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Population Consolidated Report

Oconee County, GA
 Oconee County, GA (13219)
 Geography: County

Prepared by Esri

Demographic Summary				2021-2026	2021-2026
	Census 2010	2021	2026	Change	Annual Rate
Total Population	32,808	41,449	45,530	4,081	1.90%
Population 50+	10,444	15,990	18,271	2,281	2.70%
Median Age	38.9	41.4	42.1	0.7	0.34%
Households	11,622	14,714	16,178	1,464	1.92%
% Householders 55+	39.7%	48.9%	50.9%	2.0	0.80%
Total Owner-Occupied Housing Units	9,418	12,157	13,446	1,289	2.04%
Total Renter-Occupied Housing Units	2,204	2,557	2,732	175	1.33%
Owner/Renter Ratio (per 100 renters)	427	475	492	17.0	0.71%
Median Home Value	-	\$319,773	\$343,959	\$24,186	1.47%
Average Home Value	-	\$381,021	\$411,338	\$30,317	1.54%
Median Household Income	-	\$92,118	\$103,075	\$10,957	2.27%
Median Household Income for Householder 55+	-	\$76,445	\$86,068	\$9,623	2.40%

Population by Age and Sex

Male Population	Census 2010		2021		2026	
	Number	% of 50+	Number	% of 50+	Number	% of 50+
Total (50+)	4,981	100.0%	7,618	100.0%	8,643	100.0%
50-54	1,307	26.2%	1,445	19.0%	1,467	17.0%
55-59	1,107	22.2%	1,565	20.5%	1,539	17.8%
60-64	970	19.5%	1,468	19.3%	1,585	18.3%
65-69	651	13.1%	1,140	15.0%	1,402	16.2%
70-74	399	8.0%	936	12.3%	1,098	12.7%
75-79	251	5.0%	563	7.4%	825	9.5%
80-84	166	3.3%	279	3.7%	439	5.1%
85+	130	2.6%	222	2.9%	288	3.3%

Female Population	Census 2010		2021		2026	
	Number	% of 50+	Number	% of 50+	Number	% of 50+
Total (50+)	5,463	100.0%	8,372	100.0%	9,628	100.0%
50-54	1,358	24.9%	1,591	19.0%	1,583	16.4%
55-59	1,211	22.2%	1,699	20.3%	1,724	17.9%
60-64	913	16.7%	1,500	17.9%	1,653	17.2%
65-69	671	12.3%	1,256	15.0%	1,511	15.7%
70-74	426	7.8%	972	11.6%	1,262	13.1%
75-79	351	6.4%	648	7.7%	920	9.6%
80-84	244	4.5%	344	4.1%	547	5.7%
85+	289	5.3%	362	4.3%	428	4.4%

Total Population	Census 2010		2021		2026	
	Number	% of Total Pop	Number	% of Total Pop	Number	% of Total Pop
Total(50+)	10,444	31.8%	15,990	38.6%	18,271	40.1%
50-54	2,665	8.1%	3,036	7.3%	3,050	6.7%
55-59	2,318	7.1%	3,264	7.9%	3,263	7.2%
60-64	1,883	5.7%	2,968	7.2%	3,238	7.1%
65-69	1,322	4.0%	2,396	5.8%	2,913	6.4%
70-74	825	2.5%	1,908	4.6%	2,360	5.2%
75-79	602	1.8%	1,211	2.9%	1,745	3.8%
80-84	410	1.2%	623	1.5%	986	2.2%
85+	419	1.3%	584	1.4%	716	1.6%
65+	3,578	10.9%	6,722	16.2%	8,720	19.2%
75+	1,431	4.4%	2,418	5.8%	3,447	7.6%

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

Source: Esri, U.S. Census



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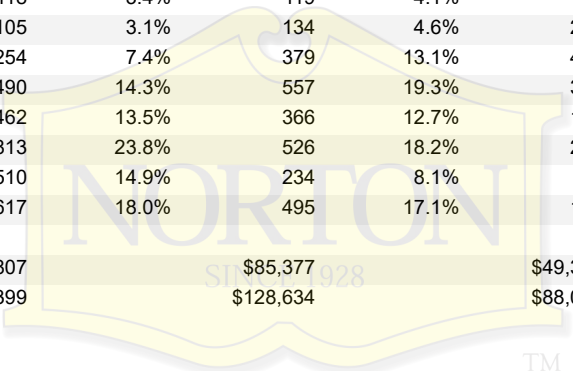
Prepared by Esri

2021 Households by Income and Age of Householder 55+

	55-64	Percent	65-74	Percent	75+	Percent	Total	Percent
Total	3,373	100%	2,428	100%	1,396	100%	7,197	100%
<\$15,000	82	2.4%	90	3.7%	97	6.9%	269	3.7%
\$15,000-\$24,999	159	4.7%	133	5.5%	133	9.5%	425	5.9%
\$25,000-\$34,999	133	3.9%	141	5.8%	209	15.0%	483	6.7%
\$35,000-\$49,999	321	9.5%	394	16.2%	370	26.5%	1,085	15.1%
\$50,000-\$74,999	534	15.8%	485	20.0%	255	18.3%	1,274	17.7%
\$75,000-\$99,999	462	13.7%	297	12.2%	78	5.6%	837	11.6%
\$100,000-\$149,999	718	21.3%	376	15.5%	114	8.2%	1,208	16.8%
\$150,000-\$199,999	416	12.3%	152	6.3%	31	2.2%	599	8.3%
\$200,000+	548	16.2%	360	14.8%	109	7.8%	1,017	14.1%
Median HH Income	\$99,684		\$72,887		\$44,064		\$76,445	
Average HH Income	\$128,649		\$112,065		\$74,026		\$112,459	

2026 Households by Income and Age of Householder 55+

	55-64	Percent	65-74	Percent	75+	Percent	Total	Percent
Total	3,423	100%	2,889	100%	1,927	100%	8,239	100%
<\$15,000	54	1.6%	79	2.7%	113	5.9%	246	3.0%
\$15,000-\$24,999	118	3.4%	119	4.1%	149	7.7%	386	4.7%
\$25,000-\$34,999	105	3.1%	134	4.6%	254	13.2%	493	6.0%
\$35,000-\$49,999	254	7.4%	379	13.1%	462	24.0%	1,095	13.3%
\$50,000-\$74,999	490	14.3%	557	19.3%	370	19.2%	1,417	17.2%
\$75,000-\$99,999	462	13.5%	366	12.7%	123	6.4%	951	11.5%
\$100,000-\$149,999	813	23.8%	526	18.2%	202	10.5%	1,541	18.7%
\$150,000-\$199,999	510	14.9%	234	8.1%	62	3.2%	806	9.8%
\$200,000+	617	18.0%	495	17.1%	192	10.0%	1,304	15.8%
Median HH Income	\$109,807		\$85,377		\$49,323		\$86,068	
Average HH Income	\$144,399		\$128,634		\$88,040		\$125,689	





Demographic and Income Profile

Oconee County, GA
 Oconee County, GA (13219)
 Geography: County

Prepared by Esri

Summary	Census 2010	2021	2026
Population	32,808	41,449	45,530
Households	11,622	14,714	16,178
Families	9,346	11,685	12,799
Average Household Size	2.81	2.81	2.80
Owner Occupied Housing Units	9,418	12,157	13,446
Renter Occupied Housing Units	2,204	2,557	2,732
Median Age	38.9	41.4	42.1
Trends: 2021-2026 Annual Rate	Area	State	National
Population	1.90%	1.05%	0.71%
Households	1.92%	1.06%	0.71%
Families	1.84%	0.97%	0.64%
Owner HHs	2.04%	1.26%	0.91%
Median Household Income	2.27%	2.43%	2.41%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
<\$15,000	433	2.9%	372	2.3%
\$15,000 - \$24,999	665	4.5%	577	3.6%
\$25,000 - \$34,999	964	6.6%	893	5.5%
\$35,000 - \$49,999	1,832	12.5%	1,720	10.6%
\$50,000 - \$74,999	2,172	14.8%	2,266	14.0%
\$75,000 - \$99,999	1,751	11.9%	1,897	11.7%
\$100,000 - \$149,999	3,139	21.3%	3,764	23.3%
\$150,000 - \$199,999	1,556	10.6%	2,011	12.4%
\$200,000+	2,202	15.0%	2,678	16.6%
Median Household Income	\$92,118		\$103,075	
Average Household Income	\$120,889		\$134,497	
Per Capita Income	\$42,919		\$47,794	

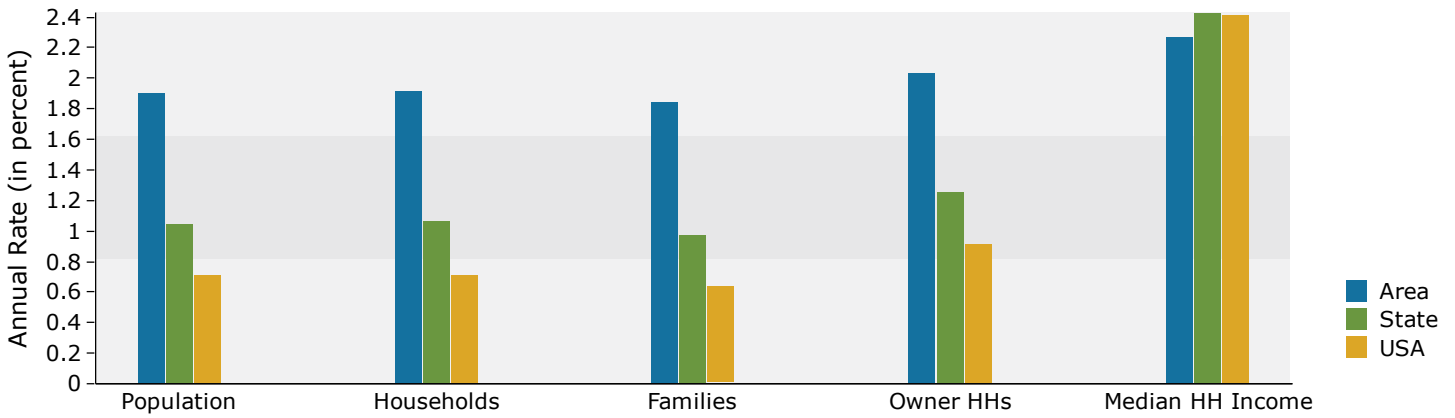
Population by Age	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,924	5.9%	2,168	5.2%	2,376	5.2%
5 - 9	2,693	8.2%	2,578	6.2%	2,736	6.0%
10 - 14	2,912	8.9%	2,913	7.0%	3,112	6.8%
15 - 19	2,593	7.9%	3,029	7.3%	2,857	6.3%
20 - 24	1,441	4.4%	2,165	5.2%	2,105	4.6%
25 - 34	3,053	9.3%	4,758	11.5%	5,351	11.8%
35 - 44	4,915	15.0%	4,962	12.0%	5,920	13.0%
45 - 54	5,498	16.8%	5,922	14.3%	5,852	12.9%
55 - 64	4,201	12.8%	6,232	15.0%	6,501	14.3%
65 - 74	2,147	6.5%	4,304	10.4%	5,273	11.6%
75 - 84	1,012	3.1%	1,834	4.4%	2,731	6.0%
85+	419	1.3%	584	1.4%	716	1.6%

Race and Ethnicity	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
White Alone	29,004	88.4%	35,277	85.1%	38,018	83.5%
Black Alone	1,635	5.0%	2,067	5.0%	2,232	4.9%
American Indian Alone	49	0.1%	103	0.2%	128	0.3%
Asian Alone	1,022	3.1%	1,926	4.6%	2,524	5.5%
Pacific Islander Alone	5	0.0%	8	0.0%	10	0.0%
Some Other Race Alone	641	2.0%	1,238	3.0%	1,625	3.6%
Two or More Races	452	1.4%	830	2.0%	993	2.2%
Hispanic Origin (Any Race)	1,436	4.4%	2,519	6.1%	3,201	7.0%

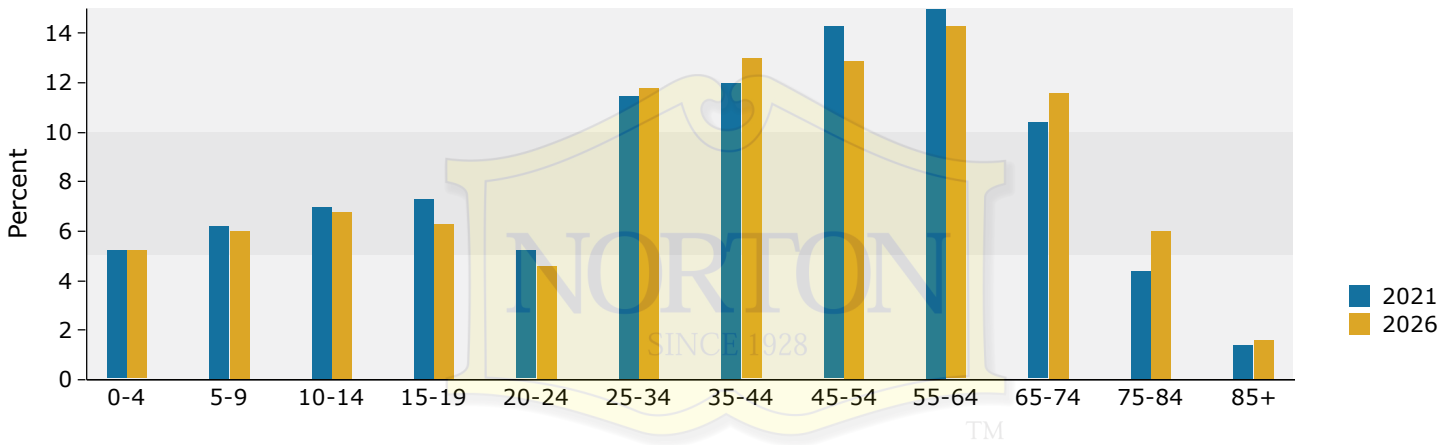
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

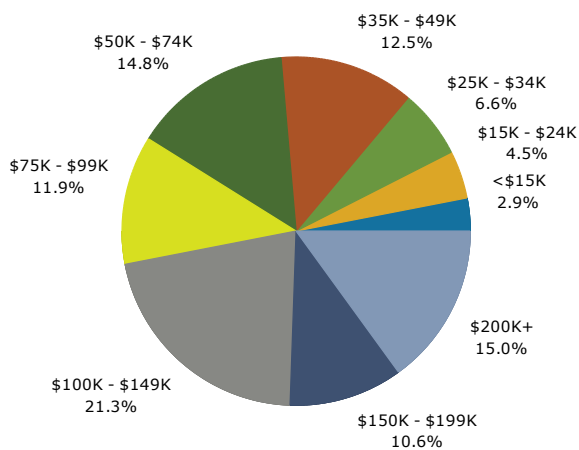
Trends 2021-2026



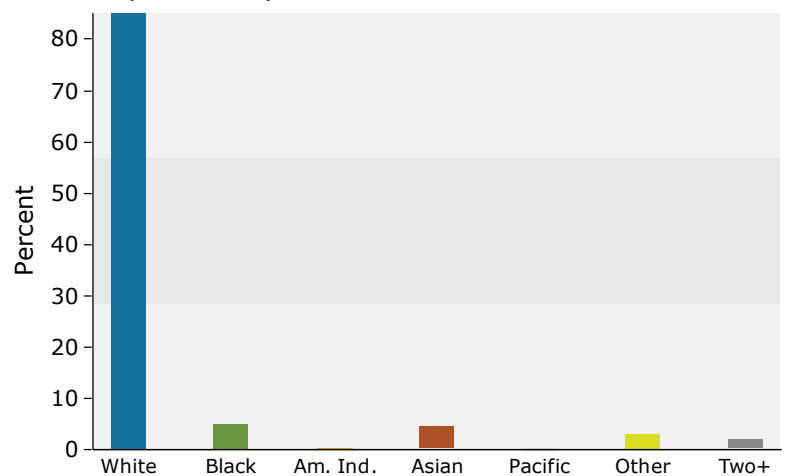
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 6.1%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

Oconee County...

Population

2000 Population	26,225
2010 Population	32,808
2021 Population	41,449
2026 Population	45,530
2000-2010 Annual Rate	2.26%
2010-2021 Annual Rate	2.10%
2021-2026 Annual Rate	1.90%
2021 Male Population	48.7%
2021 Female Population	51.3%
2021 Median Age	41.4

In the identified area, the current year population is 41,449. In 2010, the Census count in the area was 32,808. The rate of change since 2010 was 2.10% annually. The five-year projection for the population in the area is 45,530 representing a change of 1.90% annually from 2021 to 2026. Currently, the population is 48.7% male and 51.3% female.

Median Age

The median age in this area is 41.4, compared to U.S. median age of 38.5.

Race and Ethnicity

2021 White Alone	85.1%
2021 Black Alone	5.0%
2021 American Indian/Alaska Native Alone	0.2%
2021 Asian Alone	4.6%
2021 Pacific Islander Alone	0.0%
2021 Other Race	3.0%
2021 Two or More Races	2.0%
2021 Hispanic Origin (Any Race)	6.1%

Persons of Hispanic origin represent 6.1% of the population in the identified area compared to 18.9% 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 35.4 in the identified area, compared to 65.4 for the U.S. as a whole.

Households

2021 Wealth Index	169
2000 Households	9,051
2010 Households	11,622
2021 Total Households	14,714
2026 Total Households	16,178
2000-2010 Annual Rate	2.53%
2010-2021 Annual Rate	2.12%
2021-2026 Annual Rate	1.92%
2021 Average Household Size	2.81

The household count in this area has changed from 11,622 in 2010 to 14,714 in the current year, a change of 2.12% annually. The five-year projection of households is 16,178, a change of 1.92% annually from the current year total. Average household size is currently 2.81, compared to 2.81 in the year 2010. The number of families in the current year is 11,685 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 2021 and 2026. Esri converted Census 2000 data into 2010 geography.



Executive Summary

Oconee County, GA
Oconee County, GA (13219)
Geography: County

Prepared by Esri

Oconee County...

Mortgage Income

2021 Percent of Income for Mortgage 14.6%

Median Household Income

2021 Median Household Income \$92,118

2026 Median Household Income \$103,075

2021-2026 Annual Rate 2.27%

Average Household Income

2021 Average Household Income \$120,889

2026 Average Household Income \$134,497

2021-2026 Annual Rate 2.16%

Per Capita Income

2021 Per Capita Income \$42,919

2026 Per Capita Income \$47,794

2021-2026 Annual Rate 2.18%

Households by Income

Current median household income is \$92,118 in the area, compared to \$64,730 for all U.S. households. Median household income is projected to be \$103,075 in five years, compared to \$72,932 for all U.S. households

Current average household income is \$120,889 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$134,497 in five years, compared to \$103,679 for all U.S. households

Current per capita income is \$42,919 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$47,794 in five years, compared to \$39,378 for all U.S. households

Housing

2021 Housing Affordability Index 161

2000 Total Housing Units 9,528

2000 Owner Occupied Housing Units 7,263

2000 Renter Occupied Housing Units 1,788

2000 Vacant Housing Units 477

2010 Total Housing Units 12,383

2010 Owner Occupied Housing Units 9,418

2010 Renter Occupied Housing Units 2,204

2010 Vacant Housing Units 761

2021 Total Housing Units 15,696

2021 Owner Occupied Housing Units 12,157

2021 Renter Occupied Housing Units 2,557

2021 Vacant Housing Units 982

2026 Total Housing Units 17,205

2026 Owner Occupied Housing Units 13,446

2026 Renter Occupied Housing Units 2,732

2026 Vacant Housing Units 1,027

Currently, 77.5% of the 15,696 housing units in the area are owner occupied; 16.3%, renter occupied; and 6.3% are vacant. Currently, in the U.S., 57.3% of the housing units in the area are owner occupied; 31.2% are renter occupied; and 11.5% are vacant. In 2010, there were 12,383 housing units in the area - 76.1% owner occupied, 17.8% renter occupied, and 6.1% vacant. The annual rate of change in housing units since 2010 is 11.11%. Median home value in the area is \$319,773, compared to a median home value of \$264,021 for the U.S. In five years, median value is projected to change by 1.47% annually to \$343,959.

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 2021 and 2026. Esri converted Census 2000 data into 2010 geography.

December 04, 2021



Household Income Profile

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Summary	2021	2026	2021-2026 Change	2021-2026 Annual Rate
Population	41,449	45,530	4,081	1.90%
Households	14,714	16,178	1,464	1.92%
Median Age	41.4	42.1	0.7	0.34%
Average Household Size	2.81	2.80	-0.01	-0.07%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
Household	14,714	100%	16,178	100%
<\$15,000	433	2.9%	372	2.3%
\$15,000-\$24,999	665	4.5%	577	3.6%
\$25,000-\$34,999	964	6.6%	893	5.5%
\$35,000-\$49,999	1,832	12.5%	1,720	10.6%
\$50,000-\$74,999	2,172	14.8%	2,266	14.0%
\$75,000-\$99,999	1,751	11.9%	1,897	11.7%
\$100,000-\$149,999	3,139	21.3%	3,764	23.3%
\$150,000-\$199,999	1,556	10.6%	2,011	12.4%
\$200,000+	2,202	15.0%	2,678	16.6%
Median Household Income	\$92,118		\$103,075	
Average Household Income	\$120,889		\$134,497	
Per Capita Income	\$42,919		\$47,794	



Data Note: Income is reported for households as of July 1, 2021 and represents annual income for the preceding year, expressed in 2019 dollars. Income is reported for households as of July 1, 2026 and represents annual income for the preceding year, expressed in 2024 dollars
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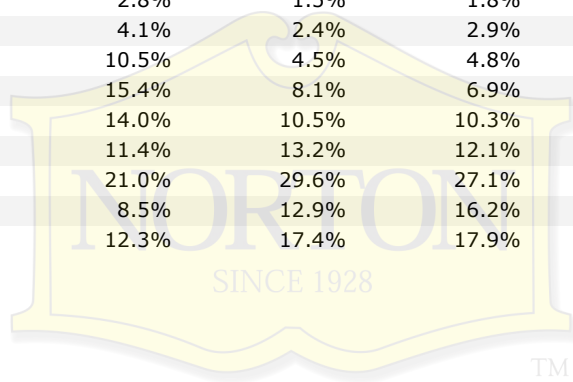


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2021 Households by Income and Age of Householder							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	266	1,861	2,353	3,037	3,373	2,428	1,396
<\$15,000	21	52	35	56	82	90	97
\$15,000-\$24,999	19	76	56	89	159	133	133
\$25,000-\$34,999	33	196	107	145	133	141	209
\$35,000-\$49,999	59	287	190	211	321	394	370
\$50,000-\$74,999	78	260	247	313	534	485	255
\$75,000-\$99,999	26	212	310	366	462	297	78
\$100,000-\$149,999	21	391	696	823	718	376	114
\$150,000-\$199,999	5	158	303	491	416	152	31
\$200,000+	4	229	409	543	548	360	109
Median HH Income	\$50,174	\$80,760	\$111,273	\$114,953	\$99,684	\$72,887	\$44,064
Average HH Income	\$59,377	\$109,197	\$137,364	\$140,652	\$128,649	\$112,065	\$74,026
Percent Distribution							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	100%	100%	100%	100%	100%	100%	100%
<\$15,000	7.9%	2.8%	1.5%	1.8%	2.4%	3.7%	6.9%
\$15,000-\$24,999	7.1%	4.1%	2.4%	2.9%	4.7%	5.5%	9.5%
\$25,000-\$34,999	12.4%	10.5%	4.5%	4.8%	3.9%	5.8%	15.0%
\$35,000-\$49,999	22.2%	15.4%	8.1%	6.9%	9.5%	16.2%	26.5%
\$50,000-\$74,999	29.3%	14.0%	10.5%	10.3%	15.8%	20.0%	18.3%
\$75,000-\$99,999	9.8%	11.4%	13.2%	12.1%	13.7%	12.2%	5.6%
\$100,000-\$149,999	7.9%	21.0%	29.6%	27.1%	21.3%	15.5%	8.2%
\$150,000-\$199,999	1.9%	8.5%	12.9%	16.2%	12.3%	6.3%	2.2%
\$200,000+	1.5%	12.3%	17.4%	17.9%	16.2%	14.8%	7.8%



Data Note: Income is reported for households as of July 1, 2021 and represents annual income for the preceding year, expressed in 2019 dollars. Income is reported for households as of July 1, 2026 and represents annual income for the preceding year, expressed in 2024 dollars
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri Forecasts for 2021 and 2026.

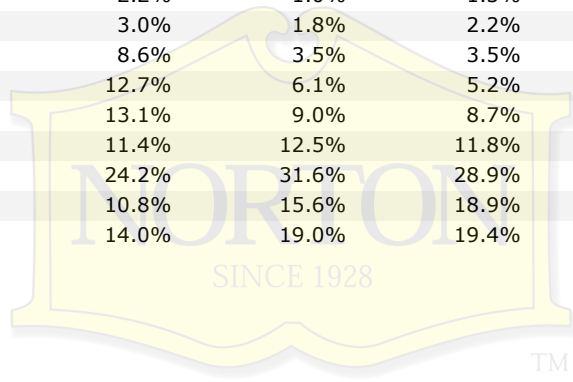


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2026 Households by Income and Age of Householder							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	252	2,042	2,719	2,926	3,423	2,889	1,927
<\$15,000	17	44	26	39	54	79	113
\$15,000-\$24,999	17	62	48	64	118	119	149
\$25,000-\$34,999	27	176	95	102	105	134	254
\$35,000-\$49,999	48	260	165	152	254	379	462
\$50,000-\$74,999	81	268	245	255	490	557	370
\$75,000-\$99,999	28	232	341	345	462	366	123
\$100,000-\$149,999	24	494	858	847	813	526	202
\$150,000-\$199,999	6	221	424	554	510	234	62
\$200,000+	4	285	517	568	617	495	192
Median HH Income	\$53,166	\$97,175	\$119,156	\$123,880	\$109,807	\$85,377	\$49,323
Average HH Income	\$65,691	\$124,169	\$152,411	\$155,786	\$144,399	\$128,634	\$88,040
Percent Distribution							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	100%	100%	100%	100%	100%	100%	100%
<\$15,000	6.7%	2.2%	1.0%	1.3%	1.6%	2.7%	5.9%
\$15,000-\$24,999	6.7%	3.0%	1.8%	2.2%	3.4%	4.1%	7.7%
\$25,000-\$34,999	10.7%	8.6%	3.5%	3.5%	3.1%	4.6%	13.2%
\$35,000-\$49,999	19.0%	12.7%	6.1%	5.2%	7.4%	13.1%	24.0%
\$50,000-\$74,999	32.1%	13.1%	9.0%	8.7%	14.3%	19.3%	19.2%
\$75,000-\$99,999	11.1%	11.4%	12.5%	11.8%	13.5%	12.7%	6.4%
\$100,000-\$149,999	9.5%	24.2%	31.6%	28.9%	23.8%	18.2%	10.5%
\$150,000-\$199,999	2.4%	10.8%	15.6%	18.9%	14.9%	8.1%	3.2%
\$200,000+	1.6%	14.0%	19.0%	19.4%	18.0%	17.1%	10.0%



Data Note: Income is reported for households as of July 1, 2021 and represents annual income for the preceding year, expressed in 2019 dollars. Income is reported for households as of July 1, 2026 and represents annual income for the preceding year, expressed in 2024 dollars
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri Forecasts for 2021 and 2026.



Housing Profile

Oconee County, GA
 Oconee County, GA (13219)
 Geography: County

Prepared by Esri

Population		Households	
2010 Total Population	32,808	2021 Median Household Income	\$92,118
2021 Total Population	41,449	2026 Median Household Income	\$103,075
2026 Total Population	45,530	2021-2026 Annual Rate	2.27%
2021-2026 Annual Rate	1.90%		

Housing Units by Occupancy Status and Tenure	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
Total Housing Units	12,383	100.0%	15,696	100.0%	17,205	100.0%
Occupied	11,622	93.9%	14,714	93.7%	16,178	94.0%
Owner	9,418	76.1%	12,157	77.5%	13,446	78.2%
Renter	2,204	17.8%	2,557	16.3%	2,732	15.9%
Vacant	761	6.1%	982	6.3%	1,027	6.0%

Owner Occupied Housing Units by Value	2021		2026	
	Number	Percent	Number	Percent
Total	12,157	100.0%	13,446	100.0%
<\$50,000	119	1.0%	61	0.5%
\$50,000-\$99,999	124	1.0%	54	0.4%
\$100,000-\$149,999	409	3.4%	215	1.6%
\$150,000-\$199,999	1,176	9.7%	913	6.8%
\$200,000-\$249,999	2,010	16.5%	1,996	14.8%
\$250,000-\$299,999	1,605	13.2%	1,774	13.2%
\$300,000-\$399,999	3,214	26.4%	3,890	28.9%
\$400,000-\$499,999	1,358	11.2%	1,719	12.8%
\$500,000-\$749,999	1,498	12.3%	1,988	14.8%
\$750,000-\$999,999	368	3.0%	493	3.7%
\$1,000,000-\$1,499,999	141	1.2%	172	1.3%
\$1,500,000-\$1,999,999	10	0.1%	14	0.1%
\$2,000,000+	125	1.0%	157	1.2%



Median Value	\$319,773	\$343,959
Average Value	\$381,021	\$411,338

Census 2010 Housing Units	Number	Percent
Total	12,383	100.0%
In Urbanized Areas	6,264	50.6%
In Urban Clusters	0	0.0%
Rural Housing Units	6,119	49.4%

Data Note: Persons of Hispanic Origin may be of any race.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.



Housing Profile

Oconee County, GA
 Oconee County, GA (13219)
 Geography: County

Prepared by Esri

Census 2010 Owner Occupied Housing Units by Mortgage Status		
	Number	Percent
Total	9,418	100.0%
Owned with a Mortgage/Loan	7,168	76.1%
Owned Free and Clear	2,250	23.9%

Census 2010 Vacant Housing Units by Status		
	Number	Percent
Total	761	100.0%
For Rent	197	25.9%
Rented- Not Occupied	14	1.8%
For Sale Only	221	29.0%
Sold - Not Occupied	42	5.5%
Seasonal/Recreational/Occasional Use	73	9.6%
For Migrant Workers	2	0.3%
Other Vacant	212	27.9%

Census 2010 Occupied Housing Units by Age of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	11,622	9,418	81.0%
15-24	232	70	30.2%
25-34	1,278	750	58.7%
35-44	2,489	1,967	79.0%
45-54	3,010	2,608	86.6%
55-64	2,431	2,162	88.9%
65-74	1,291	1,177	91.2%
75-84	624	534	85.6%
85+	267	150	56.2%

Census 2010 Occupied Housing Units by Race/Ethnicity of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	11,622	9,418	81.0%
White Alone	10,471	8,657	82.7%
Black/African American Alone	585	355	60.7%
American Indian/Alaska Native	15	13	86.7%
Asian Alone	286	250	87.4%
Pacific Islander Alone	0	0	0.0%
Other Race Alone	169	77	45.6%
Two or More Races	96	66	68.8%
Hispanic Origin	358	203	56.7%

Census 2010 Occupied Housing Units by Size and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	11,622	9,418	81.0%
1-Person	1,898	1,273	67.1%
2-Person	3,873	3,270	84.4%
3-Person	2,256	1,860	82.4%
4-Person	2,252	1,906	84.6%
5-Person	953	796	83.5%
6-Person	276	224	81.2%
7+ Person	114	89	78.1%

2021 Housing Affordability	
Housing Affordability Index	161
Percent of Income for Mortgage	14.6%

Data Note: Persons of Hispanic Origin may be of any race.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

	2000	2010	2000-2010 Annual Rate
Population	26,225	32,808	2.26%
Households	9,051	11,622	2.53%
Housing Units	9,528	12,383	2.66%
Population by Race			
		Number	Percent
Total		32,808	100.0%
Population Reporting One Race		32,356	98.6%
White		29,004	88.4%
Black		1,635	5.0%
American Indian		49	0.1%
Asian		1,022	3.1%
Pacific Islander		5	0.0%
Some Other Race		641	2.0%
Population Reporting Two or More Races		452	1.4%
Total Hispanic Population		1,436	4.4%
Population by Sex			
Male		16,007	48.8%
Female		16,801	51.2%
Population by Age			
Total		32,808	100.0%
Age 0 - 4		1,924	5.9%
Age 5 - 9		2,693	8.2%
Age 10 - 14		2,912	8.9%
Age 15 - 19		2,593	7.9%
Age 20 - 24		1,441	4.4%
Age 25 - 29		1,364	4.2%
Age 30 - 34		1,689	5.1%
Age 35 - 39		2,294	7.0%
Age 40 - 44		2,621	8.0%
Age 45 - 49		2,833	8.6%
Age 50 - 54		2,665	8.1%
Age 55 - 59		2,318	7.1%
Age 60 - 64		1,883	5.7%
Age 65 - 69		1,322	4.0%
Age 70 - 74		825	2.5%
Age 75 - 79		602	1.8%
Age 80 - 84		410	1.2%
Age 85+		419	1.3%
Age 18+		23,505	71.6%
Age 65+		3,578	10.9%



Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.

Households by Type		
Total	11,622	100.0%
Households with 1 Person	1,898	16.3%
Households with 2+ People	9,724	83.7%
Family Households	9,346	80.4%
Husband-wife Families	7,828	67.4%
With Own Children	3,840	33.0%
Other Family (No Spouse Present)	1,518	13.1%
With Own Children	896	7.7%
Nonfamily Households	378	3.3%
All Households with Children	5,040	43.4%
Multigenerational Households	390	3.4%
Unmarried Partner Households	399	3.4%
Male-female	330	2.8%
Same-sex	69	0.6%
Average Household Size	2.81	

Family Households by Size		
Total	9,346	100.0%
2 People	3,567	38.2%
3 People	2,211	23.7%
4 People	2,232	23.9%
5 People	951	10.2%
6 People	272	2.9%
7+ People	113	1.2%
Average Family Size	3.16	

Nonfamily Households by Size		
Total	2,276	100.0%
1 Person	1,898	83.4%
2 People	306	13.4%
3 People	45	2.0%
4 People	20	0.9%
5 People	2	0.1%
6 People	4	0.2%
7+ People	1	0.0%
Average Nonfamily Size	1.22	

Population by Relationship and Household Type		
Total	32,808	100.0%
In Households	32,691	99.6%
In Family Households	29,924	91.2%
Householder	9,346	28.5%
Spouse	7,828	23.9%
Child	11,606	35.4%
Other relative	771	2.4%
Nonrelative	373	1.1%
In Nonfamily Households	2,767	8.4%
In Group Quarters	117	0.4%
Institutionalized Population	114	0.3%
Noninstitutionalized Population	3	0.0%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.

Family Households by Age of Householder		
Total	9,346	100.0%
Householder Age 15 - 44	3,407	36.5%
Householder Age 45 - 54	2,635	28.2%
Householder Age 55 - 64	1,918	20.5%
Householder Age 65 - 74	934	10.0%
Householder Age 75+	452	4.8%
Nonfamily Households by Age of Householder		
Total	2,276	100.0%
Householder Age 15 - 44	592	26.0%
Householder Age 45 - 54	375	16.5%
Householder Age 55 - 64	513	22.5%
Householder Age 65 - 74	357	15.7%
Householder Age 75+	439	19.3%
Households by Race of Householder		
Total	11,622	100.0%
Householder is White Alone	10,471	90.1%
Householder is Black Alone	585	5.0%
Householder is American Indian Alone	15	0.1%
Householder is Asian Alone	286	2.5%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	169	1.5%
Householder is Two or More Races	96	0.8%
Households with Hispanic Householder	358	3.1%
Husband-wife Families by Race of Householder		
Total	7,828	100.0%
Householder is White Alone	7,173	91.6%
Householder is Black Alone	253	3.2%
Householder is American Indian Alone	9	0.1%
Householder is Asian Alone	237	3.0%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	98	1.3%
Householder is Two or More Races	58	0.7%
Husband-wife Families with Hispanic Householder	239	3.1%
Other Families (No Spouse) by Race of Householder		
Total	1,518	100.0%
Householder is White Alone	1,257	82.8%
Householder is Black Alone	180	11.9%
Householder is American Indian Alone	4	0.3%
Householder is Asian Alone	22	1.4%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	36	2.4%
Householder is Two or More Races	19	1.3%
Other Families with Hispanic Householder	68	4.5%
Nonfamily Households by Race of Householder		
Total	2,276	100.0%
Householder is White Alone	2,041	89.7%
Householder is Black Alone	152	6.7%
Householder is American Indian Alone	2	0.1%
Householder is Asian Alone	27	1.2%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	35	1.5%
Householder is Two or More Races	19	0.8%
Nonfamily Households with Hispanic Householder	51	2.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



2010 Census Profile

Oconee County, GA
Oconee County, GA (13219)
Geography: County

Prepared by Esri

Total Housing Units by Occupancy

Total	12,383	100.0%
Occupied Housing Units	11,622	93.9%
Vacant Housing Units		
For Rent	197	1.6%
Rented, not Occupied	14	0.1%
For Sale Only	221	1.8%
Sold, not Occupied	42	0.3%
For Seasonal/Recreational/Occasional Use	73	0.6%
For Migrant Workers	2	0.0%
Other Vacant	212	1.7%
Total Vacancy Rate	6.1%	

Households by Tenure and Mortgage Status

Total	11,622	100.0%
Owner Occupied	9,418	81.0%
Owned with a Mortgage/Loan	7,168	61.7%
Owned Free and Clear	2,250	19.4%
Average Household Size	2.87	
Renter Occupied	2,204	19.0%
Average Household Size	2.58	

Owner-occupied Housing Units by Race of Householder

Total	9,418	100.0%
Householder is White Alone	8,657	91.9%
Householder is Black Alone	355	3.8%
Householder is American Indian Alone	13	0.1%
Householder is Asian Alone	250	2.7%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	77	0.8%
Householder is Two or More Races	66	0.7%
Owner-occupied Housing Units with Hispanic Householder	203	2.2%

Renter-occupied Housing Units by Race of Householder

Total	2,204	100.0%
Householder is White Alone	1,814	82.3%
Householder is Black Alone	230	10.4%
Householder is American Indian Alone	2	0.1%
Householder is Asian Alone	36	1.6%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	92	4.2%
Householder is Two or More Races	30	1.4%
Renter-occupied Housing Units with Hispanic Householder	155	7.0%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.79
Householder is Black Alone	2.72
Householder is American Indian Alone	2.73
Householder is Asian Alone	3.39
Householder is Pacific Islander Alone	0.00
Householder is Some Other Race Alone	3.78
Householder is Two or More Races	2.93
Householder is Hispanic	3.70

Source: U.S. Census Bureau, Census 2010 Summary File 1.

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 - COMMERCIAL
 - HOME RENTAL
 - COMMUNITY MANAGEMENT
 - RAW ACREAGE
- RELOCATION
- HOME SERVICES
- CONSULTATION
- RESEARCH
- MORTGAGE
- DEVELOPMENT
- REO

DATA PRODUCTS

- COUNTY DEMOGRAPHICS
- ANNUAL FORECASTS
- DEEP DIVE
- MONTHLY INDICATORS
- TEMPERATURE GAUGES
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