



# Market Profile

Meadowbrook Plaza  
 4191 S Redwood Rd, Salt Lake City, UT, 84123  
 Drive Time: 3 minutes

Latitude: 40.68089  
 Longitude: -111.93866

	0 - 3 minutes	0 - 5 minutes
<b>Population Summary</b>		
2000 Total Population	13,837	50,497
2010 Total Population	14,422	53,506
2012 Total Population	14,554	54,249
2012 Group Quarters	5	2,297
2017 Total Population	15,124	57,281
2012-2017 Annual Rate	0.77%	1.09%
<b>Household Summary</b>		
2000 Households	5,060	17,931
2000 Average Household Size	2.73	2.71
2010 Households	5,209	18,719
2010 Average Household Size	2.77	2.74
2012 Households	5,259	18,930
2012 Average Household Size	2.77	2.74
2017 Households	5,511	20,156
2017 Average Household Size	2.74	2.73
2012-2017 Annual Rate	0.94%	1.26%
2010 Families	3,490	12,274
2010 Average Family Size	3.34	3.33
2012 Families	3,448	12,163
2012 Average Family Size	3.33	3.33
2017 Families	3,646	13,079
2017 Average Family Size	3.33	3.33
2012-2017 Annual Rate	1.12%	1.46%
<b>Housing Unit Summary</b>		
2000 Housing Units	5,258	18,716
Owner Occupied Housing Units	48.5%	53.3%
Renter Occupied Housing Units	47.7%	42.5%
Vacant Housing Units	3.8%	4.2%
2010 Housing Units	5,507	19,796
Owner Occupied Housing Units	52.1%	52.2%
Renter Occupied Housing Units	42.5%	42.3%
Vacant Housing Units	5.4%	5.4%
2012 Housing Units	5,553	20,058
Owner Occupied Housing Units	49.3%	49.4%
Renter Occupied Housing Units	45.4%	45.0%
Vacant Housing Units	5.3%	5.6%
2017 Housing Units	5,795	21,281
Owner Occupied Housing Units	48.7%	48.6%
Renter Occupied Housing Units	46.4%	46.1%
Vacant Housing Units	4.9%	5.3%
<b>Median Household Income</b>		
2012	\$39,941	\$39,457
2017	\$46,253	\$45,306
<b>Median Home Value</b>		
2012	\$168,880	\$163,751
2017	\$180,938	\$174,377
<b>Per Capita Income</b>		
2012	\$18,056	\$18,736
2017	\$20,774	\$21,226
<b>Median Age</b>		
2010	30.3	30.4
2012	30.5	30.6
2017	31.0	31.1

**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.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017. Esri converted Census 2000 data into 2010 geography.



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<b>2012 Households by Income</b>		
Household Income Base	5,259	18,930
<\$15,000	15.3%	15.1%
\$15,000 - \$24,999	11.8%	12.4%
\$25,000 - \$34,999	14.3%	15.0%
\$35,000 - \$49,999	20.5%	19.8%
\$50,000 - \$74,999	19.6%	19.3%
\$75,000 - \$99,999	8.6%	8.8%
\$100,000 - \$149,999	7.7%	7.2%
\$150,000 - \$199,999	1.6%	1.6%
\$200,000+	0.6%	0.8%
Average Household Income	\$50,328	\$50,208
<b>2017 Households by Income</b>		
Household Income Base	5,511	20,156
<\$15,000	15.9%	15.8%
\$15,000 - \$24,999	9.5%	10.0%
\$25,000 - \$34,999	10.4%	11.2%
\$35,000 - \$49,999	17.5%	17.2%
\$50,000 - \$74,999	19.7%	19.4%
\$75,000 - \$99,999	13.6%	13.6%
\$100,000 - \$149,999	10.1%	9.4%
\$150,000 - \$199,999	2.4%	2.4%
\$200,000+	0.9%	1.0%
Average Household Income	\$57,418	\$56,920
<b>2012 Owner Occupied Housing Units by Value</b>		
Total	2,736	9,904
<\$50,000	0.9%	0.8%
\$50,000 - \$99,999	8.0%	8.0%
\$100,000 - \$149,999	24.1%	30.1%
\$150,000 - \$199,999	44.9%	40.2%
\$200,000 - \$249,999	16.3%	14.3%
\$250,000 - \$299,999	4.3%	4.3%
\$300,000 - \$399,999	1.2%	1.8%
\$400,000 - \$499,999	0.1%	0.3%
\$500,000 - \$749,999	0.0%	0.1%
\$750,000 - \$999,999	0.0%	0.0%
\$1,000,000 +	0.0%	0.0%
Average Home Value	\$169,171	\$166,968
<b>2017 Owner Occupied Housing Units by Value</b>		
Total	2,820	10,341
<\$50,000	0.9%	0.8%
\$50,000 - \$99,999	8.5%	8.6%
\$100,000 - \$149,999	18.8%	24.7%
\$150,000 - \$199,999	35.4%	32.8%
\$200,000 - \$249,999	24.4%	20.7%
\$250,000 - \$299,999	8.9%	8.2%
\$300,000 - \$399,999	2.7%	3.5%
\$400,000 - \$499,999	0.2%	0.6%
\$500,000 - \$749,999	0.2%	0.2%
\$750,000 - \$999,999	0.1%	0.1%
\$1,000,000 +	0.0%	0.0%
Average Home Value	\$184,007	\$180,842

**Data Note:** 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.  
**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017. Esri converted Census 2000 data into 2010 geography.



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<b>2010 Population by Age</b>		
Total	14,420	53,503
0 - 4	9.5%	8.9%
5 - 9	7.4%	7.2%
10 - 14	6.2%	5.9%
15 - 24	16.2%	16.7%
25 - 34	18.5%	19.1%
35 - 44	12.3%	12.6%
45 - 54	11.9%	11.8%
55 - 64	9.0%	9.1%
65 - 74	5.4%	5.3%
75 - 84	3.1%	2.7%
85 +	0.7%	0.8%
18 +	73.3%	74.2%
<b>2012 Population by Age</b>		
Total	14,553	54,247
0 - 4	9.4%	8.8%
5 - 9	7.3%	7.1%
10 - 14	6.0%	5.8%
15 - 24	16.1%	16.6%
25 - 34	18.8%	19.4%
35 - 44	11.9%	12.2%
45 - 54	11.5%	11.4%
55 - 64	9.4%	9.5%
65 - 74	5.7%	5.7%
75 - 84	3.1%	2.6%
85 +	0.8%	0.8%
18 +	73.8%	74.7%
<b>2017 Population by Age</b>		
Total	15,124	57,281
0 - 4	9.4%	8.8%
5 - 9	7.2%	7.0%
10 - 14	6.0%	5.8%
15 - 24	15.2%	15.7%
25 - 34	19.1%	19.6%
35 - 44	11.7%	12.0%
45 - 54	10.7%	10.6%
55 - 64	9.8%	9.9%
65 - 74	6.9%	6.9%
75 - 84	3.2%	2.8%
85 +	0.8%	0.9%
18 +	74.0%	74.9%
<b>2010 Population by Sex</b>		
Males	7,136	27,420
Females	7,286	26,086
<b>2012 Population by Sex</b>		
Males	7,214	27,848
Females	7,340	26,401
<b>2017 Population by Sex</b>		
Males	7,490	29,365
Females	7,634	27,916

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017. Esri converted Census 2000 data into 2010 geography.

July 26, 2013

Made with Esri Business Analyst



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<b>2010 Population by Race/Ethnicity</b>		
Total	14,422	53,506
White Alone	67.0%	70.7%
Black Alone	3.1%	3.0%
American Indian Alone	1.5%	1.6%
Asian Alone	7.8%	5.2%
Pacific Islander Alone	3.0%	2.5%
Some Other Race Alone	13.6%	13.2%
Two or More Races	4.1%	3.7%
Hispanic Origin	25.4%	26.4%
Diversity Index	71.6	69.2
<b>2012 Population by Race/Ethnicity</b>		
Total	14,556	54,250
White Alone	66.0%	69.8%
Black Alone	3.2%	3.0%
American Indian Alone	1.5%	1.7%
Asian Alone	8.0%	5.4%
Pacific Islander Alone	2.9%	2.5%
Some Other Race Alone	14.2%	13.7%
Two or More Races	4.2%	3.9%
Hispanic Origin	26.3%	27.4%
Diversity Index	72.8	70.4
<b>2017 Population by Race/Ethnicity</b>		
Total	15,124	57,282
White Alone	63.4%	67.3%
Black Alone	3.3%	3.2%
American Indian Alone	1.6%	1.8%
Asian Alone	8.4%	5.7%
Pacific Islander Alone	2.9%	2.5%
Some Other Race Alone	15.7%	15.2%
Two or More Races	4.6%	4.2%
Hispanic Origin	28.8%	30.0%
Diversity Index	75.7	73.4
<b>2010 Population by Relationship and Household Type</b>		
Total	14,422	53,506
In Households	100.0%	95.7%
In Family Households	84.2%	79.8%
Householder	24.1%	22.8%
Spouse	16.4%	15.5%
Child	33.3%	32.0%
Other relative	6.9%	6.1%
Nonrelative	3.4%	3.5%
In Nonfamily Households	15.8%	15.9%
In Group Quarters	0.0%	4.3%
Institutionalized Population	0.0%	4.2%
Noninstitutionalized Population	0.0%	0.1%

**Data Note:** 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.

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<b>2010 Households by Type</b>		
Total	5,209	18,719
Households with 1 Person	24.9%	26.1%
Households with 2+ People	75.1%	73.9%
Family Households	67.0%	65.6%
Husband-wife Families	45.8%	44.4%
With Related Children	22.9%	22.1%
Other Family (No Spouse Present)	21.2%	21.1%
Other Family with Male Householder	6.6%	6.7%
With Related Children	3.8%	3.9%
Other Family with Female Householder	14.7%	14.4%
With Related Children	9.4%	9.4%
Nonfamily Households	8.1%	8.3%
All Households with Children	36.6%	36.0%
Multigenerational Households	5.9%	5.5%
Unmarried Partner Households	7.3%	7.6%
Male-female	6.4%	6.8%
Same-sex	0.8%	0.9%
<b>2010 Households by Size</b>		
Total	5,210	18,720
1 Person Household	24.9%	26.1%
2 Person Household	30.4%	30.0%
3 Person Household	16.6%	16.4%
4 Person Household	13.0%	12.6%
5 Person Household	7.4%	7.3%
6 Person Household	4.1%	4.0%
7 + Person Household	3.6%	3.7%
<b>2010 Households by Tenure and Mortgage Status</b>		
Total	5,209	18,718
Owner Occupied	55.1%	55.3%
Owned with a Mortgage/Loan	42.8%	41.5%
Owned Free and Clear	12.2%	13.8%
Renter Occupied	44.9%	44.7%

**Data Note:** Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017. Esri converted Census 2000 data into 2010 geography.