



630 Crane Creek Dr

Augusta, GA 30907



COBBLESTONE
RETAIL GROUP

February 2025

Expanded Profile

2010-2020 Census, 2024 Estimates with 2029 Projections
 Calculated using Weighted Block Centroid from Block Groups



Cobblestone Retail Group
 Lat/Lon: 33.4968/-82.0796

630 Crane Creek Dr Augusta, GA 30907	3 mi radius	5 mi radius	10 mi radius
Population			
Estimated Population (2024)	68,183	149,858	368,354
Projected Population (2029)	67,414	151,011	378,066
Census Population (2020)	68,694	148,427	358,768
Census Population (2010)	65,699	141,345	322,449
Projected Annual Growth (2024 to 2029)	-769 -0.2%	1,153 0.2%	9,712 0.5%
Historical Annual Growth (2020 to 2024)	-511 -0.2%	1,431 0.2%	9,585 0.7%
Historical Annual Growth (2010 to 2020)	2,996 1.1%	7,082 1.3%	36,319 2.8%
Estimated Population Density (2024)	2,412 psm	1,909 psm	1,173 psm
Trade Area Size	28.3 sq mi	78.5 sq mi	314.0 sq mi
Households			
Estimated Households (2024)	31,050	64,918	144,842
Projected Households (2029)	30,816	65,573	148,899
Census Households (2020)	30,918	63,441	138,763
Census Households (2010)	28,422	58,778	122,873
Estimated Households with Children (2024)	7,494 24.1%	17,229 26.5%	46,834 32.3%
Estimated Average Household Size (2024)	2.17	2.27	2.46
Average Household Income			
Estimated Average Household Income (2024)	\$102,301	\$102,618	\$99,977
Projected Average Household Income (2029)	\$105,464	\$106,753	\$104,426
Estimated Average Family Income (2024)	\$133,356	\$131,973	\$119,826
Median Household Income			
Estimated Median Household Income (2024)	\$77,449	\$77,509	\$78,321
Projected Median Household Income (2029)	\$78,780	\$79,301	\$80,762
Estimated Median Family Income (2024)	\$97,850	\$100,390	\$95,485
Per Capita Income			
Estimated Per Capita Income (2024)	\$46,663	\$44,572	\$39,833
Projected Per Capita Income (2029)	\$48,286	\$46,471	\$41,635
Estimated Per Capita Income 5 Year Growth	\$1,623 3.5%	\$1,900 4.3%	\$1,802 4.5%
Estimated Average Household Net Worth (2024)	\$1,004,257	\$1,069,023	\$1,022,506
Daytime Demos (2024)			
Total Businesses	4,721	8,658	15,911
Total Employees	40,319	71,126	135,764
Company Headquarter Businesses	118 2.5%	219 2.5%	382 2.4%
Company Headquarter Employees	3,712 9.2%	6,798 9.6%	13,938 10.3%
Employee Population per Business	8.5	8.2	8.5
Residential Population per Business	14.4	17.3	23.2

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Race & Ethnicity							
White (2024)	35,667	52.3%	76,449	51.0%	175,616	47.7%	
Black or African American (2024)	25,031	36.7%	56,738	37.9%	152,561	41.4%	
American Indian or Alaska Native (2024)	144	0.2%	333	0.2%	836	0.2%	
Asian (2024)	2,706	4.0%	6,314	4.2%	11,762	3.2%	
Hawaiian or Pacific Islander (2024)	118	0.2%	198	0.1%	459	0.1%	
Other Race (2024)	1,089	1.6%	2,459	1.6%	7,514	2.0%	
Two or More Races (2024)	3,428	5.0%	7,366	4.9%	19,606	5.3%	
Not Hispanic or Latino Population (2024)	64,212	94.2%	141,051	94.1%	343,633	93.3%	
Hispanic or Latino Population (2024)	3,971	5.8%	8,807	5.9%	24,721	6.7%	
Not Hispanic or Latino Population (2029)	62,876	93.3%	140,672	93.2%	348,556	92.2%	
Hispanic or Latino Population (2029)	4,538	6.7%	10,339	6.8%	29,510	7.8%	
Not Hispanic or Latino Population (2020)	64,693	94.2%	139,859	94.2%	334,267	93.2%	
Hispanic or Latino Population (2020)	4,002	5.8%	8,569	5.8%	24,501	6.8%	
Not Hispanic or Latino Population (2010)	62,857	95.7%	135,366	95.8%	307,193	95.3%	
Hispanic or Latino Population (2010)	2,842	4.3%	5,979	4.2%	15,256	4.7%	
Projected Hispanic Annual Growth (2024 to 2029)	567	2.9%	1,533	3.5%	4,788	3.9%	
Historic Hispanic Annual Growth (2010 to 2024)	1,129	2.8%	2,828	3.4%	9,466	4.4%	
Age Distribution (2024)							
Age Under 5	4,077	6.0%	8,790	5.9%	22,380	6.1%	
Age 5 to 9 Years	3,896	5.7%	8,822	5.9%	23,893	6.5%	
Age 10 to 14 Years	3,805	5.6%	8,770	5.9%	24,164	6.6%	
Age 15 to 19 Years	3,992	5.9%	8,998	6.0%	25,319	6.9%	
Age 20 to 24 Years	4,892	7.2%	9,867	6.6%	25,704	7.0%	
Age 25 to 29 Years	5,953	8.7%	11,693	7.8%	26,044	7.1%	
Age 30 to 34 Years	5,662	8.3%	11,703	7.8%	27,996	7.6%	
Age 35 to 39 Years	4,660	6.8%	10,119	6.8%	26,020	7.1%	
Age 40 to 44 Years	4,106	6.0%	9,237	6.2%	24,256	6.6%	
Age 45 to 49 Years	3,562	5.2%	8,090	5.4%	20,639	5.6%	
Age 50 to 54 Years	3,605	5.3%	8,241	5.5%	20,739	5.6%	
Age 55 to 59 Years	3,577	5.2%	8,468	5.7%	20,749	5.6%	
Age 60 to 64 Years	3,915	5.7%	9,293	6.2%	21,902	5.9%	
Age 65 to 74 Years	7,218	10.6%	16,118	10.8%	35,465	9.6%	
Age 75 to 84 Years	3,922	5.8%	8,540	5.7%	17,478	4.7%	
Age 85 Years or Over	1,343	2.0%	3,110	2.1%	5,604	1.5%	
Median Age	37.0		38.0		36.7		
Gender Age Distribution (2024)							
Female Population	35,613	52.2%	77,448	51.7%	186,381	50.6%	
Age 0 to 19 Years	7,632	21.4%	17,092	22.1%	45,653	24.5%	
Age 20 to 64 Years	20,830	58.5%	45,155	58.3%	108,819	58.4%	
Age 65 Years or Over	7,151	20.1%	15,201	19.6%	31,908	17.1%	
Female Median Age	38.8		39.4		38.3		
Male Population	32,570	47.8%	72,410	48.3%	181,973	49.4%	
Age 0 to 19 Years	8,137	25.0%	18,287	25.3%	50,103	27.5%	
Age 20 to 64 Years	19,101	58.6%	41,555	57.4%	105,231	57.8%	
Age 65 Years or Over	5,331	16.4%	12,567	17.4%	26,640	14.6%	
Male Median Age	35.2		36.6		35.1		

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Household Income Distribution (2024)						
HH Income \$200,000 or More	3,291	10.6%	7,357	11.3%	14,999	10.4%
HH Income \$150,000 to \$199,999	1,867	6.0%	4,444	6.8%	11,782	8.1%
HH Income \$100,000 to \$149,999	5,112	16.5%	10,063	15.5%	22,999	15.9%
HH Income \$75,000 to \$99,999	4,735	15.3%	8,679	13.4%	19,233	13.3%
HH Income \$50,000 to \$74,999	5,556	17.9%	10,593	16.3%	23,378	16.1%
HH Income \$35,000 to \$49,999	3,475	11.2%	7,159	11.0%	14,824	10.2%
HH Income \$25,000 to \$34,999	2,557	8.2%	5,583	8.6%	11,634	8.0%
HH Income \$15,000 to \$24,999	2,138	6.9%	5,273	8.1%	11,105	7.7%
HH Income Under \$15,000	2,319	7.5%	5,767	8.9%	14,887	10.3%
HH Income \$35,000 or More	24,037	77.4%	48,295	74.4%	107,216	74.0%
HH Income \$75,000 or More	15,006	48.3%	30,543	47.0%	69,013	47.6%
Housing (2024)						
Total Housing Units	34,052		71,307		158,999	
Housing Units Occupied	31,050	91.2%	64,918	91.0%	144,842	91.1%
Housing Units Owner-Occupied	15,382	49.5%	35,608	54.9%	86,109	59.4%
Housing Units, Renter-Occupied	15,668	50.5%	29,310	45.1%	58,734	40.6%
Housing Units, Vacant	3,002	9.7%	6,389	9.8%	14,156	9.8%
Marital Status (2024)						
Never Married	21,690	38.5%	47,033	38.1%	113,312	38.0%
Currently Married	20,691	36.7%	45,864	37.1%	116,422	39.1%
Separated	2,611	4.6%	5,482	4.4%	14,505	4.9%
Widowed	4,438	7.9%	9,578	7.8%	19,950	6.7%
Divorced	6,976	12.4%	15,519	12.6%	33,729	11.3%
Household Type (2024)						
Population Family	48,194	70.7%	110,419	73.7%	292,130	79.3%
Population Non-Family	19,236	28.2%	37,157	24.8%	63,943	17.4%
Population Group Quarters	753	1.1%	2,283	1.5%	12,282	3.3%
Family Households	15,279	49.2%	35,167	54.2%	93,421	64.5%
Non-Family Households	15,771	50.8%	29,751	45.8%	51,421	35.5%
Married Couple with Children	4,521	21.9%	10,238	22.3%	27,935	24.0%
Average Family Household Size	3.2		3.1		3.1	
Household Size (2024)						
1 Person Households	13,149	42.3%	24,637	38.0%	42,794	29.5%
2 Person Households	8,397	27.0%	18,969	29.2%	47,422	32.7%
3 Person Households	4,306	13.9%	9,370	14.4%	23,123	16.0%
4 Person Households	2,981	9.6%	6,752	10.4%	17,477	12.1%
5 Person Households	1,402	4.5%	3,183	4.9%	8,533	5.9%
6 or More Person Households	815	2.6%	2,007	3.1%	5,493	3.8%
Household Vehicles (2024)						
Households with 0 Vehicles Available	2,013	6.5%	4,336	6.7%	11,113	7.7%
Households with 1 Vehicles Available	14,786	47.6%	28,249	43.5%	53,856	37.2%
Households with 2 or More Vehicles Available	14,251	45.9%	32,334	49.8%	79,873	55.1%
Total Vehicles Available	50,321		110,100		257,477	
Average Vehicles Per Household	1.6		1.7		1.8	

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Labor Force (2024)							
Estimated Labor Population Age 16 Years or Over		55,589		121,631		293,062	
Estimated Civilian Employed		34,405	61.9%	74,591	61.3%	172,452	58.8%
Estimated Civilian Unemployed		1,182	2.1%	2,965	2.4%	8,823	3.0%
Estimated in Armed Forces		1,420	2.6%	2,344	1.9%	9,699	3.3%
Estimated Not in Labor Force		18,582 33.4%		41,730 34.3%		102,089 34.8%	
Unemployment Rate		2.1%		2.4%		3.0%	
Occupation (2024)							
Occupation: Population Age 16 Years or Over		34,394		74,578		172,428	
Management, Business, Financial Operations		4,755	13.8%	10,443	14.0%	25,005	14.5%
Professional, Related Service		10,127	29.4%	21,218	28.5%	46,019	26.7%
Sales, Office		5,216	15.2%	12,943	17.4%	30,101	17.5%
Farming, Fishing, Forestry		6,438	18.7%	13,515	18.1%	30,275	17.6%
Construct, Extraction, Maintenance		12	-	24	-	192	0.1%
Production, Transport Material Moving		3,309	9.6%	6,520	8.7%	15,177	8.8%
White Collar Workers		4,537	13.2%	9,914	13.3%	25,660	14.9%
Blue Collar Workers		21,320	62.0%	45,176	60.6%	101,298	58.7%
		13,074	38.0%	29,402	39.4%	71,130	41.3%
Consumer Expenditure (2024)							
Total Household Expenditure		\$3 B		\$6.32 B		\$14.28 B	
Total Non-Retail Expenditure		\$1.52 B	50.7%	\$3.19 B	50.4%	\$7.1 B	49.7%
Total Retail Expenditure		\$1.48 B	49.3%	\$3.14 B	49.6%	\$7.18 B	50.3%
Alcoholic Beverages		\$18.21 M	0.6%	\$38.3 M	0.6%	\$86.66 M	0.6%
Apparel		\$54.92 M	1.8%	\$115.88 M	1.8%	\$263.95 M	1.8%
Contributions		\$95.12 M	3.2%	\$198.95 M	3.1%	\$443.95 M	3.1%
Education		\$67.71 M	2.3%	\$141.99 M	2.2%	\$318.66 M	2.2%
Entertainment		\$170.03 M	5.7%	\$359.09 M	5.7%	\$818.68 M	5.7%
Food Away From Home		\$130.62 M	4.4%	\$275.45 M	4.4%	\$626.3 M	4.4%
Grocery		\$193.26 M	6.5%	\$413.13 M	6.5%	\$968.5 M	6.8%
Health Care		\$198.44 M	6.6%	\$419.78 M	6.6%	\$940.94 M	6.6%
Household Furnishings and Equipment		\$79.05 M	2.6%	\$166.48 M	2.6%	\$377.58 M	2.6%
Household Operations		\$55.32 M	1.8%	\$117.26 M	1.9%	\$268.44 M	1.9%
Miscellaneous Expenses		\$50.94 M	1.7%	\$107.16 M	1.7%	\$243.02 M	1.7%
Personal Care		\$38 M	1.3%	\$80.98 M	1.3%	\$188.47 M	1.3%
Shelter		\$494.97 M	16.5%	\$1.03 B	16.3%	\$2.33 B	16.3%
Tax and Retirement		\$737.02 M	24.6%	\$1.55 B	24.5%	\$3.39 B	23.7%
Tobacco and Related		\$14.48 M	0.5%	\$31.71 M	0.5%	\$77.33 M	0.5%
Transportation		\$459.86 M	15.4%	\$980.9 M	15.5%	\$2.24 B	15.7%
Utilities		\$137.71 M	4.6%	\$294.76 M	4.7%	\$692.84 M	4.9%
Educational Attainment (2024)							
Adult Population Age 25 Years or Over		47,522		104,612		246,894	
Elementary (Grade Level 0 to 8)		1,056	2.2%	2,492	2.4%	6,012	2.4%
Some High School (Grade Level 9 to 11)		2,137	4.5%	5,975	5.7%	15,459	6.3%
High School Graduate		11,636	24.5%	26,765	25.6%	65,942	26.7%
Some College		10,066	21.2%	21,377	20.4%	52,054	21.1%
Associate Degree Only		4,329	9.1%	9,801	9.4%	25,828	10.5%
Bachelor Degree Only		10,433	22.0%	21,857	20.9%	48,234	19.5%
Graduate Degree		7,866	16.6%	16,344	15.6%	33,364	13.5%

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Units In Structure (2024)							
1 Detached Unit		18,177	64.0%	41,702	70.9%	100,550	81.8%
1 Attached Unit		2,225	7.8%	4,219	7.2%	7,547	6.1%
2 to 4 Units		3,551	12.5%	6,410	10.9%	11,739	9.6%
5 to 9 Units		2,984	10.5%	4,495	7.6%	7,286	5.9%
10 to 19 Units		1,770	6.2%	2,433	4.1%	3,701	3.0%
20 to 49 Units		713	2.5%	1,395	2.4%	2,218	1.8%
50 or More Units		736	2.6%	1,700	2.9%	4,453	3.6%
Mobile Home or Trailer		893	3.1%	2,549	4.3%	7,311	5.9%
Other Structure	-	-	-	17	-	38	-
Homes Built By Year (2024)							
Homes Built 2010 or later		5,255	18.5%	10,686	18.2%	29,404	23.9%
Homes Built 2000 to 2009		3,451	12.1%	8,091	13.8%	22,450	18.3%
Homes Built 1990 to 1999		4,519	15.9%	9,755	16.6%	20,057	16.3%
Homes Built 1980 to 1989		6,776	23.8%	12,075	20.5%	23,158	18.8%
Homes Built 1970 to 1979		5,554	19.5%	10,510	17.9%	20,336	16.6%
Homes Built 1960 to 1969		2,994	10.5%	5,776	9.8%	11,898	9.7%
Homes Built 1950 to 1959		1,392	4.9%	3,809	6.5%	9,478	7.7%
Homes Built Before 1949		1,109	3.9%	4,216	7.2%	8,061	6.6%
Home Values (2024)							
Home Values \$1,000,000 or More		155	1.0%	355	1.0%	935	1.1%
Home Values \$500,000 to \$999,999		1,501	9.8%	3,873	10.9%	7,707	9.0%
Home Values \$400,000 to \$499,999		1,445	9.4%	3,029	8.5%	7,130	8.3%
Home Values \$300,000 to \$399,999		2,535	16.5%	6,210	17.4%	15,854	18.4%
Home Values \$200,000 to \$299,999		4,624	30.1%	10,097	28.4%	23,893	27.7%
Home Values \$150,000 to \$199,999		2,251	14.6%	4,628	13.0%	10,018	11.6%
Home Values \$100,000 to \$149,999		1,469	9.5%	3,129	8.8%	8,427	9.8%
Home Values \$70,000 to \$99,999		626	4.1%	2,019	5.7%	5,515	6.4%
Home Values \$50,000 to \$69,999		185	1.2%	714	2.0%	2,240	2.6%
Home Values \$25,000 to \$49,999		152	1.0%	467	1.3%	1,688	2.0%
Home Values Under \$25,000		439	2.9%	1,087	3.1%	2,702	3.1%
Owner-Occupied Median Home Value		\$260,019		\$261,535		\$248,044	
Renter-Occupied Median Rent		\$953		\$929		\$906	
Transportation To Work (2024)							
Drive to Work Alone		27,645	80.4%	58,776	78.8%	134,009	77.7%
Drive to Work in Carpool		2,275	6.6%	5,076	6.8%	12,231	7.1%
Travel to Work by Public Transportation		485	1.4%	1,092	1.5%	2,166	1.3%
Drive to Work on Motorcycle		8	-	149	0.2%	204	0.1%
Walk or Bicycle to Work		557	1.6%	1,285	1.7%	3,057	1.8%
Other Means		1,008	2.9%	2,709	3.6%	5,422	3.1%
Work at Home		2,416	7.0%	5,491	7.4%	15,339	8.9%
Travel Time (2024)							
Travel to Work in 14 Minutes or Less		10,487	30.5%	20,164	27.0%	39,120	22.7%
Travel to Work in 15 to 29 Minutes		14,796	43.0%	32,536	43.6%	72,124	41.8%
Travel to Work in 30 to 59 Minutes		5,674	16.5%	14,000	18.8%	39,693	23.0%
Travel to Work in 60 Minutes or More		1,020	3.0%	2,387	3.2%	6,152	3.6%
Average Minutes Travel to Work		17.8		18.9		21.0	

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