

## Expanded Profile

2010-2020 Census, 2025 Estimates with 2030 Projections  
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 41.9107/-87.6508

865 W North Ave Chicago, IL 60642	0.25 mi radius		0.5 mi radius		1 mi radius	
<b>Population</b>						
Estimated Population (2025)	2,310		10,275		60,964	
Projected Population (2030)	2,409		10,414		61,270	
Census Population (2020)	1,935		8,875		57,551	
Census Population (2010)	1,571		8,254		53,383	
Projected Annual Growth (2025 to 2030)	99	0.9%	139	0.3%	306	0.1%
Historical Annual Growth (2020 to 2025)	375	3.9%	1,400	3.2%	3,413	1.2%
Historical Annual Growth (2010 to 2020)	364	4.6%	621	1.5%	4,168	1.6%
Estimated Population Density (2025)	11,550 psm		13,173 psm		19,415 psm	
Trade Area Size	-	sq mi	-	sq mi	3.1 sq mi	
<b>Households</b>						
Estimated Households (2025)	1,242		5,156		31,829	
Projected Households (2030)	1,327		5,335		32,565	
Census Households (2020)	1,056		4,596		31,633	
Census Households (2010)	803		3,996		27,278	
Estimated Households with Children (2025)	193	15.5%	940	18.2%	4,459	14.0%
Estimated Average Household Size (2025)	1.86		1.99		1.86	
<b>Average Household Income</b>						
Estimated Average Household Income (2025)	\$242,139		\$291,345		\$235,812	
Projected Average Household Income (2030)	\$231,199		\$278,537		\$228,732	
Estimated Average Family Income (2025)	\$458,350		\$510,128		\$394,330	
<b>Median Household Income</b>						
Estimated Median Household Income (2025)	\$134,458		\$175,420		\$146,165	
Projected Median Household Income (2030)	\$129,362		\$167,693		\$142,704	
Estimated Median Family Income (2025)	\$241,934		\$281,851		\$236,451	
<b>Per Capita Income</b>						
Estimated Per Capita Income (2025)	\$130,203		\$146,190		\$123,287	
Projected Per Capita Income (2030)	\$127,374		\$142,693		\$121,744	
Estimated Per Capita Income 5 Year Growth	-\$2,829	-2.2%	-\$3,496	-2.4%	-\$1,543	-1.3%
Estimated Average Household Net Worth (2025)	\$1,457,312		\$1,945,169		\$1,613,301	
<b>Daytime Demos (2025)</b>						
Total Businesses	235		669		3,293	
Total Employees	3,210		7,518		33,937	
Company Headquarter Businesses	13	5.5%	30	4.4%	123	3.7%
Company Headquarter Employees	731	22.8%	1,828	24.3%	7,390	21.8%
Employee Population per Business	13.7		11.2		10.3	
Residential Population per Business	9.8		15.4		18.5	

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<b>Race &amp; Ethnicity</b>							
White (2025)		1,488	64.4%	6,972	67.9%	42,015	68.9%
Black or African American (2025)		363	15.7%	1,441	14.0%	8,199	13.4%
American Indian or Alaska Native (2025)		5	0.2%	17	0.2%	138	0.2%
Asian (2025)		218	9.4%	887	8.6%	4,880	8.0%
Hawaiian or Pacific Islander (2025)		1	-	5	-	33	-
Other Race (2025)		96	4.2%	365	3.5%	2,419	4.0%
Two or More Races (2025)		138	6.0%	589	5.7%	3,280	5.4%
Not Hispanic or Latino Population (2025)		2,056	89.0%	9,213	89.7%	53,853	88.3%
Hispanic or Latino Population (2025)		254	11.0%	1,062	10.3%	7,111	11.7%
Not Hispanic or Latino Population (2030)		2,040	84.7%	8,847	85.0%	51,304	83.7%
Hispanic or Latino Population (2030)		368	15.3%	1,567	15.0%	9,966	16.3%
Not Hispanic or Latino Population (2020)		1,817	93.9%	8,370	94.3%	52,546	91.3%
Hispanic or Latino Population (2020)		118	6.1%	505	5.7%	5,005	8.7%
Not Hispanic or Latino Population (2010)		1,504	95.7%	7,933	96.1%	49,328	92.4%
Hispanic or Latino Population (2010)		67	4.3%	321	3.9%	4,055	7.6%
Projected Hispanic Annual Growth (2025 to 2030)		114	9.0%	505	9.5%	2,854	8.0%
Historic Hispanic Annual Growth (2010 to 2025)		187	18.7%	741	15.4%	3,056	5.0%
<b>Age Distribution (2025)</b>							
Age Under 5		167	7.2%	701	6.8%	3,332	5.5%
Age 5 to 9 Years		120	5.2%	554	5.4%	2,617	4.3%
Age 10 to 14 Years		104	4.5%	446	4.3%	2,141	3.5%
Age 15 to 19 Years		78	3.4%	388	3.8%	2,909	4.8%
Age 20 to 24 Years		125	5.4%	649	6.3%	4,597	7.5%
Age 25 to 29 Years		384	16.6%	1,473	14.3%	10,256	16.8%
Age 30 to 34 Years		314	13.6%	1,276	12.4%	7,663	12.6%
Age 35 to 39 Years		211	9.1%	901	8.8%	4,998	8.2%
Age 40 to 44 Years		148	6.4%	650	6.3%	3,635	6.0%
Age 45 to 49 Years		114	4.9%	537	5.2%	2,890	4.7%
Age 50 to 54 Years		119	5.1%	539	5.2%	2,839	4.7%
Age 55 to 59 Years		92	4.0%	480	4.7%	2,716	4.5%
Age 60 to 64 Years		91	4.0%	458	4.5%	2,667	4.4%
Age 65 to 74 Years		142	6.1%	781	7.6%	4,711	7.7%
Age 75 to 84 Years		84	3.6%	369	3.6%	2,381	3.9%
Age 85 Years or Over		19	0.8%	75	0.7%	610	1.0%
Median Age		31.9		33.1		32.6	
<b>Gender Age Distribution (2025)</b>							
Female Population		1,183	51.2%	5,303	51.6%	30,681	50.3%
Age 0 to 19 Years		242	20.4%	1,066	20.1%	4,963	16.2%
Age 20 to 64 Years		806	68.1%	3,595	67.8%	21,538	70.2%
Age 65 Years or Over		135	11.5%	642	12.1%	4,180	13.6%
Female Median Age		31.7		33.2		33.2	
Male Population		1,127	48.8%	4,971	48.4%	30,283	49.7%
Age 0 to 19 Years		227	20.2%	1,023	20.6%	6,037	19.9%
Age 20 to 64 Years		790	70.1%	3,367	67.7%	20,724	68.4%
Age 65 Years or Over		110	9.7%	582	11.7%	3,522	11.6%
Male Median Age		32.1		33.1		32.2	

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<b>Household Income Distribution (2025)</b>						
HH Income \$200,000 or More	421	33.9%	2,242	43.5%	10,726	33.7%
HH Income \$150,000 to \$199,999	213	17.2%	734	14.2%	4,342	13.6%
HH Income \$100,000 to \$149,999	133	10.7%	570	11.1%	5,315	16.7%
HH Income \$75,000 to \$99,999	139	11.2%	532	10.3%	3,120	9.8%
HH Income \$50,000 to \$74,999	62	5.0%	232	4.5%	2,586	8.1%
HH Income \$35,000 to \$49,999	117	9.4%	282	5.5%	1,605	5.0%
HH Income \$25,000 to \$34,999	27	2.2%	131	2.5%	731	2.3%
HH Income \$15,000 to \$24,999	34	2.7%	97	1.9%	888	2.8%
HH Income Under \$15,000	96	7.7%	336	6.5%	2,517	7.9%
HH Income \$35,000 or More	1,086	87.4%	4,592	89.1%	27,693	87.0%
HH Income \$75,000 or More	907	73.0%	4,078	79.1%	23,502	73.8%
<b>Housing (2025)</b>						
Total Housing Units	1,357		5,604		34,722	
Housing Units Occupied	1,242	91.6%	5,156	92.0%	31,829	91.7%
Housing Units Owner-Occupied	476	38.3%	2,308	44.8%	12,218	38.4%
Housing Units, Renter-Occupied	766	61.7%	2,848	55.2%	19,611	61.6%
Housing Units, Vacant	115	9.2%	448	8.7%	2,894	9.1%
<b>Marital Status (2025)</b>						
Never Married	954	49.7%	3,817	44.5%	29,282	55.4%
Currently Married	777	40.5%	4,014	46.8%	18,271	34.6%
Separated	28	1.4%	113	1.3%	1,049	2.0%
Widowed	45	2.4%	181	2.1%	1,162	2.2%
Divorced	115	6.0%	449	5.2%	3,109	5.9%
<b>Household Type (2025)</b>						
Population Family	981	42.5%	5,419	52.7%	29,075	47.7%
Population Non-Family	1,328	57.5%	4,852	47.2%	30,089	49.4%
Population Group Quarters	-	-	4	-	1,800	3.0%
Family Households	386	31.0%	1,973	38.3%	10,663	33.5%
Non-Family Households	856	69.0%	3,183	61.7%	21,165	66.5%
Married Couple with Children	139	18.0%	717	17.9%	3,169	17.3%
Average Family Household Size	2.5		2.7		2.7	
<b>Household Size (2025)</b>						
1 Person Households	581	46.8%	2,130	41.3%	14,947	47.0%
2 Person Households	437	35.2%	1,944	37.7%	11,402	35.8%
3 Person Households	107	8.6%	492	9.5%	2,521	7.9%
4 Person Households	73	5.8%	349	6.8%	1,768	5.6%
5 Person Households	30	2.4%	144	2.8%	734	2.3%
6 or More Person Households	14	1.1%	98	1.9%	456	1.4%
<b>Household Vehicles (2025)</b>						
Households with 0 Vehicles Available	426	34.3%	1,461	28.3%	10,768	33.8%
Households with 1 Vehicles Available	589	47.4%	2,576	50.0%	16,032	50.4%
Households with 2 or More Vehicles Available	227	18.3%	1,118	21.7%	5,028	15.8%
Total Vehicles Available	1,096		5,109		27,097	
Average Vehicles Per Household	-		-		-	

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## 865 W North Ave

## Chicago, IL 60642

0.25 mi radius    0.5 mi radius    1 mi radius

<b>Labor Force (2025)</b>							
Estimated Labor Population Age 16 Years or Over		1,902		8,483		52,413	
Estimated Civilian Employed		1,469	77.2%	6,681	78.8%	39,973	76.3%
Estimated Civilian Unemployed		67	3.5%	175	2.1%	1,359	2.6%
Estimated in Armed Forces	-	-	-	-	-	15	-
Estimated Not in Labor Force		366	19.2%	1,628	19.2%	11,067	21.1%
Unemployment Rate		3.5%		2.1%		2.6%	
<b>Occupation (2025)</b>							
Occupation: Population Age 16 Years or Over		1,469		6,681		39,971	
Management, Business, Financial Operations		583	39.7%	2,553	38.2%	15,985	40.0%
Professional, Related Service		524	35.7%	2,254	33.7%	12,510	31.3%
Sales, Office		61	4.1%	354	5.3%	2,842	7.1%
Farming, Fishing, Forestry	-	-	-	-	-	-	-
Construct, Extraction, Maintenance		28	1.9%	99	1.5%	463	1.2%
Production, Transport Material Moving		64	4.3%	275	4.1%	1,746	4.4%
White Collar Workers		1,316	89.6%	5,953	89.1%	34,919	87.4%
Blue Collar Workers		153	10.4%	728	10.9%	5,051	12.6%
<b>Consumer Expenditure (2025)</b>							
Total Household Expenditure		\$161.81 M		\$748.25 M		\$4.17 B	
Total Non-Retail Expenditure		\$91.76 M	56.7%	\$428.23 M	57.2%	\$2.37 B	56.7%
Total Retail Expenditure		\$70.05 M	43.3%	\$320.03 M	42.8%	\$1.8 B	43.3%
Alcoholic Beverages		\$1.03 M	0.6%	\$4.74 M	0.6%	\$26.58 M	0.6%
Apparel		\$2.99 M	1.8%	\$13.6 M	1.8%	\$76.59 M	1.8%
Contributions		\$5.89 M	3.6%	\$27.32 M	3.7%	\$151.86 M	3.6%
Education		\$4.05 M	2.5%	\$18.72 M	2.5%	\$104.41 M	2.5%
Entertainment		\$9.19 M	5.7%	\$41.76 M	5.6%	\$235.57 M	5.7%
Food Away From Home		\$7.19 M	4.4%	\$32.79 M	4.4%	\$184.48 M	4.4%
Grocery		\$8.38 M	5.2%	\$36.6 M	4.9%	\$212.26 M	5.1%
Health Care		\$7.38 M	4.6%	\$31.37 M	4.2%	\$191.32 M	4.6%
Household Furnishings and Equipment		\$4.42 M	2.7%	\$20.18 M	2.7%	\$113.38 M	2.7%
Household Operations		\$2.97 M	1.8%	\$13.49 M	1.8%	\$75.9 M	1.8%
Miscellaneous Expenses		\$2.8 M	1.7%	\$12.76 M	1.7%	\$72.06 M	1.7%
Personal Care		\$1.75 M	1.1%	\$7.77 M	1.0%	\$44.61 M	1.1%
Shelter		\$26.52 M	16.4%	\$117.39 M	15.7%	\$678.86 M	16.3%
Tax and Retirement		\$55.12 M	34.1%	\$264.25 M	35.3%	\$1.42 B	34.2%
Tobacco and Related		\$391.2 K	0.2%	\$1.52 M	0.2%	\$9.72 M	0.2%
Transportation		\$15.92 M	9.8%	\$78.67 M	10.5%	\$420.29 M	10.1%
Utilities		\$5.82 M	3.6%	\$25.31 M	3.4%	\$147.3 M	3.5%
<b>Educational Attainment (2025)</b>							
Adult Population Age 25 Years or Over		1,717		7,537		45,367	
Elementary (Grade Level 0 to 8)		8	0.5%	55	0.7%	513	1.1%
Some High School (Grade Level 9 to 11)		33	1.9%	126	1.7%	781	1.7%
High School Graduate		83	4.8%	353	4.7%	2,545	5.6%
Some College		152	8.8%	540	7.2%	3,507	7.7%
Associate Degree Only		19	1.1%	121	1.6%	1,406	3.1%
Bachelor Degree Only		805	46.9%	3,404	45.2%	20,579	45.4%
Graduate Degree		617	35.9%	2,939	39.0%	16,036	35.3%

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<b>Units In Structure (2025)</b>							
1 Detached Unit		124	15.4%	783	19.6%	3,384	12.4%
1 Attached Unit		201	25.0%	859	21.5%	2,854	10.5%
2 to 4 Units		209	26.0%	1,024	25.6%	5,388	19.8%
5 to 9 Units		63	7.8%	549	13.7%	4,395	16.1%
10 to 19 Units		85	10.6%	318	7.9%	1,984	7.3%
20 to 49 Units		93	11.5%	299	7.5%	2,353	8.6%
50 or More Units		462	57.6%	1,305	32.7%	11,411	41.8%
Mobile Home or Trailer		6	0.8%	16	0.4%	50	0.2%
Other Structure	-	-	-	2	-	9	-
<b>Homes Built By Year (2025)</b>							
Homes Built 2010 or later		338	42.1%	1,107	27.7%	5,254	19.3%
Homes Built 2000 to 2009		317	39.5%	880	22.0%	3,762	13.8%
Homes Built 1990 to 1999		51	6.4%	462	11.6%	2,605	9.6%
Homes Built 1980 to 1989		179	22.3%	669	16.7%	3,242	11.9%
Homes Built 1970 to 1979		71	8.8%	472	11.8%	4,126	15.1%
Homes Built 1960 to 1969		61	7.5%	229	5.7%	2,297	8.4%
Homes Built 1950 to 1959		36	4.4%	200	5.0%	1,537	5.6%
Homes Built Before 1949		190	23.6%	1,137	28.5%	9,006	33.0%
<b>Home Values (2025)</b>							
Home Values \$1,000,000 or More		57	11.9%	475	20.6%	2,464	20.2%
Home Values \$500,000 to \$999,999		205	43.0%	1,082	46.9%	4,371	35.8%
Home Values \$400,000 to \$499,999		60	12.6%	205	8.9%	1,628	13.3%
Home Values \$300,000 to \$399,999		64	13.5%	221	9.6%	1,234	10.1%
Home Values \$200,000 to \$299,999		56	11.8%	165	7.2%	1,670	13.7%
Home Values \$150,000 to \$199,999		20	4.3%	85	3.7%	358	2.9%
Home Values \$100,000 to \$149,999		5	1.1%	28	1.2%	188	1.5%
Home Values \$70,000 to \$99,999	-	-	-	7	0.3%	49	0.4%
Home Values \$50,000 to \$69,999	-	-	-	5	0.2%	32	0.3%
Home Values \$25,000 to \$49,999		2	0.4%	4	0.2%	51	0.4%
Home Values Under \$25,000		5	1.1%	31	1.3%	172	1.4%
Owner-Occupied Median Home Value		\$533,959		\$672,256		\$615,189	
Renter-Occupied Median Rent		\$2,151		\$2,074		\$1,845	
<b>Transportation To Work (2025)</b>							
Drive to Work Alone		324	22.0%	2,011	30.1%	12,007	30.0%
Drive to Work in Carpool		125	8.5%	404	6.0%	1,981	5.0%
Travel to Work by Public Transportation		426	29.0%	1,553	23.2%	9,985	25.0%
Drive to Work on Motorcycle	-	-	-	2	-	31	-
Walk or Bicycle to Work		123	8.4%	584	8.7%	4,031	10.1%
Other Means		16	1.1%	53	0.8%	397	1.0%
Work at Home		454	30.9%	2,075	31.1%	11,540	28.9%
<b>Travel Time (2025)</b>							
Travel to Work in 14 Minutes or Less		118	8.0%	703	10.5%	3,647	9.1%
Travel to Work in 15 to 29 Minutes		389	26.5%	1,913	28.6%	11,940	29.9%
Travel to Work in 30 to 59 Minutes		415	28.3%	1,581	23.7%	10,134	25.4%
Travel to Work in 60 Minutes or More		93	6.3%	408	6.1%	2,710	6.8%
Average Minutes Travel to Work		28.9		26.1		26.7	

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