



ACS Housing Summary

WARD IV
Area: 10.7 square miles

City of Lynchburg - GIS Division

	2017-2021 ACS Estimate	Percent	MOE(±)	Reliability
TOTALS				
Total Population	22,202		1,468	High
Total Households	8,187		439	High
Total Housing Units	9,142		483	High
OWNER-OCCUPIED HOUSING UNITS BY MORTGAGE STATUS				
Total	4,553	100.0%	334	High
Housing units with a mortgage/contract to purchase/similar debt	2,837	62.3%	294	High
No Second Mortgage and No Home Equity Loan	2,422	53.2%	263	High
Multiple Mortgages	378	8.3%	166	Medium
Second mortgage and Home Equity Loan	0	0.0%	0	Low
Only Home Equity Loan	342	7.5%	163	Medium
Only Second Mortgage	36	0.8%	32	Low
Home Equity Loan without Primary Mortgage	37	0.8%	32	Low
Housing units without a mortgage	1,716	37.7%	229	High
AVERAGE VALUE BY MORTGAGE STATUS				
Housing units with a mortgage	N/A		N/A	
Housing units without a mortgage	N/A		N/A	
OWNER-OCCUPIED HOUSING UNITS BY MORTGAGE STATUS & SELECTED MONTHLY OWNER COSTS				
Total	4,553	100.0%	334	High
With a mortgage: Monthly owner costs as a percentage of household income in past 12 months				
Less than 10.0 percent	260	5.7%	98	Medium
10.0 to 14.9 percent	865	19.0%	219	Medium
15.0 to 19.9 percent	561	12.3%	130	Medium
20.0 to 24.9 percent	418	9.2%	109	Medium
25.0 to 29.9 percent	227	5.0%	93	Medium
30.0 to 34.9 percent	112	2.5%	58	Medium
35.0 to 39.9 percent	163	3.6%	117	Low
40.0 to 49.9 percent	105	2.3%	58	Medium
50.0 percent or more	127	2.8%	69	Medium
Not computed	0	0.0%	0	
Without a mortgage: Monthly owner costs as a percentage of household income in past 12 months				
Less than 10.0 percent	958	21.0%	176	High
10.0 to 14.9 percent	265	5.8%	88	Medium
15.0 to 19.9 percent	232	5.1%	120	Medium
20.0 to 24.9 percent	96	2.1%	51	Medium
25.0 to 29.9 percent	34	0.7%	31	Low
30.0 to 34.9 percent	75	1.6%	54	Low
35.0 to 39.9 percent	0	0.0%	0	
40.0 to 49.9 percent	25	0.5%	26	Low
50.0 percent or more	21	0.5%	30	Low
Not computed	11	0.2%	18	Low

Source: U.S. Census Bureau, 2017-2021 American Community Survey

Reliability: High Medium Low

March 29, 2023



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	2017-2021 ACS Estimate	Percent	MOE(±)	Reliability
RENTER-OCCUPIED HOUSING UNITS BY CONTRACT RENT				
Total	3,634	100.0%	355	High
With cash rent	3,564	98.1%	352	High
Less than \$100	0	0.0%	1	
\$100 to \$149	0	0.0%	0	
\$150 to \$199	29	0.8%	31	Low
\$200 to \$249	37	1.0%	32	Low
\$250 to \$299	32	0.9%	25	Low
\$300 to \$349	20	0.6%	24	Low
\$350 to \$399	18	0.5%	27	Low
\$400 to \$449	94	2.6%	78	Low
\$450 to \$499	71	2.0%	31	Medium
\$500 to \$549	44	1.2%	30	Low
\$550 to \$599	146	4.0%	69	Medium
\$600 to \$649	106	2.9%	92	Low
\$650 to \$699	161	4.4%	78	Medium
\$700 to \$749	360	9.9%	101	Medium
\$750 to \$799	366	10.1%	137	Medium
\$800 to \$899	743	20.4%	189	Medium
\$900 to \$999	420	11.6%	153	Medium
\$1,000 to \$1,249	538	14.8%	178	Medium
\$1,250 to \$1,499	204	5.6%	100	Medium
\$1,500 to \$1,999	125	3.4%	67	Medium
\$2,000 to \$2,499	0	0.0%	0	
\$2,500 to \$2,999	37	1.0%	38	Low
\$3,000 to \$3,499	0	0.0%	0	
\$3,500 or more	14	0.4%	20	Low
No cash rent	70	1.9%	61	Low
Median Contract Rent	\$840		N/A	
Average Contract Rent	N/A		N/A	
RENTER-OCCUPIED HOUSING UNITS BY INCLUSION OF UTILITIES IN RENT				
Total	3,634	100.0%	355	High
Pay extra for one or more utilities	3,416	94.0%	350	High
No extra payment for any utilities	219	6.0%	76	Medium



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	2017-2021 ACS Estimate	Percent	MOE(±)	Reliability
RENTER-OCCUPIED HOUSING UNITS BY GROSS RENT				
Total:	3,634	100.0%	355	High
With cash rent:	3,564	98.1%	352	High
Less than \$100	0	0.0%	1	Low
\$100 to \$149	0	0.0%	0	Low
\$150 to \$199	12	0.3%	19	Low
\$200 to \$249	1	0.0%	5	Low
\$250 to \$299	26	0.7%	25	Low
\$300 to \$349	20	0.6%	22	Low
\$350 to \$399	25	0.7%	30	Low
\$400 to \$449	17	0.5%	27	Low
\$450 to \$499	50	1.4%	46	Low
\$500 to \$549	43	1.2%	29	Low
\$550 to \$599	86	2.4%	64	Low
\$600 to \$649	63	1.7%	35	Medium
\$650 to \$699	48	1.3%	18	Medium
\$700 to \$749	114	3.1%	68	Medium
\$750 to \$799	71	2.0%	30	Medium
\$800 to \$899	475	13.1%	130	Medium
\$900 to \$999	897	24.7%	200	Medium
\$1,000 to \$1,249	933	25.7%	231	Medium
\$1,250 to \$1,499	393	10.8%	147	Medium
\$1,500 to \$1,999	226	6.2%	83	Medium
\$2,000 to \$2,499	12	0.3%	19	Low
\$2,500 to \$2,999	29	0.8%	34	Low
\$3,000 to \$3,499	8	0.2%	16	Low
\$3,500 or more	14	0.4%	20	Low
No cash rent	70	1.9%	61	Low
Median Gross Rent	\$981		N/A	Low
Average Gross Rent	N/A		N/A	Low



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	2017-2021 ACS Estimate	Percent	MOE(±)	Reliability
HOUSING UNITS BY UNITS IN STRUCTURE				
Total	9,142	100.0%	483	High
1, detached	5,543	60.6%	398	High
1, attached	806	8.8%	162	Medium
2	324	3.5%	135	Medium
3 or 4	268	2.9%	132	Medium
5 to 9	573	6.3%	150	Medium
10 to 19	905	9.9%	212	Medium
20 to 49	375	4.1%	138	Medium
50 or more	275	3.0%	92	Medium
Mobile home	74	0.8%	52	Low
Boat, RV, van, etc.	0	0.0%	0	
HOUSING UNITS BY YEAR STRUCTURE BUILT				
Total	9,142	100.0%	483	High
Built 2020 or later	19	0.2%	41	Low
Built 2010 to 2019	630	6.9%	3	Medium
Built 2000 to 2009	1,356	14.8%	240	High
Built 1990 to 1999	794	8.7%	151	High
Built 1980 to 1989	710	7.8%	159	Medium
Built 1970 to 1979	1,679	18.4%	260	High
Built 1960 to 1969	1,418	15.5%	257	High
Built 1950 to 1959	1,477	16.2%	246	High
Built 1940 to 1949	503	5.5%	124	Medium
Built 1939 or earlier	555	6.1%	104	High
Median Year Structure Built	1974		N/A	
OCCUPIED HOUSING UNITS BY YEAR HOUSEHOLDER MOVED INTO UNIT				
Total	8,187	100.0%	439	High
Owner occupied				
Moved in 2019 or later	337	4.1%	116	Medium
Moved in 2015 to 2018	1,038	12.7%	177	High
Moved in 2010 to 2014	665	8.1%	158	Medium
Moved in 2000 to 2009	999	12.2%	202	Medium
Moved in 1990 to 1999	790	9.6%	192	Medium
Moved in 1989 or earlier	723	8.8%	143	Medium
Renter occupied				
Moved in 2019 or later	768	9.4%	244	Medium
Moved in 2015 to 2018	1,858	22.7%	261	High
Moved in 2010 to 2014	514	6.3%	108	Medium
Moved in 2000 to 2009	336	4.1%	123	Medium
Moved in 1990 to 1999	69	0.8%	34	Medium
Moved in 1989 or earlier	90	1.1%	71	Low
Median Year Householder Moved Into Unit	2015		N/A	



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OCCUPIED HOUSING UNITS BY HOUSE HEATING FUEL				
Total	8,187	100.0%	439	
Utility gas	1,430	17.5%	256	
Bottled, tank, or LP gas	66	0.8%	54	
Electricity	6,172	75.4%	392	
Fuel oil, kerosene, etc.	427	5.2%	136	
Coal or coke	2	0.0%	8	
Wood	40	0.5%	26	
Solar energy	0	0.0%	0	
Other fuel	10	0.1%	17	
No fuel used	40	0.5%	36	
OCCUPIED HOUSING UNITS BY VEHICLES AVAILABLE				
Total	8,187	100.0%	439	
Owner occupied				
No vehicle available	144	1.8%	76	
1 vehicle available	1,282	15.7%	208	
2 vehicles available	1,979	24.2%	279	
3 vehicles available	821	10.0%	182	
4 vehicles available	287	3.5%	95	
5 or more vehicles available	40	0.5%	30	
Renter occupied				
No vehicle available	545	6.7%	149	
1 vehicle available	1,342	16.4%	227	
2 vehicles available	1,226	15.0%	237	
3 vehicles available	354	4.3%	111	
4 vehicles available	67	0.8%	48	
5 or more vehicles available	102	1.2%	80	
Average Number of Vehicles Available	N/A		N/A	
VACANT HOUSING UNITS				
Total vacant housing units	960	100.0%	281	
For rent				
Rented, not occupied	136	14.2%	112	
For sale only	49	5.1%	60	
Sold, not occupied	36	3.8%	63	
Seasonal/occasional	57	5.9%	47	
For migrant workers	0	0.0%	0	
Other	234	24.4%	164	



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OWNER-OCCUPIED HOUSING UNITS BY VALUE				
Total	4,553	100%	334	
Less than \$10,000	15	0.3%	26	
\$10,000 to \$14,999	19	0.4%	32	
\$15,000 to \$19,999	1	0.0%	9	
\$20,000 to \$24,999	19	0.4%	37	
\$25,000 to \$29,999	14	0.3%	23	
\$30,000 to \$34,999	23	0.5%	34	
\$35,000 to \$39,999	0	0.0%	0	
\$40,000 to \$49,999	4	0.1%	14	
\$50,000 to \$59,999	13	0.3%	23	
\$60,000 to \$69,999	27	0.6%	16	
\$70,000 to \$79,999	57	1.3%	38	
\$80,000 to \$89,999	114	2.5%	44	
\$90,000 to \$99,999	88	1.9%	50	
\$100,000 to \$124,999	510	11.2%	114	
\$125,000 to \$149,999	638	14.0%	164	
\$150,000 to \$174,999	980	21.5%	239	
\$175,000 to \$199,999	649	14.3%	146	
\$200,000 to \$249,999	860	18.9%	179	
\$250,000 to \$299,999	254	5.6%	91	
\$300,000 to \$399,999	156	3.4%	53	
\$400,000 to \$499,999	29	0.6%	25	
\$500,000 to \$749,999	38	0.8%	25	
\$750,000 to \$999,999	44	1.0%	32	
\$1,000,000 to \$1,499,999	1	0.0%	2	
\$1,500,000 to \$1,999,999	0	0.0%	0	
\$2,000,000 or more	0	0.0%	0	
Median Home Value	\$168,737		N/A	
Average Home Value	N/A		N/A	

Data Note: N/A means not available.

2017-2021 ACS Estimate: The American Community Survey (ACS) replaces census sample data. Esri is releasing the 2017-2021 ACS estimates, five-year period data collected monthly from January 1, 2017 through December 31, 2021. Although the ACS includes many of the subjects previously covered by the decennial census sample, there are significant differences between the two surveys including fundamental differences in survey design and residency rules.

Margin of error (MOE): The MOE is a measure of the variability of the estimate due to sampling error. MOEs enable the data user to measure the range of uncertainty for each estimate with 90 percent confidence. The range of uncertainty is called the confidence interval, and it is calculated by taking the estimate +/- the MOE. For example, if the ACS reports an estimate of 100 with an MOE of +/- 20, then you can be 90 percent certain the value for the whole population falls between 80 and 120.

Reliability: These symbols represent threshold values that Esri has established from the Coefficients of Variation (CV) to designate the usability of the estimates. The CV measures the amount of sampling error relative to the size of the estimate, expressed as a percentage.

- High Reliability: Small CVs (less than or equal to 12 percent) are flagged green to indicate that the sampling error is small relative to the estimate and the estimate is reasonably reliable.
- Medium Reliability: Estimates with CVs between 12 and 40 are flagged yellow-use with caution.
- Low Reliability: Large CVs (over 40 percent) are flagged red to indicate that the sampling error is large relative to the estimate. The estimate is considered very unreliable.



Demographic and Income Profile

WARD IV
Area: 10.7 square miles

City of Lynchburg - GIS Division

Summary	Census 2010	Census 2020	2022	2027
Population	20,279	21,104	21,263	21,452
Households	8,223	8,655	8,771	8,890
Families	4,715	-	4,963	5,000
Average Household Size	2.26	2.23	2.22	2.21
Owner Occupied Housing Units	4,834	-	4,867	4,968
Renter Occupied Housing Units	3,386	-	3,904	3,922
Median Age	32.9	-	36.0	37.6

Trends: 2022-2027 Annual Rate	Area	State	National
Population	0.18%	0.26%	0.25%
Households	0.27%	0.29%	0.31%
Families	0.15%	0.22%	0.28%
Owner HHs	0.41%	0.51%	0.53%
Median Household Income	2.60%	2.72%	3.12%

Households by Income	2022		2027	
	Number	Percent	Number	Percent
<\$15,000	691	7.9%	542	6.1%
\$15,000 - \$24,999	341	3.9%	283	3.2%
\$25,000 - \$34,999	902	10.3%	781	8.8%
\$35,000 - \$49,999	1,150	13.1%	1,021	11.5%
\$50,000 - \$74,999	2,213	25.2%	2,090	23.5%
\$75,000 - \$99,999	1,630	18.6%	1,701	19.1%
\$100,000 - \$149,999	1,045	11.9%	1,279	14.4%
\$150,000 - \$199,999	497	5.7%	777	8.7%
\$200,000+	303	3.5%	415	4.7%

Median Household Income	\$61,924	\$70,409
Average Household Income	\$81,110	\$95,276
Per Capita Income	\$33,665	\$39,607

Population by Age	Census 2010		2022		2027	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,243	6.1%	1,149	5.4%	1,150	5.4%
5 - 9	996	4.9%	1,118	5.3%	1,113	5.2%
10 - 14	905	4.5%	1,052	4.9%	1,112	5.2%
15 - 19	1,708	8.4%	1,678	7.9%	1,762	8.2%
20 - 24	2,930	14.4%	1,963	9.2%	2,001	9.3%
25 - 34	2,868	14.1%	3,411	16.0%	2,733	12.7%
35 - 44	2,022	10.0%	2,429	11.4%	2,928	13.6%
45 - 54	2,281	11.2%	1,975	9.3%	2,082	9.7%
55 - 64	2,051	10.1%	2,284	10.7%	2,051	9.6%
65 - 74	1,410	7.0%	2,047	9.6%	2,176	10.1%
75 - 84	1,222	6.0%	1,390	6.5%	1,575	7.3%
85+	642	3.2%	766	3.6%	768	3.6%

Race and Ethnicity	Census 2010		Census 2020		2022		2027	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	14,930	73.6%	14,191	67.2%	14,256	67.0%	14,186	66.1%
Black Alone	3,860	19.0%	4,413	20.9%	4,428	20.8%	4,395	20.5%
American Indian Alone	59	0.3%	65	0.3%	65	0.3%	65	0.3%
Asian Alone	616	3.0%	543	2.6%	549	2.6%	556	2.6%
Pacific Islander Alone	9	0.0%	5	0.0%	5	0.0%	5	0.0%
Some Other Race Alone	316	1.6%	528	2.5%	550	2.6%	634	3.0%
Two or More Races	490	2.4%	1,359	6.4%	1,410	6.6%	1,610	7.5%
Hispanic Origin (Any Race)	660	3.3%	1,066	5.1%	1,092	5.1%	1,167	5.4%

Data Note: Income is expressed in current dollars.

Source: Esri forecasts for 2022 and 2027. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

March 29, 2023

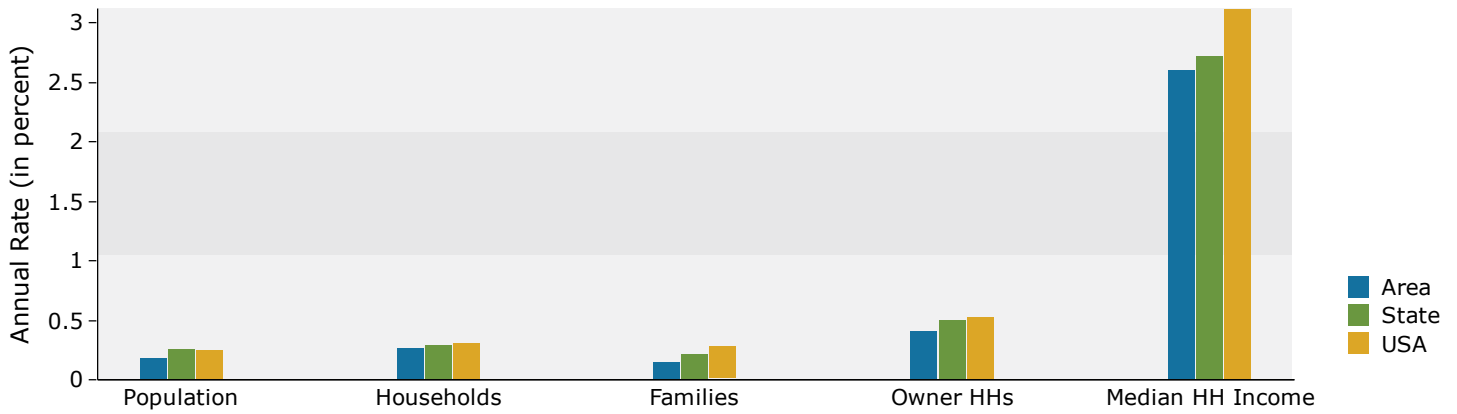


Demographic and Income Profile

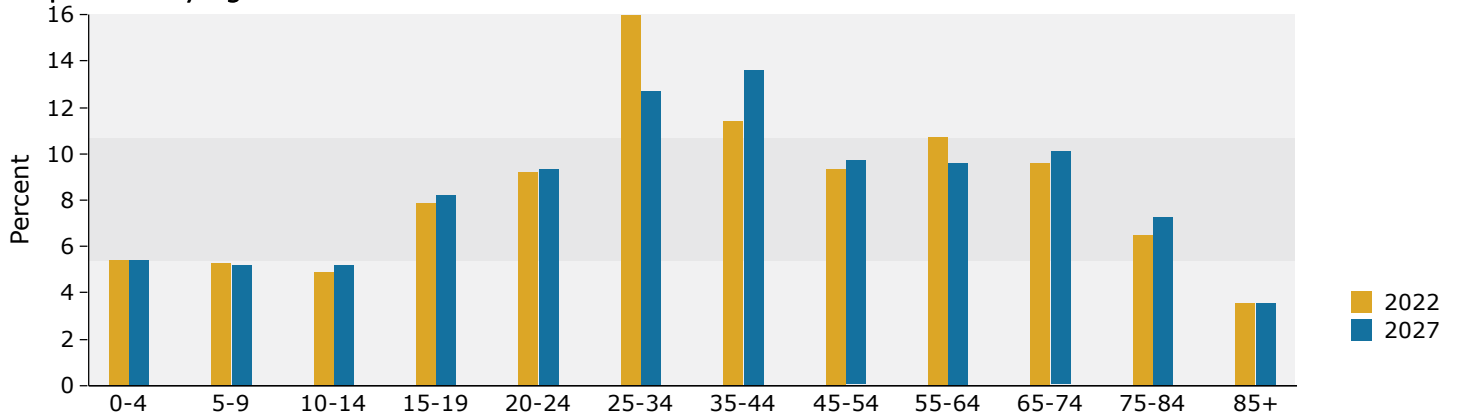
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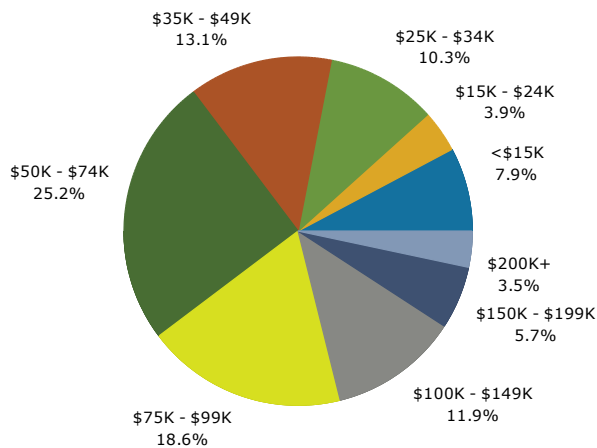
Trends 2022-2027



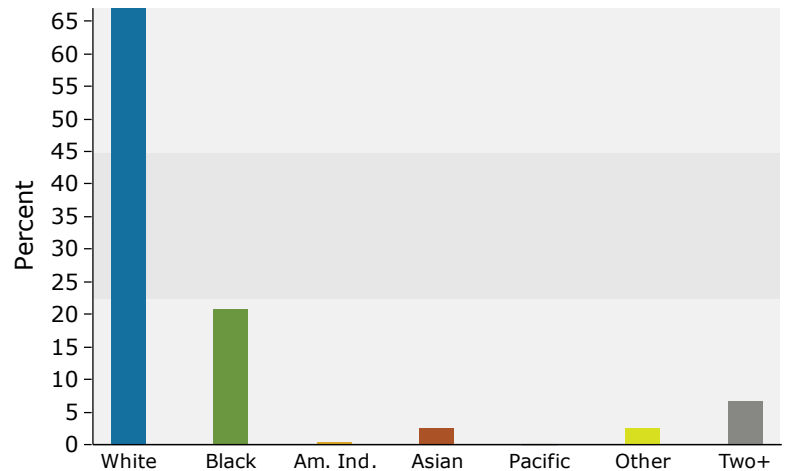
Population by Age



2022 Household Income



2022 Population by Race



2022 Percent Hispanic Origin: 5.1%

Source: Esri forecasts for 2022 and 2027. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.



Age 65 Profile

WARD IV
Area: 10.7 square miles

City of Lynchburg - GIS Division

Demographic Summary		Census 2010		2022	2027	2022-2027	2022-2027
						Change	Annual Rate
Total Population			20,279	21,263	21,452	189	0.18%
Population 65+			3,274	4,203	4,519	-2,961	-10%
Median Age			32.9	36.0	37.6	1.6	0.87%
Households			8,223	8,771	8,890	119	0.27%
Population by Age and Sex							
Male Population		Census 2010		2022		2027	
		Number	% of 65+	Number	% of 50+	Number	% of 50+
Total (65+)		1,220	100.0%	1,662	100.0%	1,812	100.0%
65-69		321	12.0%	474	14.8%	502	15.5%
70-74		256	9.6%	400	12.5%	447	13.8%
75-79		254	9.5%	319	10.0%	352	10.9%
80-84		214	8.0%	224	7.0%	265	8.2%
85+		175	6.5%	245	7.7%	246	7.6%
Female Population		Census 2010		2022		2027	
		Number	% of 65+	Number	% of 50+	Number	% of 50+
Total (65+)		2,055	100.0%	2,541	100.0%	2,706	100.0%
65-69		424	11.0%	614	14.4%	634	14.8%
70-74		409	10.6%	560	13.1%	592	13.8%
75-79		366	9.5%	473	11.1%	539	12.6%
80-84		389	10.1%	374	8.7%	419	9.8%
85+		467	12.1%	520	12.2%	522	12.2%
Total Population		Census 2010		2022		2027	
		Number	% of Total Pop	Number	% of Total Pop	Number	% of Total Pop
Total(65+) 2010 Total		3,274	16%	4,203	20%	4,519	21%
65-69		745	3.7%	1,088	5.1%	1,136	5.3%
70-74		665	3.3%	959	4.5%	1,040	4.8%
75-79		619	3.1%	792	3.7%	891	4.2%
80-84		603	3.0%	598	2.8%	684	3.2%
85+		642	3.2%	766	3.6%	768	3.6%
75+		1,864	9.2%	2,156	10.1%	2,343	10.9%

Data Note - A "-" indicates that the variable was not collected in the 2010 Census.