double the national median. Spending time with family is their top priority. Cost-conscious consumers, loyal to brands they like, with a focus on buying American. Last to buy the latest and greatest products. Try to eat healthy, tracking the nutrition and ingredients in the food they purchase.

Market Profile

- Outdoor sports and activities, such as fishing, boating, hunting, and overnight camping trips are popular. To support their pastimes, truck ownership is high; many also own an ATV. They own the equipment to maintain their lawns and tend to their vegetable gardens. Residents often tackle home remodeling and improvement jobs themselves. Due to their locale, they own satellite dishes, and have access to high-speed internet connections like DSL. These conservative consumers prefer to conduct their business in person rather than online. They use an agent to purchase insurance.

The demographic segmentation shown here can help you understand the lifestyles and life stages of consumers in a market. Data provider Esri classifies U.S. residential neighborhoods into 67 unique market segments based on socioeconomic and demographic characteristics. Data Source: Esri 2023. Update Frequency: Annually.

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Cortland, NY 13045: Population Comparison

Total Population

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 2023
■ 2028 (Projected)

13045	28,039
	27,478
Cortland County	45,920
	44,882
New York	20,113,414
	19,995,476

Population Density

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 2023
■ 2028 (Projected)

13045	248.6
	243.6
Cortland County	92.1
	90.0
New York	426.8
	424.3

Population Change Since 2020

This chart shows the percentage change in area's population from 2020 to 2023, compared with other geographies.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 2023
■ 2028 (Projected)

13045	-1.64%
	-2.00%
Cortland County	-1.90%
	-2.26%
New York	-0.43%
	-0.59%

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 13045

13045	31,548
Cortland County	44,978
New York	20,424,269

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

- 13045

Area	Value
13045	279.7
Cortland County	90.2
New York	433.4

Average Household Size

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

- 2023
- 2028 (Projected)

Area	2023	2028
13045	2.22	2.18
Cortland County	2.31	2.27
New York	2.51	2.48

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

- 2023
- 2028 (Projected)

Area	2023	2028
13045	16,305	15,872
Cortland County	30,729	29,877
New York	15,262,437	15,140,662

Female / Male Ratio

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

- Women 2023
- Men 2023
- Women 2028 (Projected)
- Men 2028 (Projected)

Area	Women	Men
13045	50.9%	49.1%
13045 (Projected)	51.0%	49.0%
Cortland County	50.5%	49.5%
Cortland County (Projected)	50.6%	49.4%
New York	51.3%	48.7%
New York (Projected)	51.4%	48.6%

Cortland, NY 13045: Age Comparison

Median Age

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 2023
■ 2028 (Projected)

Geography	2023	2028 (Projected)
13045	34.6	35.7
Cortland County	38.2	39.1
New York	39.8	40.9

Population by Age

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 2023
■ 2028 (Projected)

Age Group	2023	2028 (Projected)
Children	9.1%	9.1%
Tweens	2.8%	2.9%
Teens	12.3%	12.2%
20s	19.7%	19.3%
30s	12.0%	11.6%
40s	9.7%	10.2%
50s	10.9%	9.8%
60s	11.3%	10.8%
70s	7.8%	8.7%
Over 80	4.4%	5.3%

Cortland, NY 13045: Marital Status Comparison

Married / Unmarried Adults Ratio

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

Data Source: U.S. Census American Community Survey via Esri, 2023
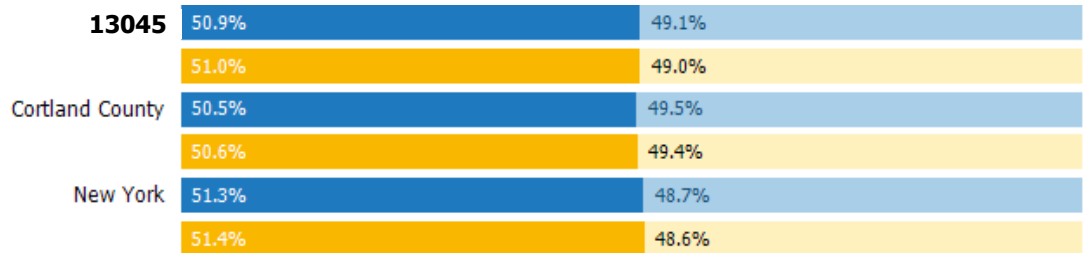
Update Frequency: Annually

■ Married
■ Unmarried

	Married	Unmarried
13045	38.8%	61.2%
Cortland County	45.7%	54.3%
New York	46.7%	53.3%
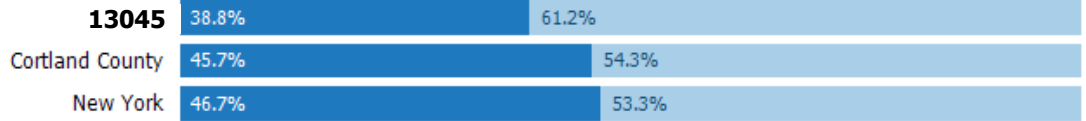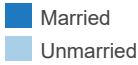
Married

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	38.8%
Cortland County	45.7%
New York	46.7%

Never Married

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	46.9%
Cortland County	38.8%
New York	38.7%

Widowed

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	4.8%
Cortland County	5.8%
New York	5.7%

Divorced

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	9.4%
Cortland County	9.7%
New York	8.9%

Cortland, NY 13045: Economic Comparison

Average Household Income

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

Data Source: U.S. Census American Community Survey via Esri, 2023

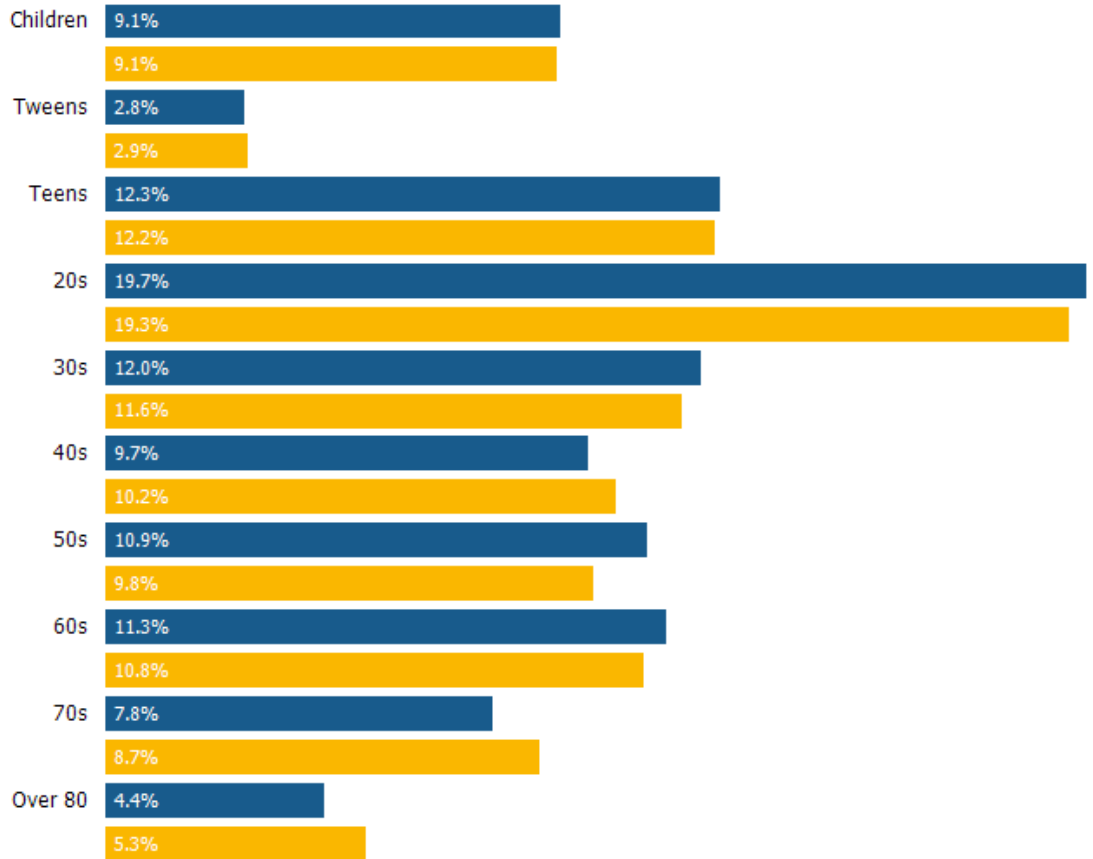Update Frequency: Annually

- 2023
- 2028 (Projected)

|	2023	2028 (Projected)
13045	$85,291	$94,042
Cortland County	$87,686	$97,623
New York	$118,300	$133,408

Median Household Income

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

- 2023
- 2028 (Projected)

	2023	2028 (Projected)
13045	$60,654	$64,618
Cortland County	$63,655	$69,097
New York	$77,077	$85,392

Per Capita Income

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

- 2023
- 2028 (Projected)

	2023	2028 (Projected)
13045	$33,484	$37,353
Cortland County	$35,034	$39,520
New York	$45,830	$52,402

Average Disposable Income

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	$64,603
Cortland County	$66,700
New York	$83,124

Unemployment Rate

This chart shows the unemployment trend in an area, compared with other geographies.

Data Source: Bureau of Labor Statistics via PolicyMap

Update Frequency: Monthly

■ Cortland County
■ New York
■ USA

Employment Count by Industry

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

Data Source: Bureau of Labor Statistics via Esri, 2023

Update Frequency: Annually

Industry	Count
Education	2,492
Health Care and Social Assistance	1,870
Accommodation and Food	1,471
Retail Trade	1,442
Manufacturing	1,344
Other	765
Professional, Scientific and Technical	742
Construction	720
Public Administration	605
Finance and Insurance	317
Transportation and Warehousing	281
Real Estate, Rental and Leasing	240
Administrative Support and Waste Management	224
Arts, Entertainment and Recreation	208
Information	173
Utilities	117
Agriculture, Forestry, Fishing and Hunting	113
Wholesale Trade	69
Mining	36
Business Management	0 or no data available

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Cortland, NY 13045: Education Comparison

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.

Data Source: U.S. Census American Community Survey via Esri, 2023
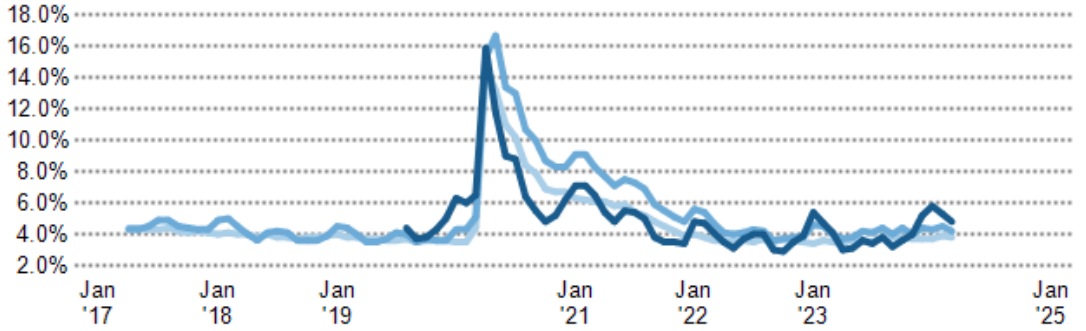
Update Frequency: Annually

13045	3.8%
Cortland County	2.6%
New York	5.1%

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	5.3%
Cortland County	6.1%
New York	5.8%

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	6.0%
Cortland County	6.1%
New York	4.0%

High School Graduate

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	21.0%
Cortland County	24.2%
New York	20.8%

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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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	17.7%
Cortland County	17.4%
New York	13.7%

Associate Degree

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	12.8%
Cortland County	13.1%
New York	9.6%

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

13045	19.1%
Cortland County	17.3%
New York	23.2%

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

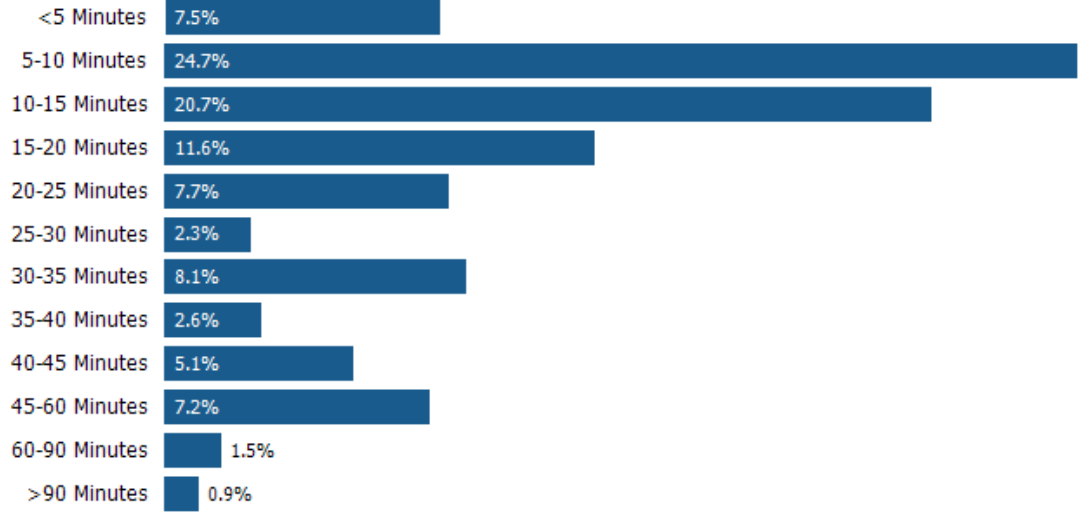|	
13045	14.2%
Cortland County	13.1%
New York	17.8%

Cortland, NY 13045: Commute Comparison

Average Commute Time

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

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 13045

Commute Time	Percentage
<5 Minutes	7.5%
5-10 Minutes	24.7%
10-15 Minutes	20.7%
15-20 Minutes	11.6%
20-25 Minutes	7.7%
25-30 Minutes	2.3%
30-35 Minutes	8.1%
35-40 Minutes	2.6%
40-45 Minutes	5.1%
45-60 Minutes	7.2%
60-90 Minutes	1.5%
>90 Minutes	0.9%

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.

Data Source: U.S. Census American Community Survey via Esri, 2023

Update Frequency: Annually

■ 13045

Transportation	Percentage
Drive Alone	75.3%
Carpool	13.7%
Walk	7.0%
Work at Home	6.6%
Public Transit	1.8%
Bus	1.7%
Bicycle	1.0%
Taxi	0.8%
Other	0.4%
Subway/El	0.1%
Motorcycle	0.0%

RPR
9/15/2024

Cortland, NY 13045: Home Value Comparison

Median Estimated Home Value

13045	$189,280
Cortland County	$195,280
New York	$549,060

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.

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

Update Frequency: Monthly

12 mo. Change in Median Estimated Home Value

13045	+6.0%
Cortland County	+6.9%
New York	+7.2%

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.

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

Update Frequency: Monthly

Median Listing Price

13045	$179,450
Cortland County	$206,950
New York	$625,000

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

Data Source: Listing data

Update Frequency: Monthly

12 mo. Change in Median Listing Price

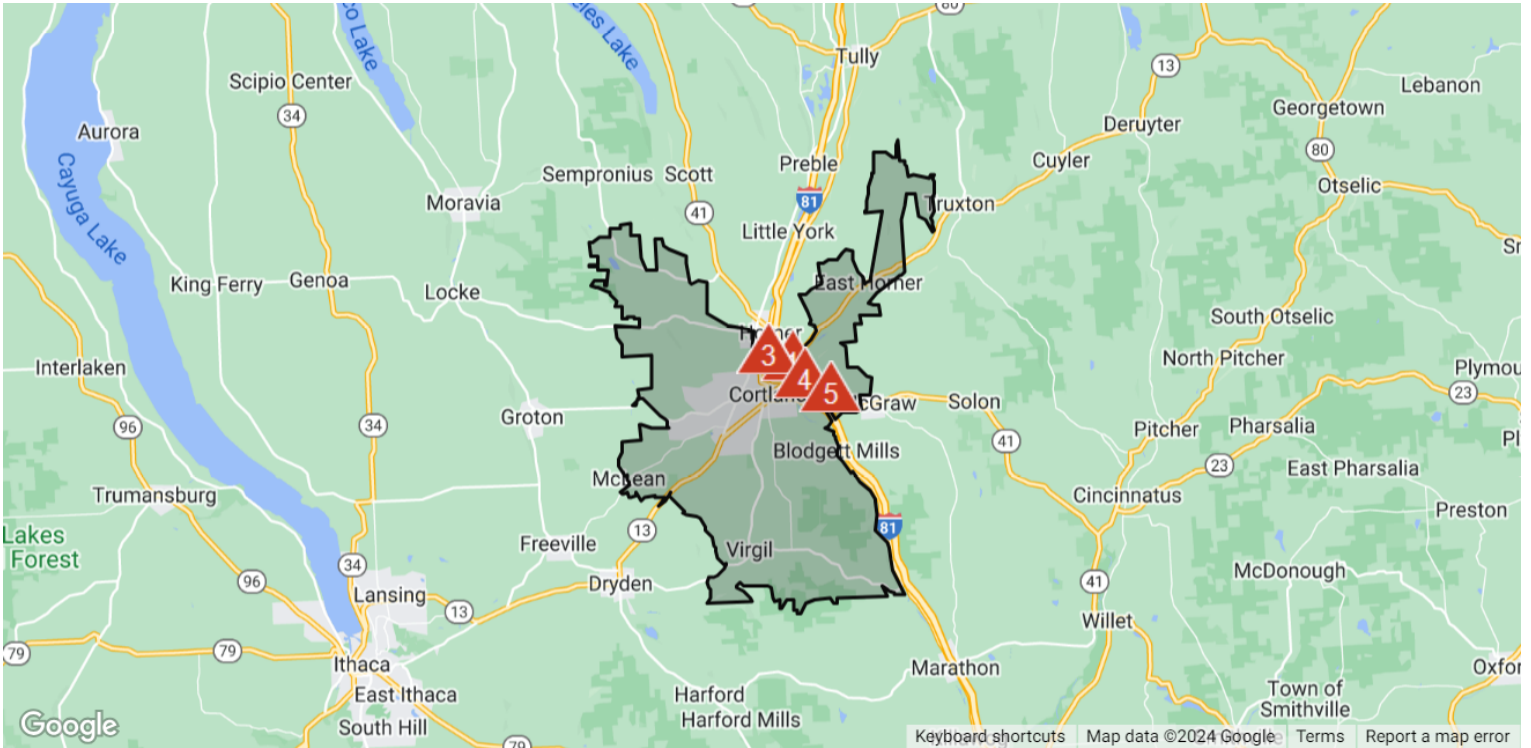|	
13045	+12.2%
Cortland County	+3.5%
New York	+9.6%

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.

Data Source: Listing data

Update Frequency: Monthly

9/15/2024

Traffic Counts

Daily Traffic Counts:
▲ 6,001 – 15,000   ▲ 15,001 – 30,000   ▲ 30,001 – 50,000   ▲ 50,001 – 100,000   ▲ Over 100,000 / day
▲ Up 6,000 / day

▲ **1**	▲ **2**	▲ **3**	▲ **4**	▲ **5**
28,299	**20,588**	**20,430**	**19,398**	**19,158**
2023 Est. daily traffic counts	**2023 Est. daily traffic counts**	**2023 Est. daily traffic counts**	**2023 Est. daily traffic counts**	**2023 Est. daily traffic counts**
Street: **I- 81**	Street: **I- 81**	Street: **I- 81**	Street: **I- 81**	Street: **I- 81**
Cross: **Clinton Ave**	Cross: **Clinton Ave**	Cross: **Albany St**	Cross: **Clinton Ave**	Cross: **Hwy 41**
Cross Dir: **W**	Cross Dir: **NW**	Cross Dir: **NE**	Cross Dir: **E**	Cross Dir: **NW**
Dist: **0.08 miles**	Dist: **0.05 miles**	Dist: **0.74 miles**	Dist: **0.56 miles**	Dist: **0.08 miles**

Historical counts

Year	Count	Type		Year	Count	Type		Year	Count	Type		Year	Count	Type		Year	Count	Type
2018 ▲	28,621	AADT		2021 ▲	20,530	AADT		2021 ▲	20,530	AADT		2021 ▲	18,394	AADT		2006 ▲	19,900	AADT
1997 ▲	21,100	AADT		2006 ▲	22,330	AADT		1997 ▲	22,900	AADT		2018 ▲	21,819	AADT		1997 ▲	19,800	AADT
				1997 ▲	22,900	AADT						1997 ▲	22,900	AADT				

NOTE: Daily Traffic Counts are a mixture of actual and Estimates (*)

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.

- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.

- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.

- This report has been provided to you by a member of the NAR.

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About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.

- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.

- **Market conditions and forecasts** based on listing and public records data.

- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.

- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.

- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.

- **School data and reviews** from Niche.

- **Specialty data sets** such as walkability scores, traffic counts and flood zones.

Update Frequency

- Listings and public records data are updated on a continuous basis.

- Charts and statistics calculated from listing and public records data are refreshed monthly.

- Other data sets range from daily to annual updates.

Learn more

For more information about RPR, please visit RPR's public website: https://blog.narrpr.com

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