THE PORT / AREA 4

NEIGHBORHOOD PROFILE

Land Area: 191 acres (0.30 sq. mi.)

| Persons per Acre | 36.9 |
| Dwelling Units per Acre | 15.7 |

Population: 7,053 residents (% of city: 4.7%)

- In Households: 6,856 (97.2% of total)
- In Families: 3,889 (55.2% of total)
- In Group Quarters: 197 (2.8% of total)

Persons per Household: 2.62
Persons per Family: 3.36

17 Years or Younger: 1,097 (15.6% of total)
65 Years or Older: 529 (7.5% of total)

Diversity Index:
- White / Black / Asian / Other: 0.57
- Black / All Others: 0.32

Households:
- Households: 2,617 (44.3% of total)
- Families: 1,159

Housing Stock (% of Units)
- Single Family: 4.9% 24.8%
- 2 to 4 Units: 29.0% 54.7%
- 5 to 12 Units: 22.3% 15.8%
- 13 to 25 Units: 11.0% 3.0%
- 26 Units or More: 32.8% 1.7%

Residential Properties (% of Properties)

Housing Occupancy
- Dwellings: 3,007 (15.7 per acre)
  - Owner-Occupied: 795 (26.4% of total)
  - Renter-Occupied: 1,822 (60.6% of total)
  - Market Vacant: 144 (4.8% of total)
  - Other Vacant: 246 (8.2% 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.
**THE PORT / AREA 4**

**POPULATION TRENDS**

- Neighborhood Population
- As Percent of Cambridge

<table>
<thead>
<tr>
<th>Year</th>
<th>1990</th>
<th>2000</th>
<th>2010</th>
<th>2013-17</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>6,886</td>
<td>7,263</td>
<td>6,792</td>
<td>7,053</td>
</tr>
<tr>
<td>%</td>
<td>7.2%</td>
<td>7.2%</td>
<td>6.5%</td>
<td>6.4%</td>
</tr>
</tbody>
</table>

**AGE AND SEX BREAKDOWN**

<table>
<thead>
<tr>
<th>Age Group</th>
<th>Under 5</th>
<th>5 to 17</th>
<th>18 to 24</th>
<th>25 to 34</th>
<th>35 to 44</th>
<th>45 to 54</th>
<th>55 to 64</th>
<th>Over 65</th>
</tr>
</thead>
<tbody>
<tr>
<td>Male</td>
<td>48.8%</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>7.5%</td>
</tr>
<tr>
<td>Female</td>
<td>51.2%</td>
<td></td>
<td></td>
<td></td>
<td></td>
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</tr>
</tbody>
</table>

**DEMOGRAPHICS & DIVERSITY**

**Race**

- White: 60.3%
- Black: 20.4%
- Asian/Pac. Is.: 12.1%
- Mixed/Other: 7.2%

**Hispanic Origin**

- Non-White Hispanic: 5.9%
- White Hispanic: 6.4%
- Non-Hispanic: 87.6%

**Language Spoken at Home**

- English Only: 65.3%
- Spanish: 10.5%
- Indo-European Languages: 14.4%

**Educational Attainment**

- No HS Diploma/GED: 8.0%
- Bachelor’s: 30.4%
- Master’s/Professional: 26.0%
- Doctorate: 10.6%

**Households**

- Families with Children: 23.9%
- Families without Children: 20.4%
- Non-Family Households: 55.7%

- Married Couples: 12.8%
- Unmarried Female: 9.2%
- Unmarried Male: 1.9%

- Married Couples: 13.3%
- Unmarried Female: 5.1%
- Unmarried Male: 2.0%

- Single Person: 26.3%
- Multiple Persons: 29.4%
HOUSING TRENDS

**Dwelling Units**
- Neighborhood Units
- Percentage of Cambridge Stock

**Owner Occupied Units (as % of occupied units only)**

<table>
<thead>
<tr>
<th>Year</th>
<th>1990</th>
<th>2000</th>
<th>2010</th>
<th>2013-17</th>
</tr>
</thead>
<tbody>
<tr>
<td>Units</td>
<td>2,694</td>
<td>2,720</td>
<td>2,791</td>
<td>3,007</td>
</tr>
<tr>
<td>Percentage</td>
<td>6.4%</td>
<td>6.1%</td>
<td>5.9%</td>
<td>6.1%</td>
</tr>
</tbody>
</table>

TRANSPORTATION

**Journey to Work**
- Drive Alone: 26.8%
- Carpool: 2.2%
- Transit: 34.0%
- Walk: 21.7%
- Bike: 11.1%
- Work at Home: 2.7%
- Other Modes: 1.5%

**Accessibility**

**Bike Score**
- Least Bikeable
- Most

**Transit Score**
- Least Transit Accessible
- Most

**Walk Score**
- Least Walkable
- Most

**Vehicles per Household**
- No Vehicles: 31.4%
- 1 Vehicle: 50.0%
- 2 Vehicles: 14.6%
- 3 or More Vehicles: 4.0%

ECONOMIC MEASURES

**Income (all figures adjusted to 2017 levels)**
- Per Capita Income: $40,431
- Median Household Income: $83,700
- Median Family Income: $78,125

**Rates of Poverty**
- Female Head-of-Household: 41.7%
- Families: 11.8%
- Persons for Whom Poverty Level is Determined: 16.8%