



Demographic and Income Profile

Stone Springs Blvd & Greenstone Dr, Aldie, Virginia, 20105 3
 Stone Springs Blvd & Greenstone Dr, Aldie, Virginia, 20105
 Ring: 1 mile radius

Prepared by KLNB, LLC
 Latitude: 38.92841
 Longitude: -77.55187

Summary	Census 2010	2019	2024
Population	8,615	15,845	19,634
Households	2,827	5,327	6,549
Families	2,285	4,246	5,193
Average Household Size	3.05	2.97	3.00
Owner Occupied Housing Units	2,554	4,934	6,071
Renter Occupied Housing Units	273	393	478
Median Age	31.6	33.4	33.0
Trends: 2019 - 2024 Annual Rate	Area	State	National
Population	4.38%	0.80%	0.77%
Households	4.22%	0.74%	0.75%
Families	4.11%	0.69%	0.68%
Owner HHs	4.23%	0.99%	0.92%
Median Household Income	1.04%	2.09%	2.70%

Households by Income	2019		2024	
	Number	Percent	Number	Percent
<\$15,000	107	2.0%	104	1.6%
\$15,000 - \$24,999	60	1.1%	58	0.9%
\$25,000 - \$34,999	64	1.2%	59	0.9%
\$35,000 - \$49,999	211	4.0%	192	2.9%
\$50,000 - \$74,999	573	10.8%	584	8.9%
\$75,000 - \$99,999	427	8.0%	476	7.3%
\$100,000 - \$149,999	1,274	23.9%	1,525	23.3%
\$150,000 - \$199,999	1,370	25.7%	1,849	28.2%
\$200,000+	1,242	23.3%	1,702	26.0%
Median Household Income	\$147,012		\$154,833	
Average Household Income	\$163,347		\$179,698	
Per Capita Income	\$53,853		\$58,841	

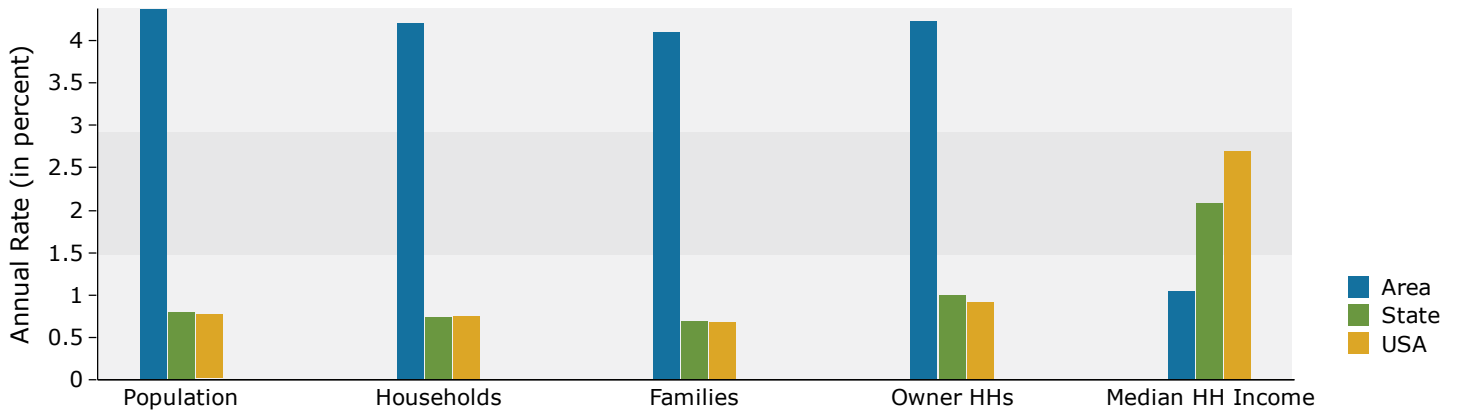
Population by Age	Census 2010		2019		2024	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,141	13.2%	1,638	10.3%	1,997	10.2%
5 - 9	848	9.8%	1,641	10.4%	1,986	10.1%
10 - 14	513	6.0%	1,397	8.8%	1,706	8.7%
15 - 19	365	4.2%	855	5.4%	1,282	6.5%
20 - 24	266	3.1%	572	3.6%	707	3.6%
25 - 34	1,977	22.9%	2,240	14.1%	2,863	14.6%
35 - 44	1,918	22.3%	3,529	22.3%	3,977	20.3%
45 - 54	913	10.6%	2,040	12.9%	2,642	13.5%
55 - 64	451	5.2%	1,164	7.3%	1,403	7.1%
65 - 74	162	1.9%	542	3.4%	733	3.7%
75 - 84	49	0.6%	181	1.1%	274	1.4%
85+	12	0.1%	46	0.3%	63	0.3%

Race and Ethnicity	Census 2010		2019		2024	
	Number	Percent	Number	Percent	Number	Percent
White Alone	4,659	54.1%	7,195	45.4%	7,888	40.2%
Black Alone	820	9.5%	1,594	10.1%	2,000	10.2%
American Indian Alone	25	0.3%	52	0.3%	64	0.3%
Asian Alone	2,499	29.0%	5,630	35.5%	7,859	40.0%
Pacific Islander Alone	2	0.0%	4	0.0%	4	0.0%
Some Other Race Alone	156	1.8%	372	2.3%	498	2.5%
Two or More Races	453	5.3%	999	6.3%	1,320	6.7%
Hispanic Origin (Any Race)	697	8.1%	1,602	10.1%	2,116	10.8%

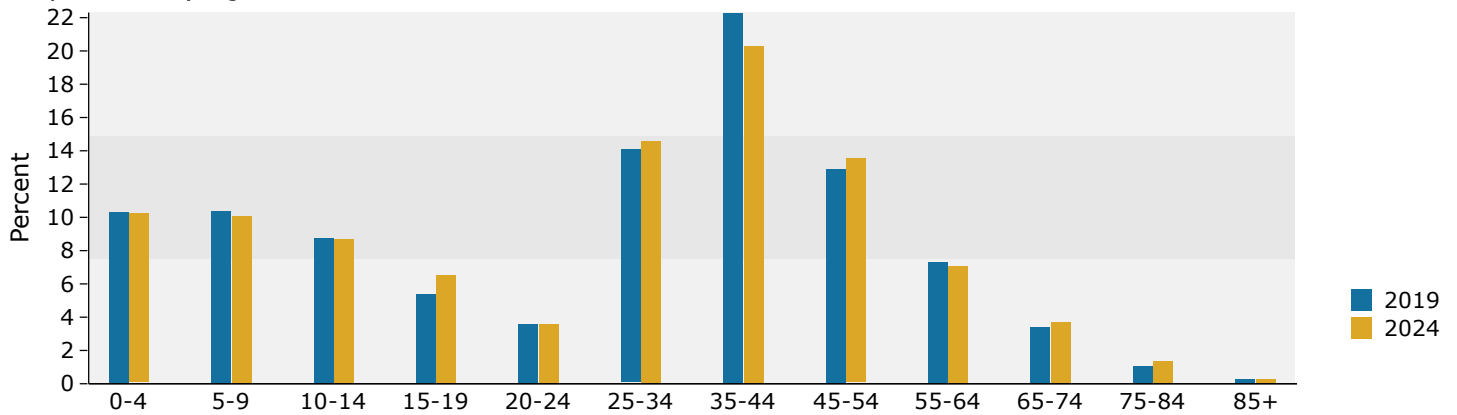
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024.

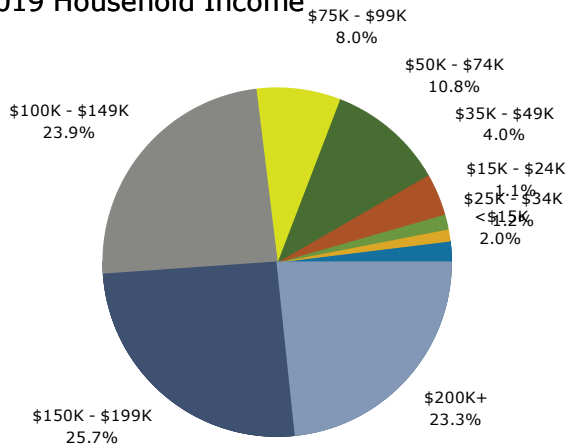
Trends 2019-2024



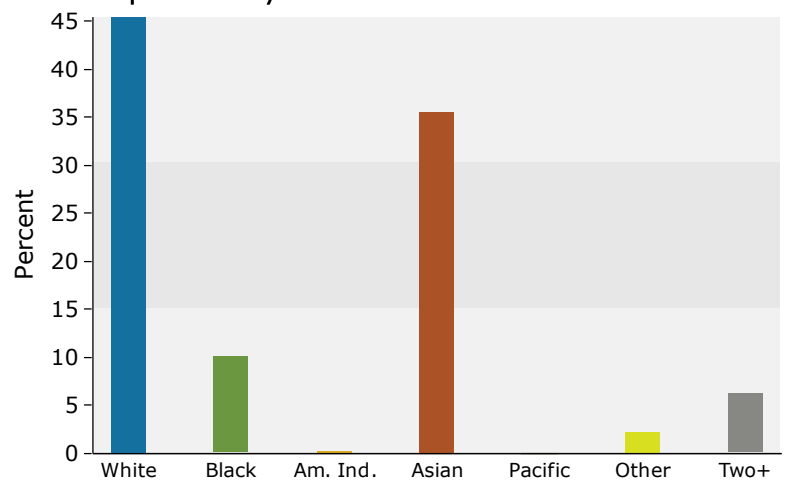
Population by Age



2019 Household Income



2019 Population by Race



2019 Percent Hispanic Origin: 10.1%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024.



Demographic and Income Profile

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Summary	Census 2010	2019	2024
Population	25,175	56,675	69,579
Households	8,111	17,792	21,629
Families	6,588	14,382	17,451
Average Household Size	3.10	3.18	3.22
Owner Occupied Housing Units	7,054	16,350	19,950
Renter Occupied Housing Units	1,057	1,442	1,679
Median Age	32.2	34.1	33.7
Trends: 2019 - 2024 Annual Rate	Area	State	National
Population	4.19%	0.80%	0.77%
Households	3.98%	0.74%	0.75%
Families	3.94%	0.69%	0.68%
Owner HHs	4.06%	0.99%	0.92%
Median Household Income	0.85%	2.09%	2.70%

Households by Income	2019		2024	
	Number	Percent	Number	Percent
<\$15,000	249	1.4%	245	1.1%
\$15,000 - \$24,999	188	1.1%	181	0.8%
\$25,000 - \$34,999	180	1.0%	167	0.8%
\$35,000 - \$49,999	547	3.1%	501	2.3%
\$50,000 - \$74,999	1,603	9.0%	1,604	7.4%
\$75,000 - \$99,999	1,389	7.8%	1,512	7.0%
\$100,000 - \$149,999	3,968	22.3%	4,658	21.5%
\$150,000 - \$199,999	4,235	23.8%	5,532	25.6%
\$200,000+	5,432	30.5%	7,229	33.4%
Median Household Income	\$156,358		\$163,109	
Average Household Income	\$180,705		\$197,227	
Per Capita Income	\$56,493		\$61,091	

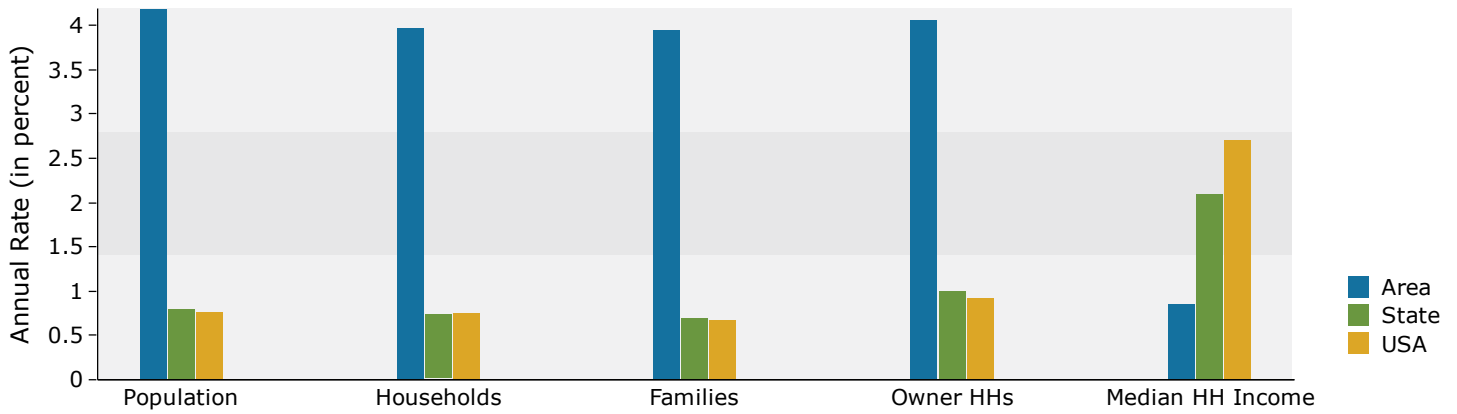
Population by Age	Census 2010		2019		2024	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	3,047	12.1%	5,308	9.4%	6,496	9.3%
5 - 9	2,662	10.6%	5,664	10.0%	6,743	9.7%
10 - 14	1,831	7.3%	5,331	9.4%	6,194	8.9%
15 - 19	1,203	4.8%	3,470	6.1%	4,827	6.9%
20 - 24	738	2.9%	2,199	3.9%	2,634	3.8%
25 - 34	4,699	18.7%	7,131	12.6%	9,429	13.6%
35 - 44	5,664	22.5%	11,373	20.1%	12,793	18.4%
45 - 54	2,975	11.8%	7,912	14.0%	9,670	13.9%
55 - 64	1,489	5.9%	4,805	8.5%	5,883	8.5%
65 - 74	623	2.5%	2,446	4.3%	3,330	4.8%
75 - 84	196	0.8%	828	1.5%	1,290	1.9%
85+	49	0.2%	206	0.4%	289	0.4%

Race and Ethnicity	Census 2010		2019		2024	
	Number	Percent	Number	Percent	Number	Percent
White Alone	13,660	54.3%	28,189	49.7%	31,052	44.6%
Black Alone	2,031	8.1%	4,610	8.1%	5,757	8.3%
American Indian Alone	72	0.3%	164	0.3%	199	0.3%
Asian Alone	7,614	30.2%	18,752	33.1%	25,971	37.3%
Pacific Islander Alone	10	0.0%	37	0.1%	47	0.1%
Some Other Race Alone	589	2.3%	1,665	2.9%	2,242	3.2%
Two or More Races	1,199	4.8%	3,259	5.8%	4,310	6.2%
Hispanic Origin (Any Race)	2,060	8.2%	5,500	9.7%	7,273	10.5%

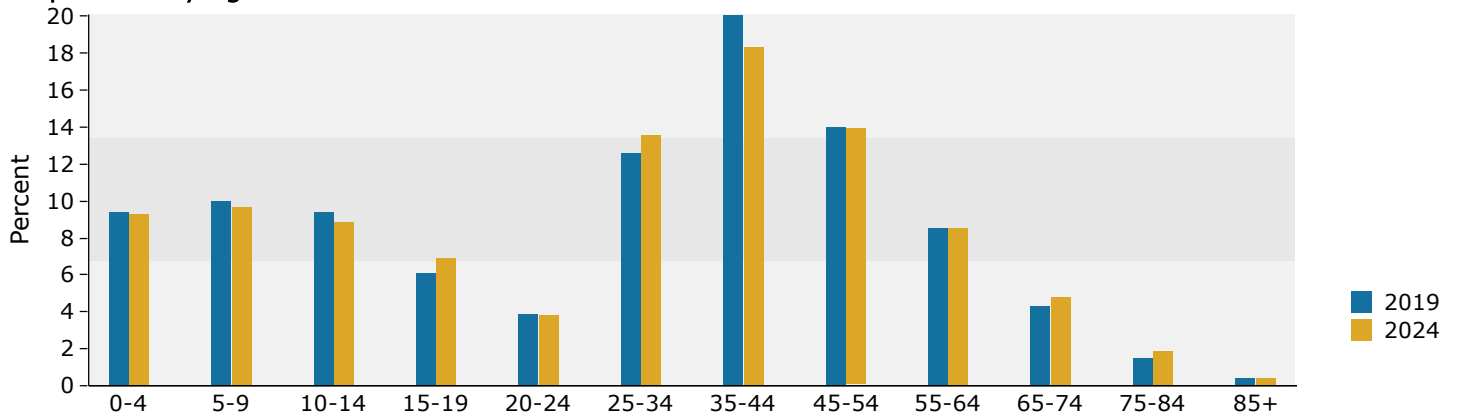
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024.

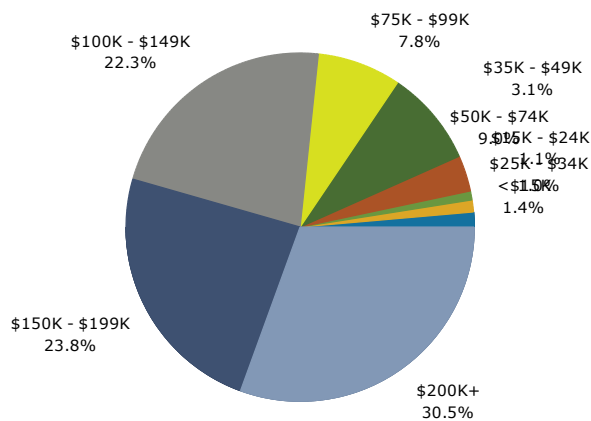
Trends 2019-2024



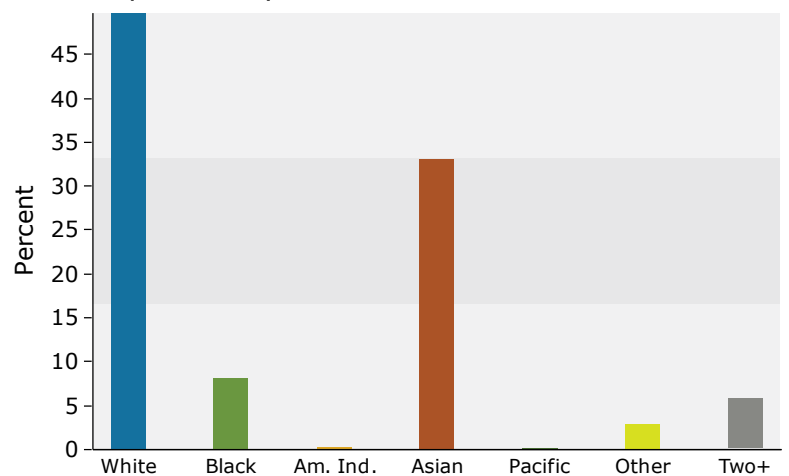
Population by Age



2019 Household Income



2019 Population by Race



2019 Percent Hispanic Origin: 9.7%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024.



Demographic and Income Profile

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Summary	Census 2010	2019	2024
Population	51,561	104,435	127,911
Households	16,038	31,779	38,569
Families	13,409	26,201	31,727
Average Household Size	3.21	3.29	3.32
Owner Occupied Housing Units	14,269	29,569	35,969
Renter Occupied Housing Units	1,769	2,211	2,601
Median Age	32.7	34.2	33.7
Trends: 2019 - 2024 Annual Rate	Area	State	National
Population	4.14%	0.80%	0.77%
Households	3.95%	0.74%	0.75%
Families	3.90%	0.69%	0.68%
Owner HHs	4.00%	0.99%	0.92%
Median Household Income	0.93%	2.09%	2.70%

Households by Income	2019		2024	
	Number	Percent	Number	Percent
<\$15,000	425	1.3%	423	1.1%
\$15,000 - \$24,999	325	1.0%	311	0.8%
\$25,000 - \$34,999	321	1.0%	296	0.8%
\$35,000 - \$49,999	834	2.6%	763	2.0%
\$50,000 - \$74,999	2,404	7.6%	2,381	6.2%
\$75,000 - \$99,999	2,338	7.4%	2,523	6.5%
\$100,000 - \$149,999	6,562	20.6%	7,565	19.6%
\$150,000 - \$199,999	7,283	22.9%	9,391	24.3%
\$200,000+	11,289	35.5%	14,917	38.7%
Median Household Income	\$164,144		\$171,917	
Average Household Income	\$192,157		\$209,262	
Per Capita Income	\$58,397		\$63,012	

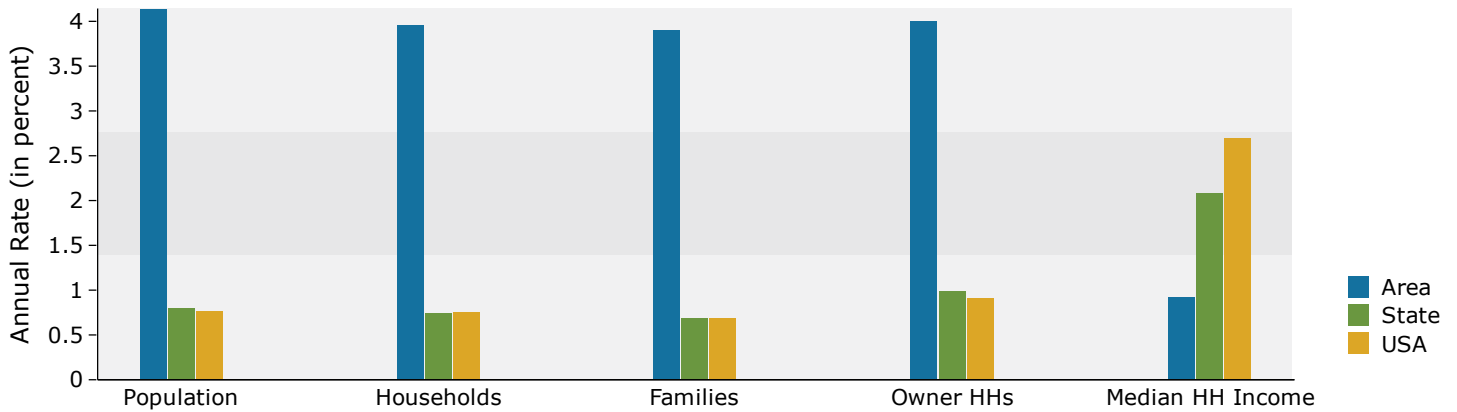
Population by Age	Census 2010		2019		2024	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	5,994	11.6%	9,639	9.2%	11,802	9.2%
5 - 9	5,833	11.3%	10,732	10.3%	12,758	10.0%
10 - 14	4,019	7.8%	10,178	9.7%	11,787	9.2%
15 - 19	2,554	5.0%	6,632	6.4%	9,166	7.2%
20 - 24	1,440	2.8%	3,964	3.8%	4,806	3.8%
25 - 34	8,278	16.1%	12,272	11.8%	16,193	12.7%
35 - 44	11,719	22.7%	20,358	19.5%	22,960	17.9%
45 - 54	6,536	12.7%	15,011	14.4%	18,067	14.1%
55 - 64	3,246	6.3%	8,954	8.6%	10,987	8.6%
65 - 74	1,410	2.7%	4,742	4.5%	6,372	5.0%
75 - 84	415	0.8%	1,560	1.5%	2,465	1.9%
85+	118	0.2%	393	0.4%	548	0.4%

Race and Ethnicity	Census 2010		2019		2024	
	Number	Percent	Number	Percent	Number	Percent
White Alone	30,726	59.6%	53,543	51.3%	58,766	45.9%
Black Alone	3,442	6.7%	7,328	7.0%	9,170	7.2%
American Indian Alone	130	0.3%	270	0.3%	328	0.3%
Asian Alone	13,996	27.1%	34,937	33.5%	48,507	37.9%
Pacific Islander Alone	30	0.1%	81	0.1%	101	0.1%
Some Other Race Alone	993	1.9%	2,693	2.6%	3,644	2.8%
Two or More Races	2,245	4.4%	5,584	5.3%	7,395	5.8%
Hispanic Origin (Any Race)	3,662	7.1%	9,158	8.8%	12,135	9.5%

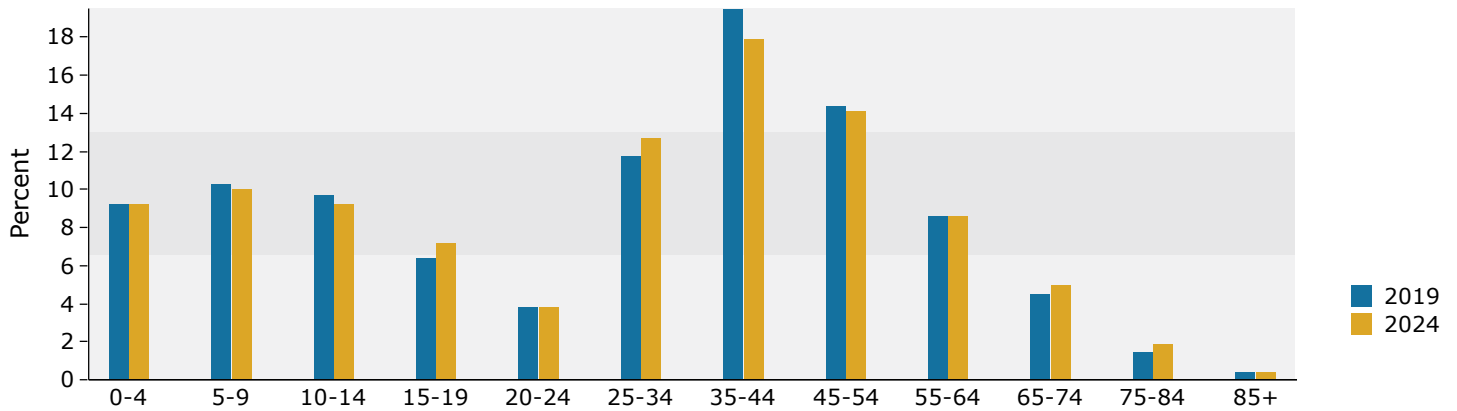
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2019 and 2024.

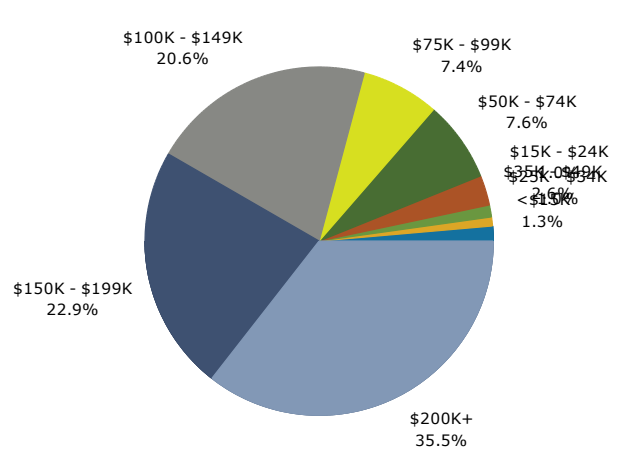
Trends 2019-2024



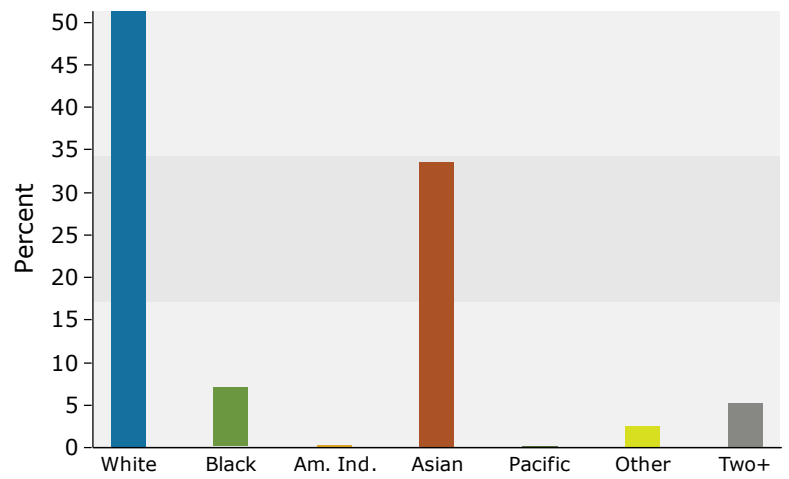
Population by Age



2019 Household Income



2019 Population by Race

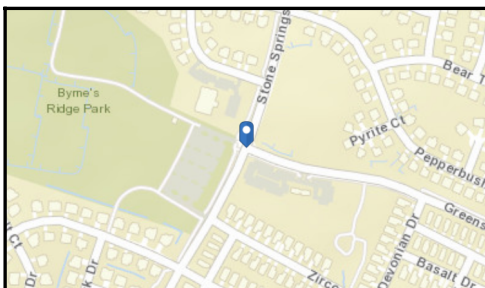
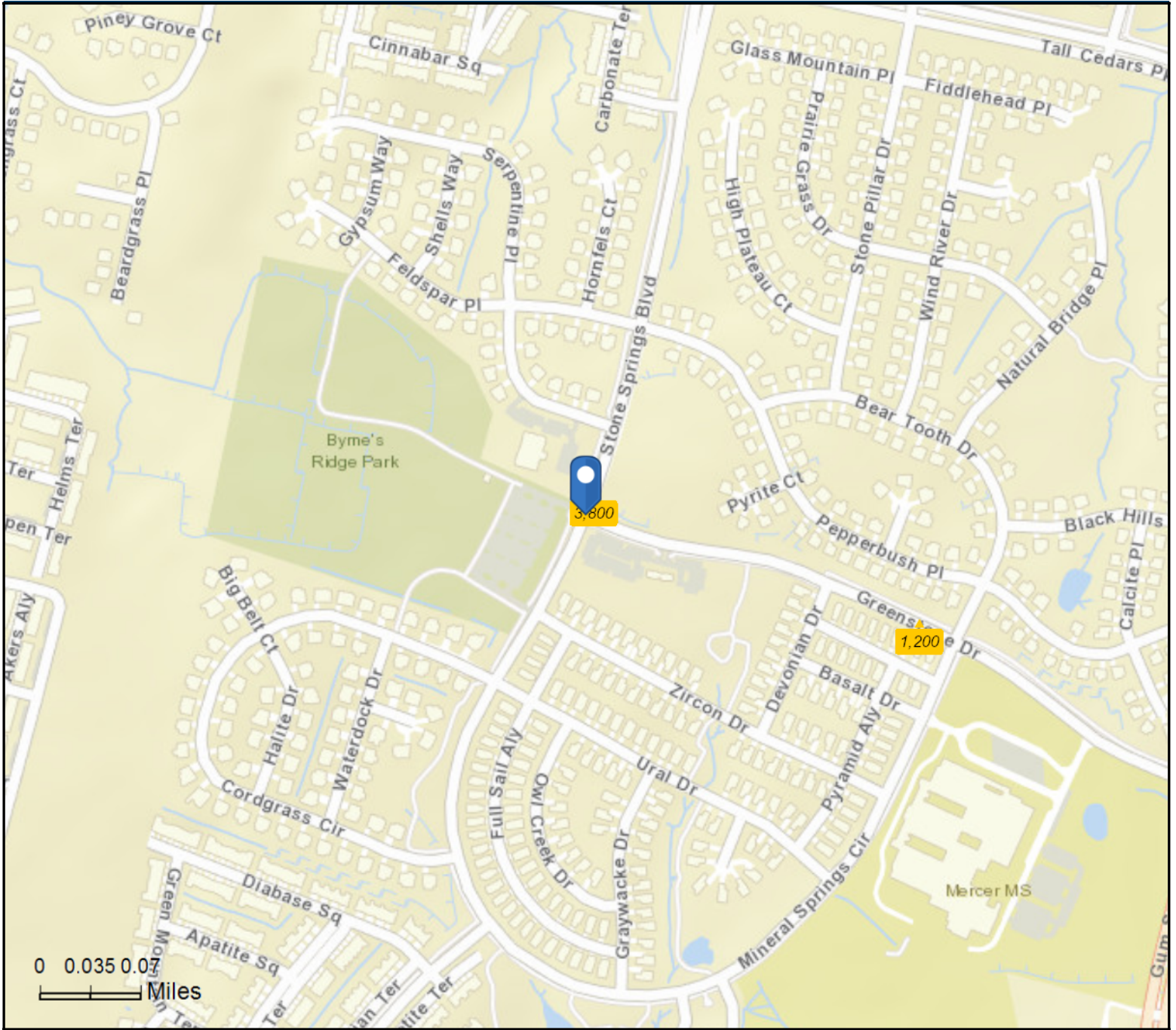


2019 Percent Hispanic Origin: 8.8%

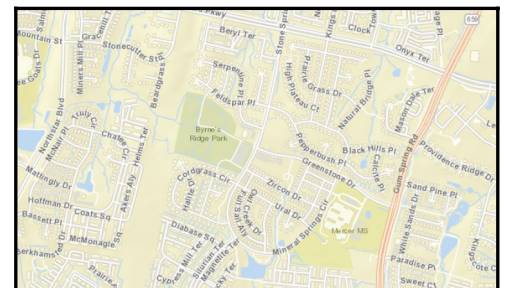
Traffic Count Map - Close Up

Stone Springs Blvd & Greenstone Dr, Aldie, Virginia, 20105 3
 Stone Springs Blvd & Greenstone Dr, Aldie, Virginia, 20105
 Rings: 1, 3, 5 mile radii

Prepared by KLNB, LLC
 Latitude: 38.92841
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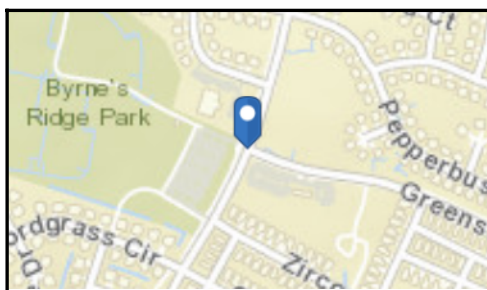
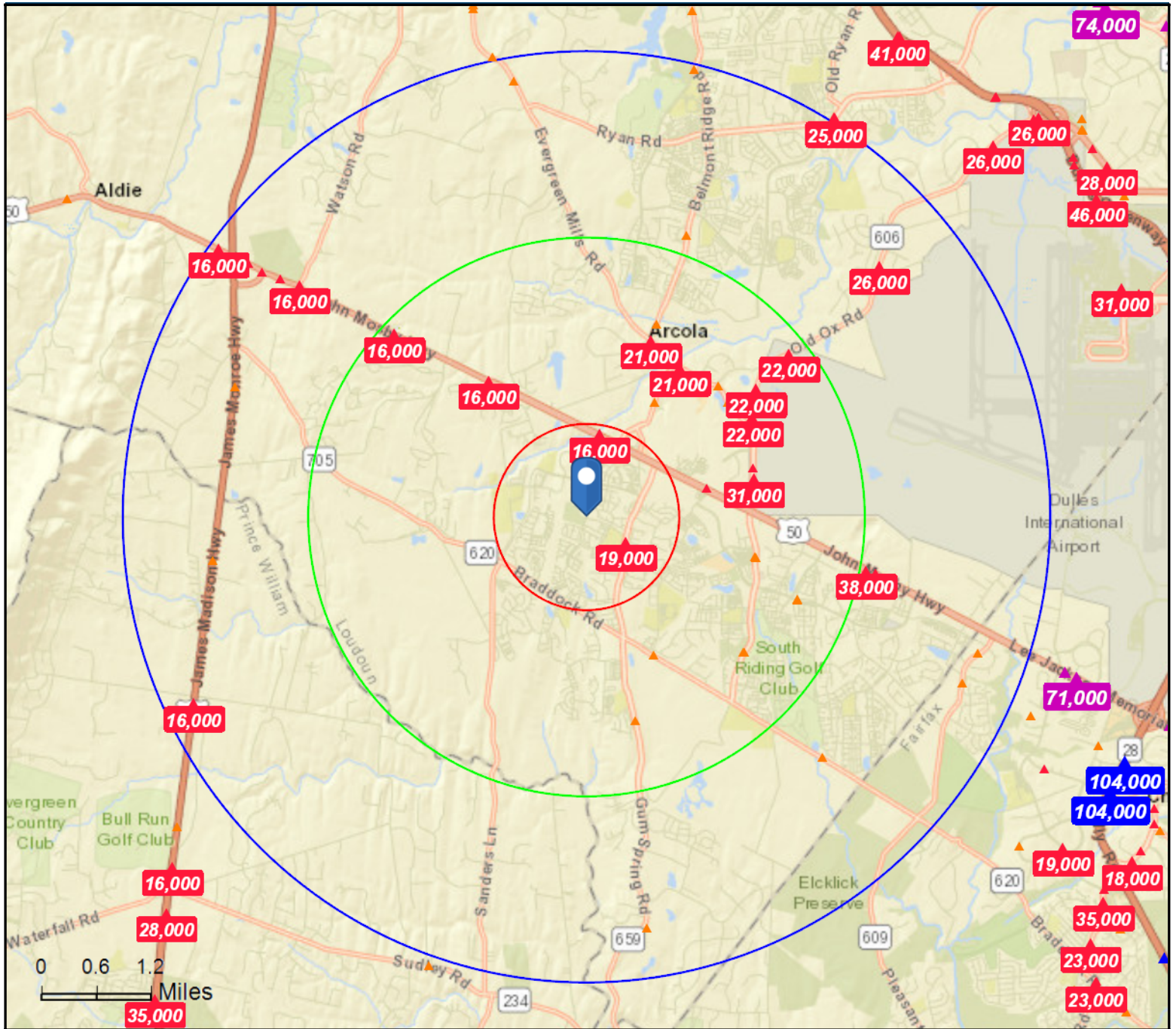
- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day



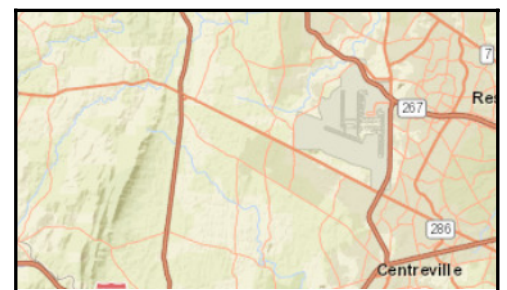
Source: ©2019 Kalibrate Technologies (Q1 2019).

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 Stone Springs Blvd & Greenstone Dr, Aldie, Virginia, 20105
 Rings: 1, 3, 5 mile radii

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- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
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Source: ©2019 Kalibrate Technologies (Q1 2019).

August 28, 2019