



Executive Summary

Forsyth village, IL (1727091)

Geography: Place

Forsyth villa...

Population

2000 Population	2,599
2010 Population	3,490
2020 Population	3,591
2025 Population	3,555
2000-2010 Annual Rate	2.99%
2010-2020 Annual Rate	0.28%
2020-2025 Annual Rate	-0.20%
2020 Male Population	49.4%
2020 Female Population	50.6%
2020 Median Age	45.4

In the identified area, the current year population is 3,591. In 2010, the Census count in the area was 3,490. The rate of change since 2010 was 0.28% annually. The five-year projection for the population in the area is 3,555 representing a change of -0.20% annually from 2020 to 2025. Currently, the population is 49.4% male and 50.6% female.

Median Age

The median age in this area is 45.4, compared to U.S. median age of 38.5.

Race and Ethnicity

2020 White Alone	86.6%
2020 Black Alone	3.7%
2020 American Indian/Alaska Native Alone	0.2%
2020 Asian Alone	7.8%
2020 Pacific Islander Alone	0.0%
2020 Other Race	0.4%
2020 Two or More Races	1.3%
2020 Hispanic Origin (Any Race)	2.3%

Persons of Hispanic origin represent 2.3% of the population in the identified area compared to 18.8% 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 27.7 in the identified area, compared to 65.1 for the U.S. as a whole.

Households

2020 Wealth Index	200
2000 Households	964
2010 Households	1,295
2020 Total Households	1,360
2025 Total Households	1,354
2000-2010 Annual Rate	3.00%
2010-2020 Annual Rate	0.48%
2020-2025 Annual Rate	-0.09%
2020 Average Household Size	2.63

The household count in this area has changed from 1,295 in 2010 to 1,360 in the current year, a change of 0.48% annually. The five-year projection of households is 1,354, a change of -0.09% annually from the current year total. Average household size is currently 2.63, compared to 2.68 in the year 2010. The number of families in the current year is 1,044 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025. Esri converted Census 2000 data into 2010 geography.



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Mortgage Income

2020 Percent of Income for Mortgage 12.2%

Median Household Income

2020 Median Household Income \$89,765

2025 Median Household Income \$104,461

2020-2025 Annual Rate 3.08%

Average Household Income

2020 Average Household Income \$127,674

2025 Average Household Income \$151,130

2020-2025 Annual Rate 3.43%

Per Capita Income

2020 Per Capita Income \$49,877

2025 Per Capita Income \$59,374

2020-2025 Annual Rate 3.55%

Households by Income

Current median household income is \$89,765 in the area, compared to \$62,203 for all U.S. households. Median household income is projected to be \$104,461 in five years, compared to \$67,325 for all U.S. households

Current average household income is \$127,674 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$151,130 in five years, compared to \$99,510 for all U.S. households

Current per capita income is \$49,877 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$59,374 in five years, compared to \$37,691 for all U.S. households

Housing

2020 Housing Affordability Index 158

2000 Total Housing Units 1,006

2000 Owner Occupied Housing Units 834

2000 Renter Occupied Housing Units 130

2000 Vacant Housing Units 42

2010 Total Housing Units 1,354

2010 Owner Occupied Housing Units 1,202

2010 Renter Occupied Housing Units 93

2010 Vacant Housing Units 59

2020 Total Housing Units 1,461

2020 Owner Occupied Housing Units 1,179

2020 Renter Occupied Housing Units 181

2020 Vacant Housing Units 101

2025 Total Housing Units 1,466

2025 Owner Occupied Housing Units 1,175

2025 Renter Occupied Housing Units 178

2025 Vacant Housing Units 112

Currently, 80.7% of the 1,461 housing units in the area are owner occupied; 12.4%, renter occupied; and 6.9% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 11.3% are vacant. In 2010, there were 1,354 housing units in the area - 88.8% owner occupied, 6.9% renter occupied, and 4.4% vacant. The annual rate of change in housing units since 2010 is 3.44%. Median home value in the area is \$262,736, compared to a median home value of \$235,127 for the U.S. In five years, median value is projected to change by 1.46% annually to \$282,449.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

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