Land Area 679 acres (1.06 sq. mi.)

Persons per Acre 12.7
Dwelling Units per Acre 6.0

Population 8,603 residents (16.6% of city)

In Households 8,177 (95.0% of total)
In Families 5,969 (67.7% of total)
In Group Quarters 426 (5.0% of total)

Persons per Household 2.18
Persons per Family 2.87

17 Years or Younger 1,518 (17.6% of total)
65 Years or Older 1,707 (19.8% of total)

Diversity Index 1
- White / Black / Asian / Other 0.29
- Black / All Others 0.04

Households
- Households 3,758 (55.3% of total)
- Families 2,078

% of

<table>
<thead>
<tr>
<th>Units</th>
<th>Properties</th>
</tr>
</thead>
<tbody>
<tr>
<td>Single Family</td>
<td>20.3%</td>
</tr>
<tr>
<td>2 to 4 Units</td>
<td>41.7%</td>
</tr>
<tr>
<td>5 to 12 Units</td>
<td>4.5%</td>
</tr>
<tr>
<td>13 to 25 Units</td>
<td>5.0%</td>
</tr>
<tr>
<td>26 Units or More</td>
<td>28.4%</td>
</tr>
</tbody>
</table>

Housing Stock (% of Units)

Residential Properties (% of Properties)

Housing Occupancy

Dwellings 4,095 (6.0 per acre)
Owner-Occupied 2,323 (56.7% of total)
Renter-Occupied 1,435 (35.0% of total)
Market Vacant 44 (1.1% of total)
Other Vacant 293 (7.2% of total)

1. The Diversity Index, as it is used in this report, represents the probability that two individuals chosen at random from a given population will belong to different groups. A higher Diversity Index value indicates that a population is more diverse. This measure takes into account both the number of groups and the number of individuals in each group. For example, a large population with two groups of equal sizes would have a Diversity Index of 0.50. For more information, please see the “About the Data” section.
**POPULATION TRENDS**

- As Percent of Cambridge: 8.7% (1990), 8.0% (2000), 7.6% (2010), 7.8% (2013-17)

**AGE AND SEX BREAKDOWN**

<table>
<thead>
<tr>
<th>Age Group</th>
<th>Male</th>
<th>Female</th>
</tr>
</thead>
<tbody>
<tr>
<td>Under 5</td>
<td>45.4%</td>
<td>54.6%</td>
</tr>
<tr>
<td>5 to 17</td>
<td>12.5%</td>
<td></td>
</tr>
<tr>
<td>18 to 24</td>
<td>9.0%</td>
<td></td>
</tr>
<tr>
<td>25 to 34</td>
<td>15.4%</td>
<td></td>
</tr>
<tr>
<td>35 to 44</td>
<td>13.4%</td>
<td></td>
</tr>
<tr>
<td>45 to 54</td>
<td>10.7%</td>
<td></td>
</tr>
<tr>
<td>55 to 64</td>
<td>14.0%</td>
<td></td>
</tr>
<tr>
<td>Over 65</td>
<td>19.8%</td>
<td></td>
</tr>
</tbody>
</table>

**DEMOGRAPHICS & DIVERSITY**

**Race**
- White: 83.6%
- Black: 2.2%
- Asian/Pac. Is.: 8.6%
- Mixed/Other: 5.5%

**Hispanic Origin**
- Non-White Hispanic: 2.5%
- White Hispanic: 3.0%
- Non-Hispanic: 94.5%

**Language Spoken at Home**
- English Only: 79.5%
- Spanish: 3.3%
- Indo-European Languages: 9.8%
- Other: 1.9%
- Asian Languages: 5.5%

**Educational Attainment**
- No HS Diploma/GED: 1.7%
- Bachelor’s: 24.9%
- Master’s/Professional: 45.9%
- Doctorate: 18.6%
- High School/GED: 3.3%
- Associate’s Degree/Some College: 5.6%

**Households**
- Families with Children: 23.9%
- Families without Children: 31.4%
- Non-Family Households: 44.7%
- Married Couples: 20.6%
- Unmarried Female: 2.6%
- Unmarried Male: 0.6%
- Married Couples: 25.8%
- Unmarried Female: 4.4%
- Unmarried Male: 1.3%
- Single Person: 34.1%
- Multiple Persons: 10.8%
HOUSING TRENDS

Dwelling Units

Owner Occupied Units (as % of occupied units only)

TRANSPORTATION

Journey to Work

Drive Alone: 36.6%
Carpool: 3.5%
Transit: 24.6%
Bike: 6.5%
Walk: 16.4%
Work at Home: 10.9%
Other Modes: 1.5%

Accessibility

Bike Score

Transit Score

Walk Score

Vehicles per Household

No Vehicles: 15.5%
2 Vehicles: 24.1%
3 or More Vehicles: 8.2%

ECONOMIC MEASURES

Income (all figures adjusted to 2017 levels)

Per Capita Income: $95,403
Median Household Income: $108,695
Median Family Income: $166,422

Rates of Poverty

Female Head-of-Household with Children: 11.1%
Families: 2.6%
Persons for Whom Poverty Level is Determined: 5.0%