

Demographic and Income Profile

Silver Hill Plaza
5812 Silver Hill Rd, District Heights, Maryland, 20747
Ring: 1 mile radius



Summary	Census 2020	2025	2030
Total Population	20,885	20,248	20,023
Total Households	8,862	8,823	8,799
Family Households	5,106	4,882	4,832
Average Household Size	2.35	2.29	2.27
Owner Occupied Housing Units	3,208	3,407	3,539
Renter Occupied Housing Units	5,654	5,416	5,260
Median Age	36.2	37.5	38.9

Trends 2025 - 2030	Area	State	National
Population	-0.2%	0.3%	0.4%
Households	-0.1%	0.4%	0.6%
Family Population	-0.2%	0.3%	0.5%
Owner Occupied Housing Units	0.8%	0.8%	0.0%
Median Household Income	1.8%	2.1%	2.5%

Households by Income	2025		2030	
	Number	Percent	Number	Percent
Less than \$15,000	691	7.8%	619	7.0%
\$15,000-\$24,999	612	6.9%	512	5.8%
\$25,000-\$34,999	644	7.3%	587	6.7%
\$35,000-\$49,999	1,098	12.4%	1,006	11.4%
\$50,000-\$74,999	1,696	19.2%	1,640	18.6%
\$75,000-\$99,999	1,140	12.9%	1,130	12.8%
\$100,000-\$149,999	1,657	18.8%	1,784	20.3%
\$150,000-\$199,999	715	8.1%	804	9.1%
\$200,000 or greater	571	6.5%	717	8.2%
Median Household Income	\$69,267	-	\$75,592	-
Average Household Income	\$87,333	-	\$94,407	-
Per Capita Income	\$37,970	-	\$41,391	-

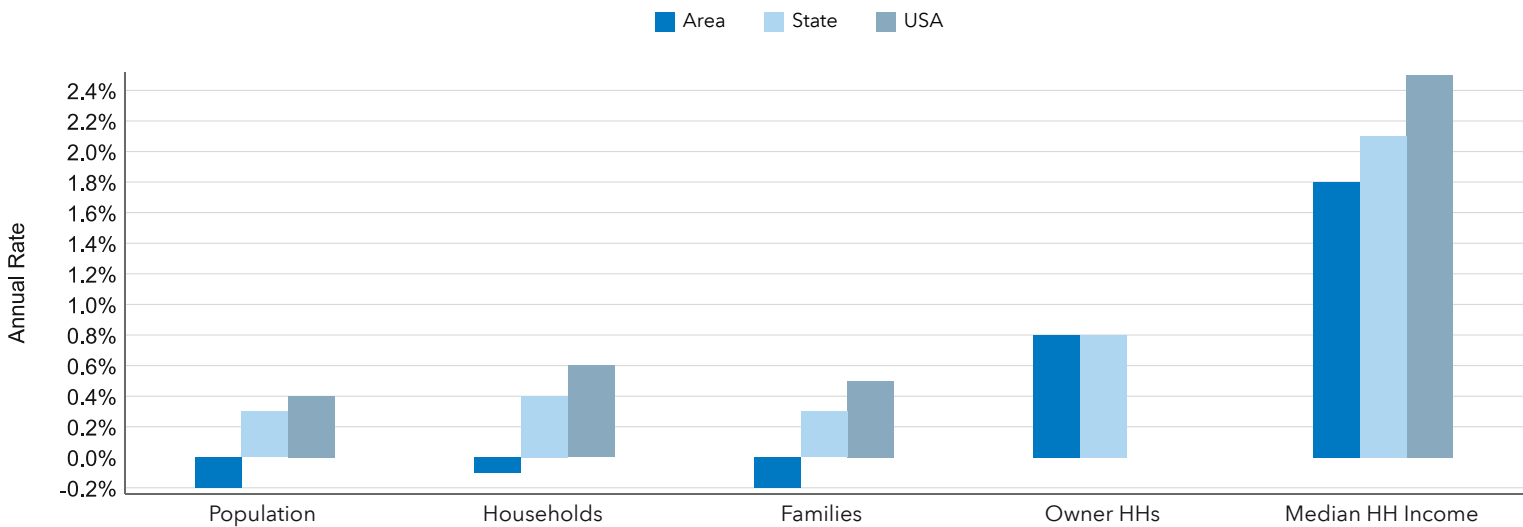
Population by Age	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
0-4	1,291	6.2%	1,193	5.9%	1,158	5.8%
5-9	1,347	6.5%	1,230	6.1%	1,118	5.6%
10-14	1,389	6.7%	1,275	6.3%	1,202	6.0%
15-19	1,187	5.7%	1,279	6.3%	1,226	6.1%
20-24	1,314	6.3%	1,292	6.4%	1,402	7.0%
25-29	1,757	8.4%	1,416	7.0%	1,406	7.0%
30-34	1,822	8.7%	1,650	8.2%	1,332	6.7%
35-39	1,417	6.8%	1,605	7.9%	1,515	7.6%
40-44	1,284	6.2%	1,318	6.5%	1,537	7.7%
45-49	1,249	6.0%	1,194	5.9%	1,250	6.2%
50-54	1,388	6.7%	1,182	5.8%	1,164	5.8%
55-59	1,429	6.8%	1,233	6.1%	1,042	5.2%
60-64	1,249	6.0%	1,211	6.0%	1,115	5.6%
65-69	1,068	5.1%	1,084	5.3%	1,102	5.5%
70-74	767	3.7%	861	4.3%	903	4.5%
75-79	481	2.3%	652	3.2%	748	3.7%
80-84	249	1.2%	349	1.7%	487	2.4%
Age 85+	197	0.9%	224	1.1%	316	1.6%

Race and Ethnicity	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
White Alone	531	2.5%	499	2.5%	471	2.4%
Black Alone	18,112	86.7%	17,326	85.6%	16,989	84.8%
American Indian	56	0.3%	61	0.3%	63	0.3%
Asian Alone	202	1.0%	210	1.0%	221	1.1%
Pacific Islander	5	0.0%	5	0.0%	5	0.0%
Some Other Race	1,141	5.5%	1,279	6.3%	1,379	6.9%
Two or More Races	837	4.0%	867	4.3%	896	4.5%
Hispanic (Any Race)	1,625	7.8%	1,812	8.9%	1,940	9.7%

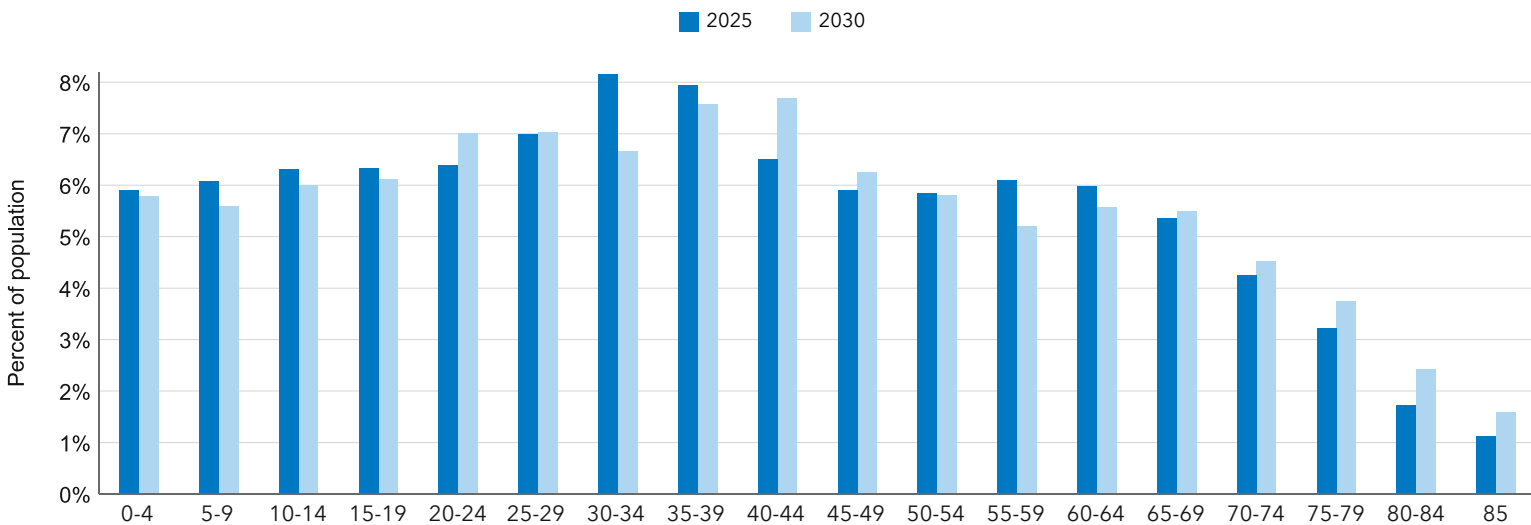
Key Indicators for 2025



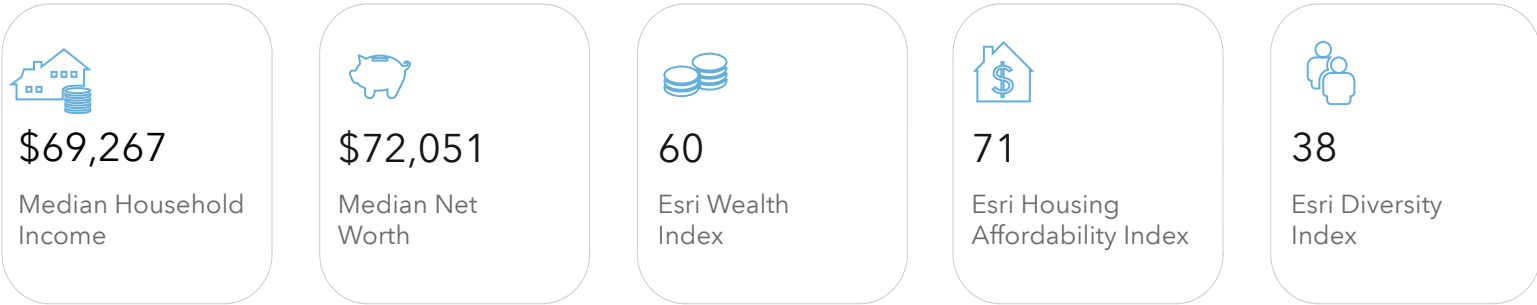
Trends: 2025 - 2030 Annual Rate



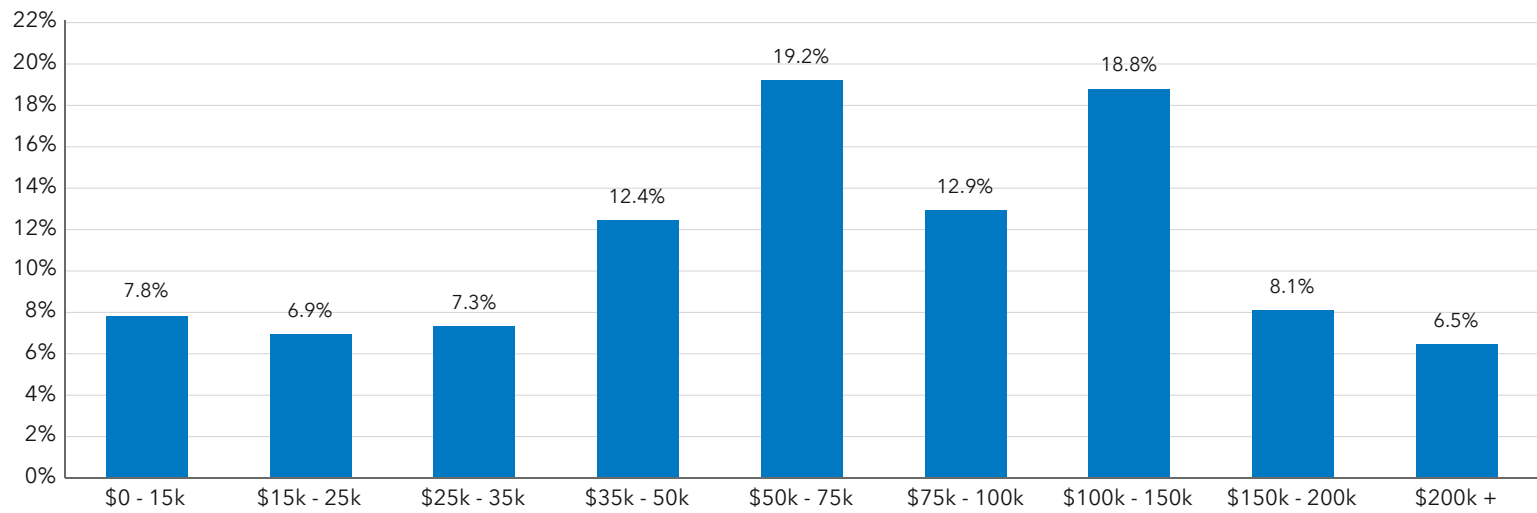
Population by Age



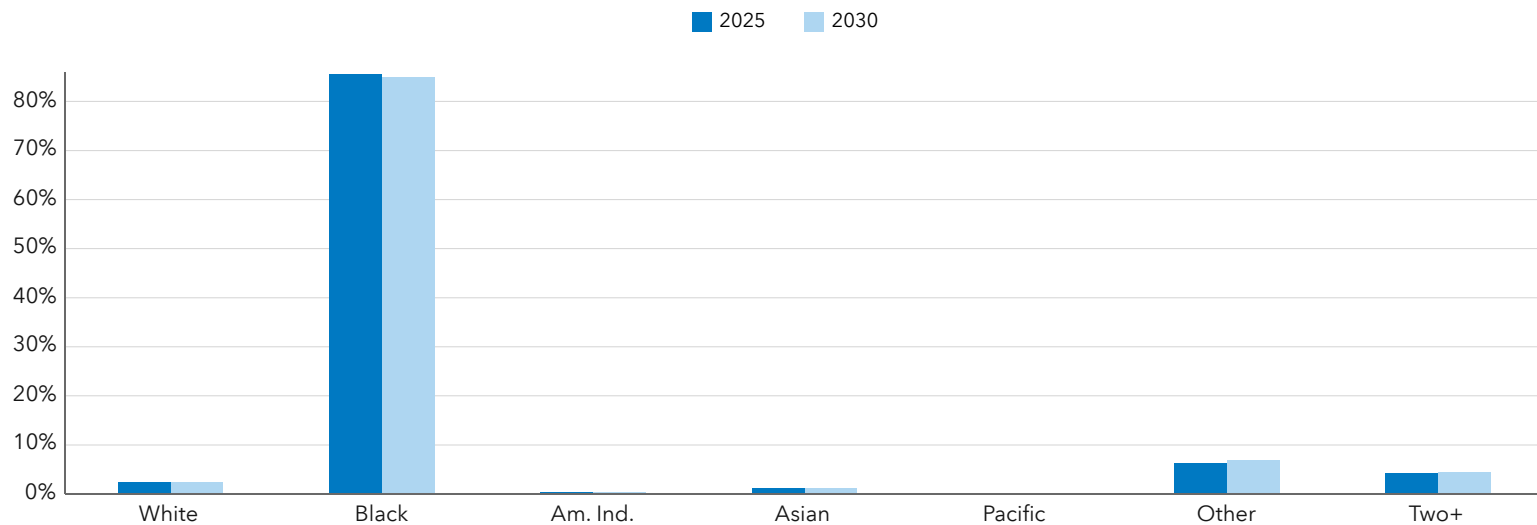
Key Indicators for 2025



Households by Income for 2025



Population by Race



Demographic and Income Profile

Silver Hill Plaza
5812 Silver Hill Rd, District Heights, Maryland, 20747
Ring: 3 mile radius



Summary	Census 2020	2025	2030
Total Population	142,092	138,654	136,323
Total Households	58,069	57,960	57,577
Family Households	34,210	32,962	32,525
Average Household Size	2.43	2.38	2.35
Owner Occupied Housing Units	28,228	29,518	30,749
Renter Occupied Housing Units	29,841	28,442	26,827
Median Age	37.6	38.8	40.5

Trends 2025 - 2030	Area	State	National
Population	-0.3%	0.3%	0.4%
Households	-0.1%	0.4%	0.6%
Family Population	-0.3%	0.3%	0.5%
Owner Occupied Housing Units	0.8%	0.8%	0.0%
Median Household Income	2.1%	2.1%	2.5%

Households by Income	2025		2030	
	Number	Percent	Number	Percent
Less than \$15,000	5,942	10.3%	5,147	8.9%
\$15,000-\$24,999	2,943	5.1%	2,415	4.2%
\$25,000-\$34,999	3,177	5.5%	2,760	4.8%
\$35,000-\$49,999	5,150	8.9%	4,607	8.0%
\$50,000-\$74,999	10,731	18.5%	10,082	17.5%
\$75,000-\$99,999	7,816	13.5%	7,499	13.0%
\$100,000-\$149,999	11,021	19.0%	11,586	20.1%
\$150,000-\$199,999	5,587	9.6%	6,438	11.2%
\$200,000 or greater	5,592	9.7%	7,042	12.2%
Median Household Income	\$77,555	-	\$85,882	-
Average Household Income	\$98,685	-	\$108,682	-
Per Capita Income	\$41,116	-	\$45,748	-

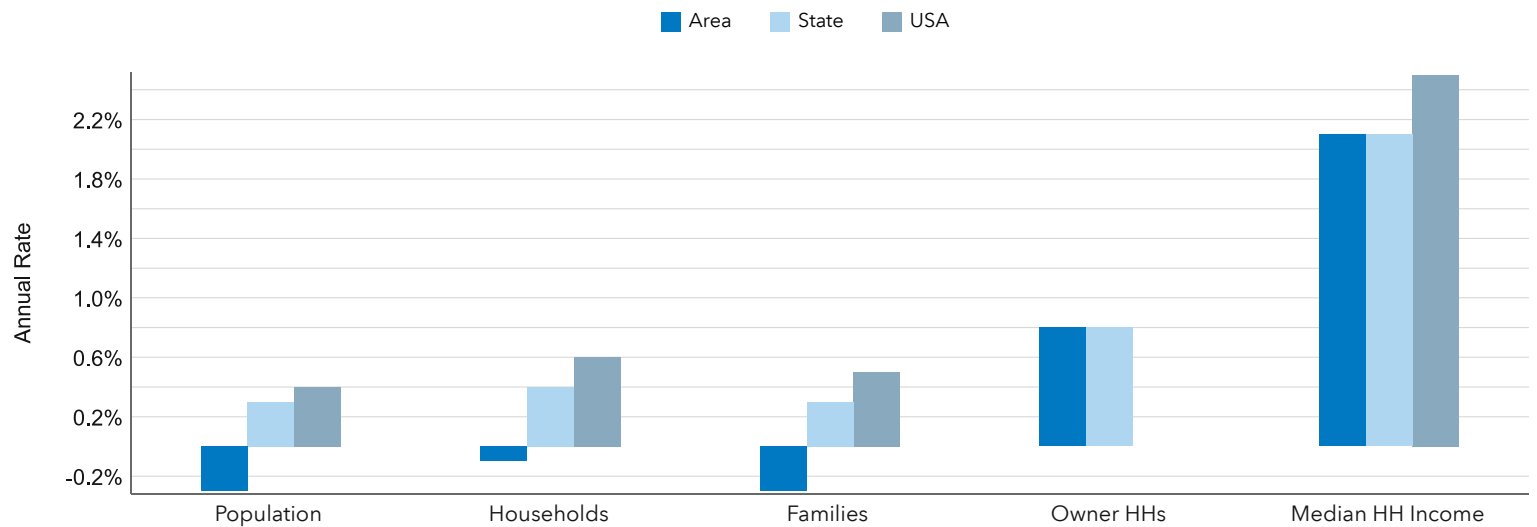
Population by Age	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
0-4	8,379	5.9%	7,773	5.6%	7,368	5.4%
5-9	8,854	6.2%	8,350	6.0%	7,522	5.5%
10-14	8,935	6.3%	8,549	6.2%	8,231	6.0%
15-19	7,999	5.6%	8,252	6.0%	8,044	5.9%
20-24	9,020	6.3%	7,761	5.6%	8,227	6.0%
25-29	11,306	8.0%	9,190	6.6%	8,116	6.0%
30-34	11,442	8.1%	11,261	8.1%	8,884	6.5%
35-39	9,959	7.0%	10,815	7.8%	10,775	7.9%
40-44	8,800	6.2%	9,668	7.0%	10,572	7.8%
45-49	8,531	6.0%	8,348	6.0%	9,289	6.8%
50-54	9,153	6.4%	8,218	5.9%	8,063	5.9%
55-59	9,797	6.9%	8,330	6.0%	7,571	5.5%
60-64	8,973	6.3%	8,696	6.3%	7,684	5.6%
65-69	7,111	5.0%	7,842	5.7%	7,847	5.8%
70-74	5,597	3.9%	6,017	4.3%	6,813	5.0%
75-79	3,776	2.7%	4,630	3.3%	5,145	3.8%
80-84	2,440	1.7%	2,740	2.0%	3,472	2.5%
Age 85+	2,019	1.4%	2,215	1.6%	2,699	2.0%

Race and Ethnicity	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
White Alone	4,685	3.3%	4,479	3.2%	4,230	3.1%
Black Alone	121,025	85.2%	116,447	84.0%	113,452	83.2%
American Indian	578	0.4%	639	0.5%	649	0.5%
Asian Alone	1,081	0.8%	1,136	0.8%	1,188	0.9%
Pacific Islander	60	0.0%	60	0.0%	60	0.0%
Some Other Race	8,459	6.0%	9,357	6.8%	10,018	7.3%
Two or More Races	6,204	4.4%	6,537	4.7%	6,726	4.9%
Hispanic (Any Race)	12,395	8.7%	13,685	9.9%	14,547	10.7%

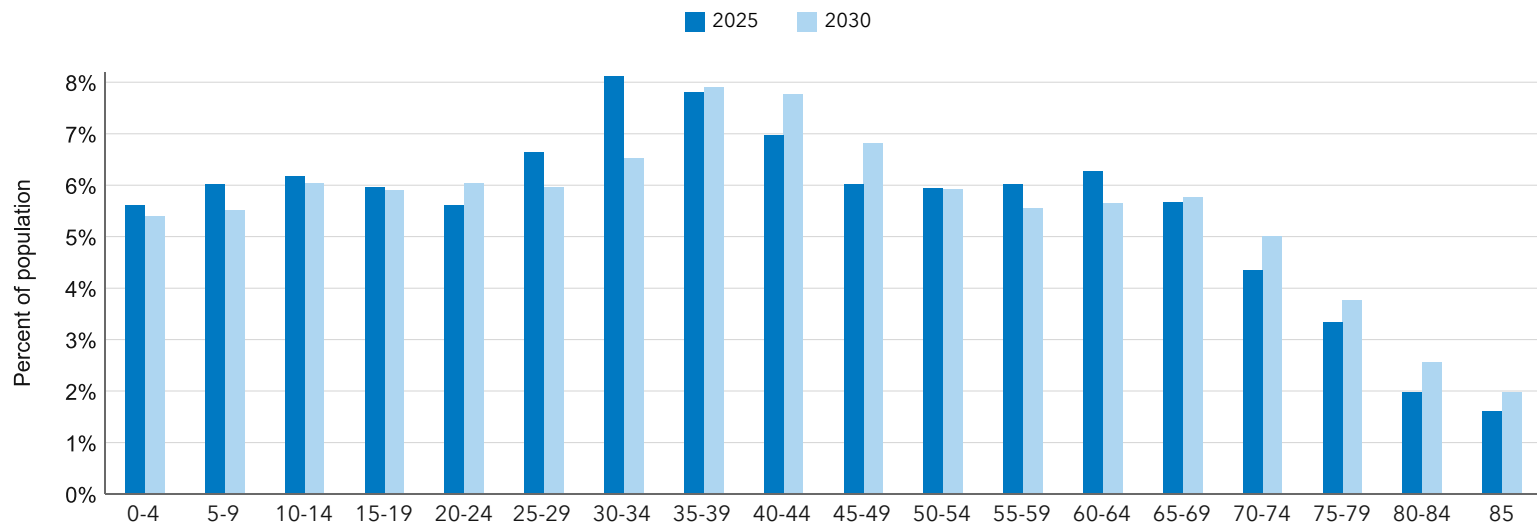
Key Indicators for 2025



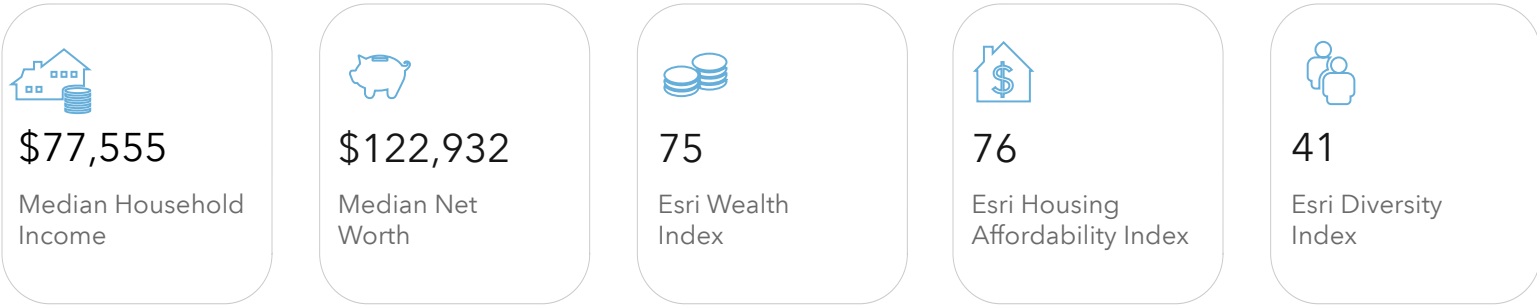
Trends: 2025 - 2030 Annual Rate



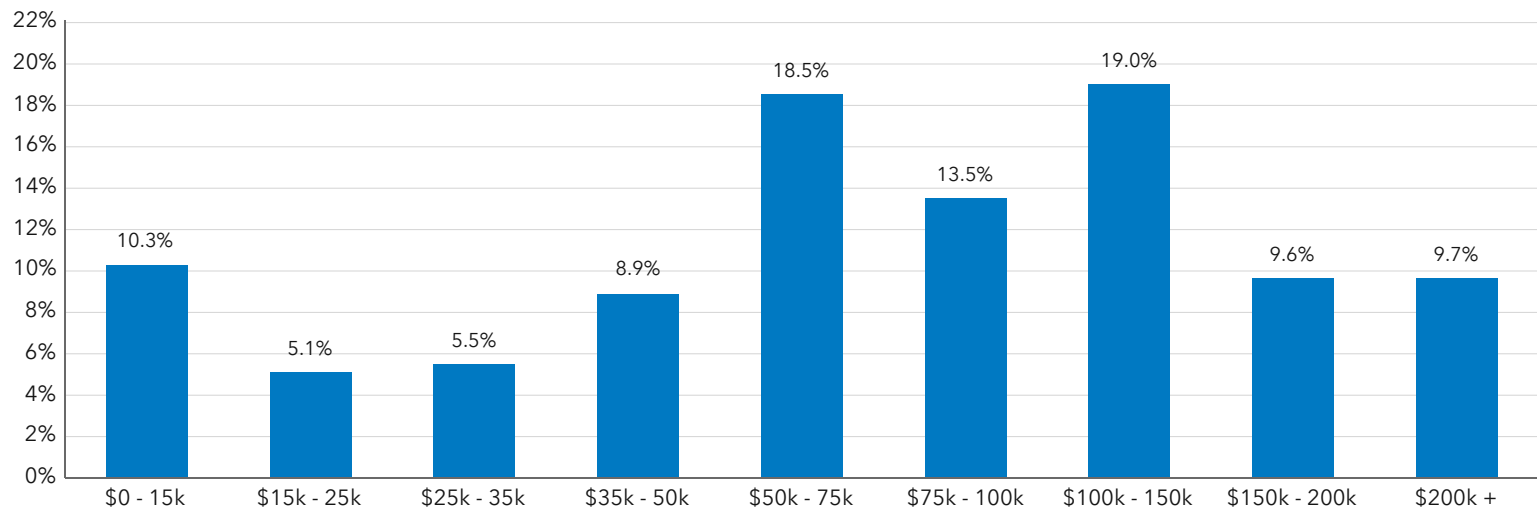
Population by Age



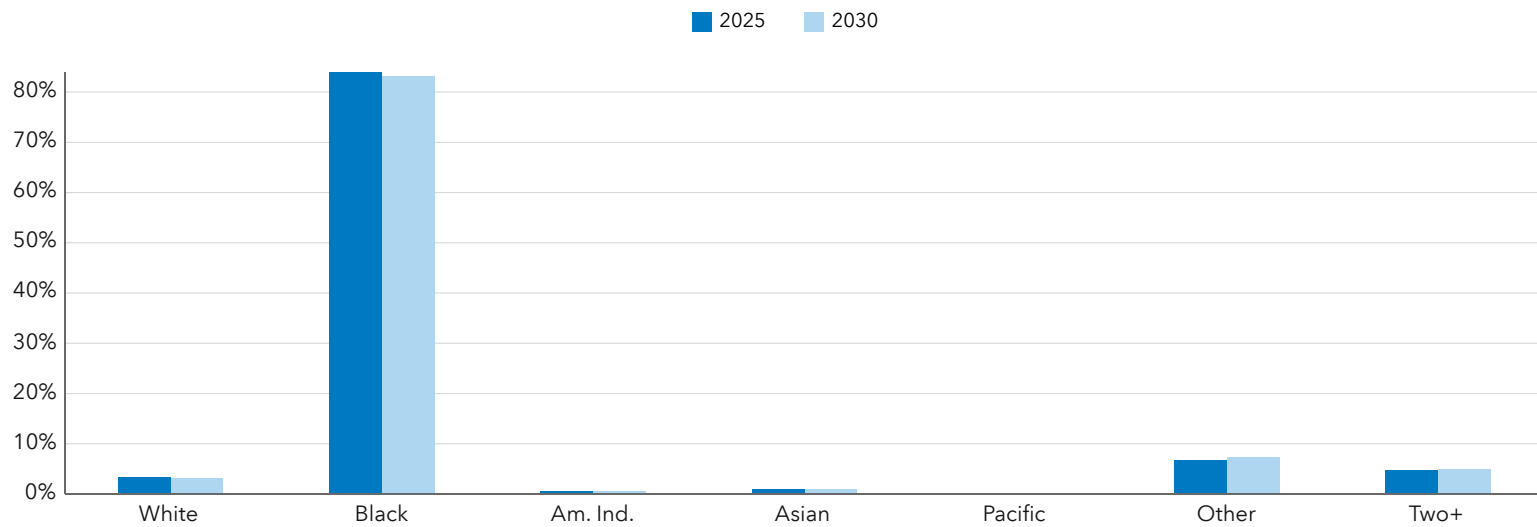
Key Indicators for 2025



Households by Income for 2025



Population by Race



Demographic and Income Profile

Silver Hill Plaza
5812 Silver Hill Rd, District Heights, Maryland, 20747
Ring: 5 mile radius



Summary	Census 2020	2025	2030
Total Population	374,137	373,857	377,074
Total Households	150,485	154,091	157,361
Family Households	87,891	87,152	88,436
Average Household Size	2.44	2.38	2.35
Owner Occupied Housing Units	67,726	71,934	76,654
Renter Occupied Housing Units	82,759	82,157	80,707
Median Age	36.3	37.6	39.1

Trends 2025 - 2030	Area	State	National
Population	0.2%	0.3%	0.4%
Households	0.4%	0.4%	0.6%
Family Population	0.3%	0.3%	0.5%
Owner Occupied Housing Units	1.3%	0.8%	0.0%
Median Household Income	2.2%	2.1%	2.5%

Households by Income	2025		2030	
	Number	Percent	Number	Percent
Less than \$15,000	19,866	12.9%	17,596	11.2%
\$15,000-\$24,999	8,214	5.3%	6,975	4.4%
\$25,000-\$34,999	6,858	4.5%	5,985	3.8%
\$35,000-\$49,999	13,344	8.7%	12,214	7.8%
\$50,000-\$74,999	25,983	16.9%	25,238	16.0%
\$75,000-\$99,999	20,181	13.1%	19,788	12.6%
\$100,000-\$149,999	26,477	17.2%	28,215	17.9%
\$150,000-\$199,999	14,576	9.5%	17,164	10.9%
\$200,000 or greater	18,590	12.1%	24,184	15.4%
Median Household Income	\$77,670	-	\$86,803	-
Average Household Income	\$103,532	-	\$115,883	-
Per Capita Income	\$42,768	-	\$48,470	-

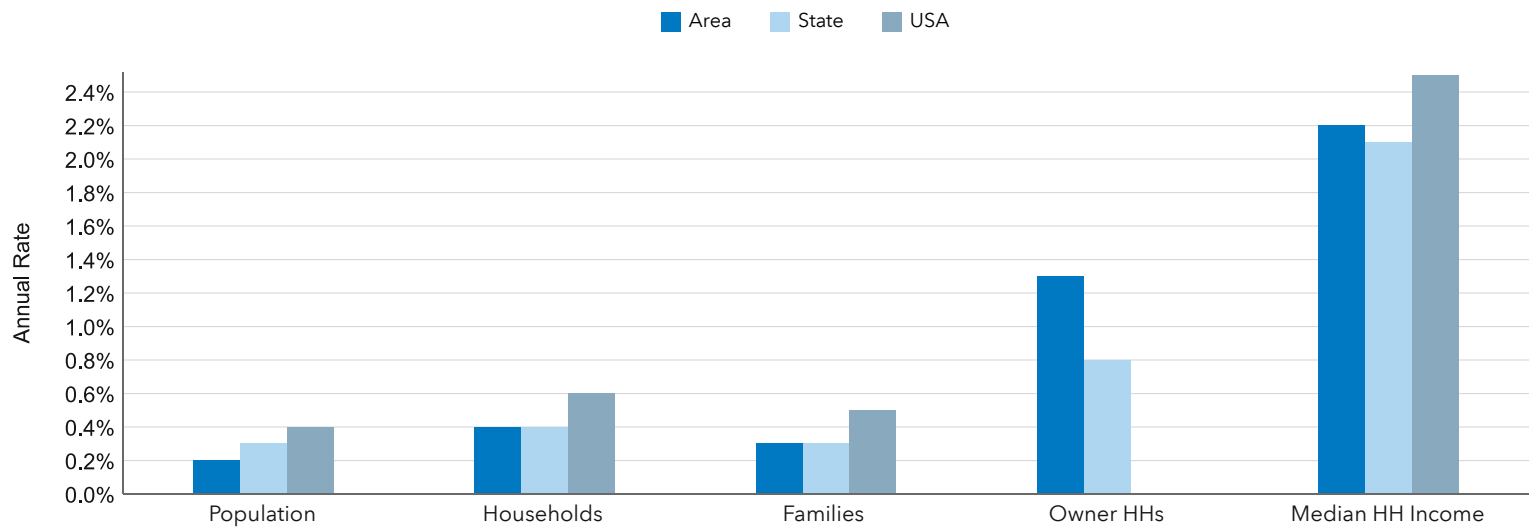
Population by Age	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
0-4	24,013	6.4%	22,822	6.1%	22,217	5.9%
5-9	24,437	6.5%	23,655	6.3%	21,835	5.8%
10-14	23,442	6.3%	23,219	6.2%	22,973	6.1%
15-19	20,717	5.5%	22,312	6.0%	22,471	6.0%
20-24	23,584	6.3%	22,275	6.0%	24,545	6.5%
25-29	31,398	8.4%	25,106	6.7%	24,519	6.5%
30-34	31,974	8.6%	31,768	8.5%	25,151	6.7%
35-39	27,879	7.5%	30,068	8.0%	30,401	8.1%
40-44	23,521	6.3%	26,848	7.2%	29,231	7.8%
45-49	21,874	5.8%	22,403	6.0%	25,814	6.8%
50-54	23,054	6.2%	21,364	5.7%	21,796	5.8%
55-59	24,664	6.6%	21,465	5.7%	20,233	5.4%
60-64	22,763	6.1%	22,284	6.0%	20,128	5.3%
65-69	17,966	4.8%	19,954	5.3%	20,202	5.4%
70-74	13,679	3.7%	15,280	4.1%	17,411	4.6%
75-79	8,905	2.4%	11,278	3.0%	13,058	3.5%
80-84	5,515	1.5%	6,612	1.8%	8,629	2.3%
Age 85+	4,750	1.3%	5,144	1.4%	6,459	1.7%

Race and Ethnicity	Census 2020		2025		2030	
	Number	Percent	Number	Percent	Number	Percent
White Alone	24,700	6.6%	25,046	6.7%	24,644	6.5%
Black Alone	305,120	81.5%	299,757	80.2%	299,250	79.4%
American Indian	1,650	0.4%	1,842	0.5%	1,882	0.5%
Asian Alone	3,793	1.0%	4,174	1.1%	4,638	1.2%
Pacific Islander	166	0.0%	177	0.1%	185	0.1%
Some Other Race	20,774	5.5%	23,248	6.2%	25,327	6.7%
Two or More Races	17,934	4.8%	19,613	5.3%	21,146	5.6%
Hispanic (Any Race)	31,688	8.5%	35,602	9.5%	38,864	10.3%

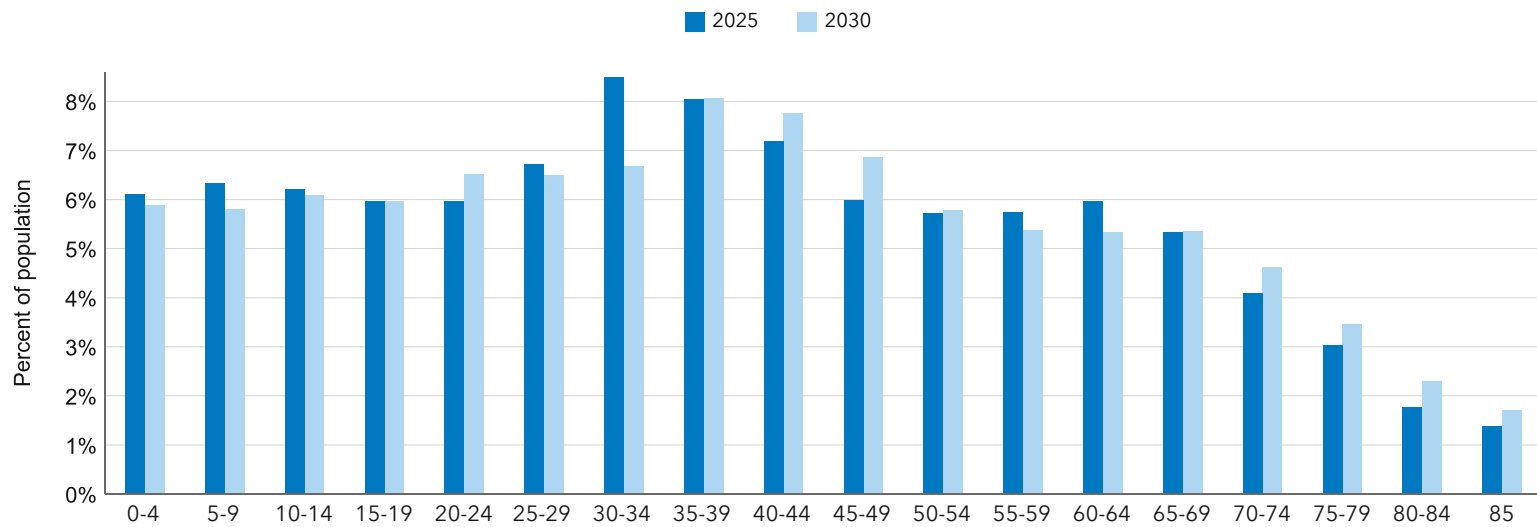
Key Indicators for 2025



Trends: 2025 - 2030 Annual Rate



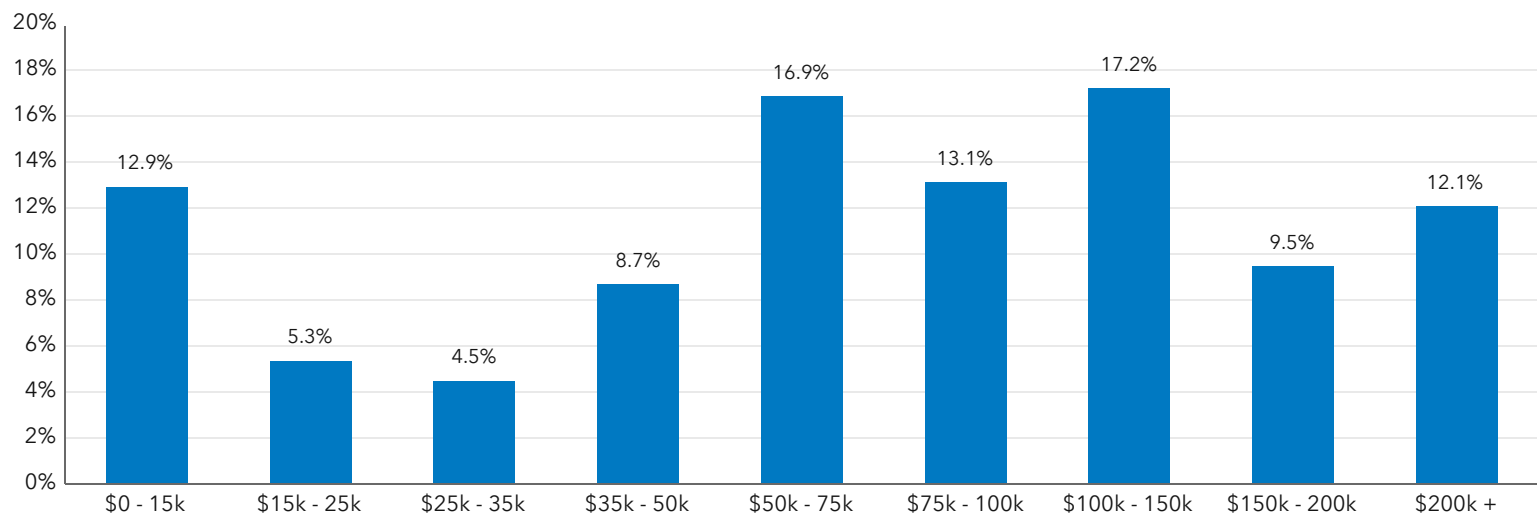
Population by Age



Key Indicators for 2025



Households by Income for 2025



Population by Race

