

Population

2000 Population	10,860
2010 Population	28,340
2017 Population	34,659
2022 Population	39,347
2000-2010 Annual Rate	10.07%
2010-2017 Annual Rate	2.82%
2017-2022 Annual Rate	2.57%
2017 Male Population	48.3%
2017 Female Population	51.7%
2017 Median Age	61.0

In the identified area, the current year population is 34,659. In 2010, the Census count in the area was 28,340. The rate of change since 2010 was 2.82% annually. The five-year projection for the population in the area is 39,347 representing a change of 2.57% annually from 2017 to 2022. Currently, the population is 48.3% male and 51.7% female.

Median Age

The median age in this area is 61.0, compared to U.S. median age of 38.2.

Race and Ethnicity

2017 White Alone	93.5%
2017 Black Alone	1.3%
2017 American Indian/Alaska Native Alone	0.1%
2017 Asian Alone	2.1%
2017 Pacific Islander Alone	0.0%
2017 Other Race	1.6%
2017 Two or More Races	1.2%
2017 Hispanic Origin (Any Race)	7.5%

Persons of Hispanic origin represent 7.5% of the population in the identified area compared to 18.1% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 24.6 in the identified area, compared to 64.0 for the U.S. as a whole.

Households

2000 Households	5,236
2010 Households	13,679
2017 Total Households	16,315
2022 Total Households	18,389
2000-2010 Annual Rate	10.08%
2010-2017 Annual Rate	2.46%
2017-2022 Annual Rate	2.42%
2017 Average Household Size	2.12

The household count in this area has changed from 13,679 in 2010 to 16,315 in the current year, a change of 2.46% annually. The five-year projection of households is 18,389, a change of 2.42% annually from the current year total. Average household size is currently 2.12, compared to 2.07 in the year 2010. The number of families in the current year is 11,001 in the specified area.

Executive Summary

Estero
Area: 35.8 square miles

Prepared by Esri

Median Household Income

2017 Median Household Income	\$73,487
2022 Median Household Income	\$82,649
2017-2022 Annual Rate	2.38%

Average Household Income

2017 Average Household Income	\$112,692
2022 Average Household Income	\$125,334
2017-2022 Annual Rate	2.15%

Per Capita Income

2017 Per Capita Income	\$52,952
2022 Per Capita Income	\$58,455
2017-2022 Annual Rate	2.00%

Households by Income

Current median household income is \$73,487 in the area, compared to \$56,124 for all U.S. households. Median household income is projected to be \$82,649 in five years, compared to \$62,316 for all U.S. households

Current average household income is \$112,692 in this area, compared to \$80,675 for all U.S. households. Average household income is projected to be \$125,334 in five years, compared to \$91,585 for all U.S. households

Current per capita income is \$52,952 in the area, compared to the U.S. per capita income of \$30,820. The per capita income is projected to be \$58,455 in five years, compared to \$34,828 for all U.S. households

Housing

2000 Total Housing Units	8,379
2000 Owner Occupied Housing Units	4,738
2000 Renter Occupied Housing Units	498
2000 Vacant Housing Units	3,143
2010 Total Housing Units	22,008
2010 Owner Occupied Housing Units	11,349
2010 Renter Occupied Housing Units	2,330
2010 Vacant Housing Units	8,329
2017 Total Housing Units	25,847
2017 Owner Occupied Housing Units	12,933
2017 Renter Occupied Housing Units	3,382
2017 Vacant Housing Units	9,532
2022 Total Housing Units	29,081
2022 Owner Occupied Housing Units	14,493
2022 Renter Occupied Housing Units	3,896
2022 Vacant Housing Units	10,692

Currently, 50.0% of the 25,847 housing units in the area are owner occupied; 13.1%, renter occupied; and 36.9% are vacant. Currently, in the U.S., 55.6% of the housing units in the area are owner occupied; 33.1% are renter occupied; and 11.3% are vacant. In 2010, there were 22,008 housing units in the area - 51.6% owner occupied, 10.6% renter occupied, and 37.8% vacant. The annual rate of change in housing units since 2010 is 7.41%. Median home value in the area is \$315,097, compared to a median home value of \$207,344 for the U.S. In five years, median value is projected to change by 4.17% annually to \$386,442.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2017 and 2022. Esri converted Census 2000 data into 2010 geography.