



Market Profile

4020 Fee Fee Rd, Bridgeton, Missouri, 63044
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 38.74240
Longitude: -90.40152

	1 mile	3 miles	5 miles
Population Summary			
2000 Total Population	6,909	63,448	177,820
2010 Total Population	6,174	58,847	168,914
2020 Total Population	6,184	58,710	168,550
2020 Group Quarters	119	1,120	2,045
2025 Total Population	6,202	58,773	168,750
2020-2025 Annual Rate	0.06%	0.02%	0.02%
2020 Total Daytime Population	7,032	65,090	200,281
Workers	3,828	34,407	113,211
Residents	3,204	30,683	87,070
Household Summary			
2000 Households	2,835	26,987	74,624
2000 Average Household Size	2.40	2.32	2.36
2010 Households	2,501	25,047	71,380
2010 Average Household Size	2.42	2.30	2.34
2020 Households	2,494	24,903	71,312
2020 Average Household Size	2.43	2.31	2.33
2025 Households	2,499	24,925	71,454
2025 Average Household Size	2.43	2.31	2.33
2020-2025 Annual Rate	0.04%	0.02%	0.04%
2010 Families	1,653	14,812	42,846
2010 Average Family Size	2.93	2.96	2.99
2020 Families	1,613	14,450	41,958
2020 Average Family Size	2.96	2.98	3.00
2025 Families	1,606	14,379	41,777
2025 Average Family Size	2.97	2.99	3.00
2020-2025 Annual Rate	-0.09%	-0.10%	-0.09%
Housing Unit Summary			
2000 Housing Units	2,971	28,626	79,202
Owner Occupied Housing Units	59.0%	62.4%	61.4%
Renter Occupied Housing Units	36.4%	31.9%	32.8%
Vacant Housing Units	4.6%	5.7%	5.8%
2010 Housing Units	2,662	27,320	78,142
Owner Occupied Housing Units	58.5%	58.2%	56.4%
Renter Occupied Housing Units	35.5%	33.5%	34.9%
Vacant Housing Units	6.0%	8.3%	8.7%
2020 Housing Units	2,676	27,507	79,258
Owner Occupied Housing Units	54.1%	53.2%	51.1%
Renter Occupied Housing Units	39.1%	37.4%	38.9%
Vacant Housing Units	6.8%	9.5%	10.0%
2025 Housing Units	2,686	27,599	79,677
Owner Occupied Housing Units	54.0%	53.0%	50.9%
Renter Occupied Housing Units	39.0%	37.3%	38.8%
Vacant Housing Units	7.0%	9.7%	10.3%
Median Household Income			
2020	\$58,213	\$50,867	\$52,649
2025	\$64,306	\$53,678	\$55,820
Median Home Value			
2020	\$179,070	\$146,438	\$148,196
2025	\$234,171	\$178,753	\$181,950
Per Capita Income			
2020	\$31,636	\$27,758	\$30,160
2025	\$35,356	\$30,558	\$33,307
Median Age			
2010	40.4	38.1	36.9
2020	41.7	39.7	38.8
2025	42.3	40.6	39.8

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

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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2020 Households by Income			
Household Income Base	2,494	24,902	71,311
<\$15,000	10.2%	11.5%	11.1%
\$15,000 - \$24,999	8.9%	10.2%	9.1%
\$25,000 - \$34,999	8.9%	10.9%	11.0%
\$35,000 - \$49,999	13.6%	16.3%	15.8%
\$50,000 - \$74,999	20.0%	20.2%	19.9%
\$75,000 - \$99,999	10.7%	13.3%	12.5%
\$100,000 - \$149,999	17.2%	11.8%	13.1%
\$150,000 - \$199,999	6.0%	3.1%	3.9%
\$200,000+	4.6%	2.6%	3.7%
Average Household Income	\$78,252	\$65,673	\$71,101
2025 Households by Income			
Household Income Base	2,499	24,924	71,453
<\$15,000	8.6%	10.2%	9.8%
\$15,000 - \$24,999	7.8%	9.3%	8.3%
\$25,000 - \$34,999	8.1%	10.4%	10.4%
\$35,000 - \$49,999	12.7%	15.9%	15.3%
\$50,000 - \$74,999	19.2%	20.1%	19.6%
\$75,000 - \$99,999	10.9%	13.9%	13.0%
\$100,000 - \$149,999	20.2%	13.5%	14.7%
\$150,000 - \$199,999	7.4%	3.8%	4.6%
\$200,000+	5.0%	3.0%	4.2%
Average Household Income	\$87,458	\$72,307	\$78,458
2020 Owner Occupied Housing Units by Value			
Total	1,437	14,609	40,462
<\$50,000	2.4%	5.2%	7.2%
\$50,000 - \$99,999	22.5%	24.7%	24.5%
\$100,000 - \$149,999	11.1%	21.7%	19.1%
\$150,000 - \$199,999	23.9%	23.8%	20.7%
\$200,000 - \$249,999	13.8%	9.0%	10.8%
\$250,000 - \$299,999	14.6%	7.5%	7.3%
\$300,000 - \$399,999	7.9%	4.1%	5.8%
\$400,000 - \$499,999	0.8%	0.6%	1.6%
\$500,000 - \$749,999	2.0%	1.3%	1.6%
\$750,000 - \$999,999	0.1%	1.8%	1.0%
\$1,000,000 - \$1,499,999	0.1%	0.1%	0.2%
\$1,500,000 - \$1,999,999	0.0%	0.0%	0.1%
\$2,000,000 +	0.6%	0.1%	0.2%
Average Home Value	\$204,318	\$175,590	\$178,856
2025 Owner Occupied Housing Units by Value			
Total	1,441	14,621	40,530
<\$50,000	0.8%	3.4%	5.0%
\$50,000 - \$99,999	18.7%	17.2%	16.7%
\$100,000 - \$149,999	5.3%	15.0%	14.8%
\$150,000 - \$199,999	15.8%	25.1%	21.2%
\$200,000 - \$249,999	13.8%	12.2%	13.5%
\$250,000 - \$299,999	19.8%	10.3%	9.6%
\$300,000 - \$399,999	16.7%	8.0%	9.8%
\$400,000 - \$499,999	1.9%	1.8%	3.3%
\$500,000 - \$749,999	5.7%	4.2%	4.0%
\$750,000 - \$999,999	0.3%	2.4%	1.5%
\$1,000,000 - \$1,499,999	0.1%	0.1%	0.2%
\$1,500,000 - \$1,999,999	0.0%	0.0%	0.1%
\$2,000,000 +	1.0%	0.3%	0.3%
Average Home Value	\$264,130	\$222,951	\$223,990

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

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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2010 Population by Age			
Total	6,174	58,846	168,918
0 - 4	5.8%	6.3%	6.6%
5 - 9	5.9%	5.8%	6.0%
10 - 14	6.4%	6.0%	6.2%
15 - 24	12.7%	13.0%	13.5%
25 - 34	13.5%	15.3%	15.4%
35 - 44	11.5%	12.1%	12.3%
45 - 54	17.0%	15.6%	15.0%
55 - 64	11.9%	11.3%	11.4%
65 - 74	7.9%	7.1%	6.8%
75 - 84	5.3%	5.2%	4.8%
85 +	2.3%	2.4%	2.1%
18 +	77.4%	78.0%	77.1%
2020 Population by Age			
Total	6,185	58,711	168,551
0 - 4	5.3%	5.7%	5.9%
5 - 9	5.3%	5.6%	5.9%
10 - 14	5.3%	5.6%	5.9%
15 - 24	11.5%	11.3%	11.6%
25 - 34	13.9%	15.0%	15.2%
35 - 44	12.6%	13.5%	13.4%
45 - 54	11.5%	11.6%	11.7%
55 - 64	15.6%	14.0%	13.5%
65 - 74	10.3%	9.5%	9.4%
75 - 84	5.9%	5.3%	5.0%
85 +	2.8%	2.9%	2.5%
18 +	80.8%	79.9%	79.0%
2025 Population by Age			
Total	6,203	58,773	168,750
0 - 4	5.3%	5.6%	5.8%
5 - 9	5.4%	5.5%	5.7%
10 - 14	5.5%	5.6%	5.9%
15 - 24	10.4%	11.2%	11.5%
25 - 34	13.4%	14.2%	14.4%
35 - 44	13.7%	14.0%	13.7%
45 - 54	11.0%	11.6%	11.5%
55 - 64	13.4%	12.4%	12.2%
65 - 74	12.3%	10.9%	10.8%
75 - 84	6.9%	6.1%	5.9%
85 +	2.9%	2.8%	2.5%
18 +	80.7%	80.0%	79.1%
2010 Population by Sex			
Males	2,957	28,065	80,008
Females	3,217	30,782	88,906
2020 Population by Sex			
Males	2,972	28,134	80,180
Females	3,212	30,576	88,370
2025 Population by Sex			
Males	2,990	28,254	80,499
Females	3,212	30,518	88,250

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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2010 Population by Race/Ethnicity			
Total	6,175	58,847	168,913
White Alone	69.5%	70.5%	63.0%
Black Alone	22.6%	20.5%	27.7%
American Indian Alone	0.2%	0.3%	0.3%
Asian Alone	2.2%	2.6%	4.0%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	2.8%	3.5%	2.4%
Two or More Races	2.6%	2.6%	2.6%
Hispanic Origin	5.2%	6.6%	4.9%
Diversity Index	51.8	52.7	56.9
2020 Population by Race/Ethnicity			
Total	6,183	58,710	168,549
White Alone	63.5%	64.2%	57.2%
Black Alone	26.6%	24.4%	31.0%
American Indian Alone	0.2%	0.3%	0.3%
Asian Alone	2.9%	3.4%	5.2%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	3.3%	4.3%	2.9%
Two or More Races	3.4%	3.4%	3.4%
Hispanic Origin	6.2%	8.0%	5.9%
Diversity Index	58.0	59.7	62.1
2025 Population by Race/Ethnicity			
Total	6,203	58,773	168,749
White Alone	60.0%	60.5%	53.8%
Black Alone	28.8%	26.6%	32.9%
American Indian Alone	0.2%	0.3%	0.3%
Asian Alone	3.3%	3.8%	5.8%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	3.8%	4.8%	3.2%
Two or More Races	3.9%	3.9%	3.9%
Hispanic Origin	6.9%	9.0%	6.6%
Diversity Index	61.3	63.4	64.8
2010 Population by Relationship and Household Type			
Total	6,174	58,847	168,914
In Households	98.1%	98.1%	98.8%
In Family Households	80.9%	77.3%	78.4%
Householder	26.8%	25.1%	25.4%
Spouse	17.0%	15.7%	15.7%
Child	30.9%	29.9%	30.9%
Other relative	3.8%	3.9%	3.8%
Nonrelative	2.4%	2.8%	2.5%
In Nonfamily Households	17.1%	20.8%	20.4%
In Group Quarters	1.9%	1.9%	1.2%
Institutionalized Population	1.5%	1.6%	1.0%
Noninstitutionalized Population	0.4%	0.3%	0.3%

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

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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2020 Population 25+ by Educational Attainment			
Total	4,491	42,160	119,119
Less than 9th Grade	4.2%	3.1%	2.3%
9th - 12th Grade, No Diploma	6.9%	7.0%	5.7%
High School Graduate	23.9%	25.2%	22.8%
GED/Alternative Credential	3.1%	4.7%	3.7%
Some College, No Degree	26.3%	25.7%	24.5%
Associate Degree	9.1%	9.3%	9.2%
Bachelor's Degree	18.1%	16.0%	19.3%
Graduate/Professional Degree	8.3%	8.9%	12.4%
2020 Population 15+ by Marital Status			
Total	5,204	48,806	138,735
Never Married	34.5%	38.1%	37.5%
Married	44.1%	41.6%	42.9%
Widowed	8.8%	6.9%	6.5%
Divorced	12.6%	13.4%	13.1%
2020 Civilian Population 16+ in Labor Force			
Civilian Population 16+	3,502	32,859	94,992
Population 16+ Employed	86.1%	86.0%	86.5%
Population 16+ Unemployment rate	13.9%	14.0%	13.5%
Population 16-24 Employed	12.9%	11.8%	12.0%
Population 16-24 Unemployment rate	16.0%	23.8%	22.8%
Population 25-54 Employed	59.3%	65.0%	64.3%
Population 25-54 Unemployment rate	14.2%	12.7%	12.4%
Population 55-64 Employed	20.1%	17.4%	17.3%
Population 55-64 Unemployment rate	10.1%	10.9%	10.7%
Population 65+ Employed	7.7%	5.9%	6.4%
Population 65+ Unemployment rate	17.4%	15.1%	12.3%
2020 Employed Population 16+ by Industry			
Total	3,015	28,244	82,153
Agriculture/Mining	0.0%	0.3%	0.3%
Construction	6.5%	7.2%	5.9%
Manufacturing	13.0%	13.5%	12.6%
Wholesale Trade	1.8%	1.9%	2.5%
Retail Trade	12.7%	10.9%	11.0%
Transportation/Utilities	4.8%	6.1%	5.9%
Information	1.8%	1.7%	1.8%
Finance/Insurance/Real Estate	7.7%	7.9%	8.1%
Services	47.0%	47.5%	49.0%
Public Administration	4.8%	3.1%	2.9%
2020 Employed Population 16+ by Occupation			
Total	3,014	28,244	82,154
White Collar	59.0%	58.6%	61.8%
Management/Business/Financial	11.9%	12.4%	13.5%
Professional	22.7%	20.7%	22.6%
Sales	10.8%	8.8%	9.7%
Administrative Support	13.6%	16.7%	16.0%
Services	18.9%	18.6%	18.0%
Blue Collar	22.1%	22.7%	20.2%
Farming/Forestry/Fishing	0.0%	0.0%	0.2%
Construction/Extraction	5.4%	6.5%	4.5%
Installation/Maintenance/Repair	2.1%	2.8%	2.6%
Production	6.0%	6.2%	6.0%
Transportation/Material Moving	8.6%	7.2%	6.9%

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2010 Households by Type			
Total	2,501	25,048	71,380
Households with 1 Person	27.3%	34.2%	33.3%
Households with 2+ People	72.7%	65.8%	66.7%
Family Households	66.1%	59.1%	60.0%
Husband-wife Families	42.1%	37.0%	37.1%
With Related Children	16.1%	15.2%	15.5%
Other Family (No Spouse Present)	24.0%	22.2%	22.9%
Other Family with Male Householder	6.2%	5.7%	5.2%
With Related Children	3.4%	3.1%	2.9%
Other Family with Female Householder	17.8%	16.5%	17.7%
With Related Children	11.7%	10.7%	11.6%
Nonfamily Households	6.6%	6.6%	6.7%
All Households with Children	31.7%	29.4%	30.4%
Multigenerational Households	4.2%	3.7%	3.9%
Unmarried Partner Households	7.6%	7.5%	7.2%
Male-female	6.9%	6.9%	6.6%
Same-sex	0.7%	0.6%	0.6%
2010 Households by Size			
Total	2,502	25,047	71,380
1 Person Household	27.3%	34.2%	33.3%
2 Person Household	34.6%	31.2%	31.6%
3 Person Household	18.6%	15.8%	16.0%
4 Person Household	11.8%	11.1%	11.3%
5 Person Household	5.1%	4.8%	4.9%
6 Person Household	1.8%	1.8%	1.8%
7 + Person Household	0.8%	1.0%	1.0%
2010 Households by Tenure and Mortgage Status			
Total	2,501	25,047	71,380
Owner Occupied	62.3%	63.4%	61.8%
Owned with a Mortgage/Loan	42.5%	45.2%	44.7%
Owned Free and Clear	19.7%	18.2%	17.1%
Renter Occupied	37.7%	36.6%	38.2%
2020 Affordability, Mortgage and Wealth			
Housing Affordability Index	156	166	171
Percent of Income for Mortgage	12.9%	12.0%	11.8%
Wealth Index	80	60	68
2010 Housing Units By Urban/ Rural Status			
Total Housing Units	2,662	27,320	78,142
Housing Units Inside Urbanized Area	100.0%	100.0%	99.7%
Housing Units Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Housing Units	0.0%	0.0%	0.3%
2010 Population By Urban/ Rural Status			
Total Population	6,174	58,847	168,914
Population Inside Urbanized Area	100.0%	99.9%	99.7%
Population Inside Urbanized Cluster	0.0%	0.0%	0.0%
Rural Population	0.0%	0.1%	0.3%

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.

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Top 3 Tapestry Segments			
1.	Comfortable Empty Nesters (5A)	Traditional Living (12B)	Traditional Living (12B)
2.	Traditional Living (12B)	Parks and Rec (5C)	Rustbelt Traditions (5D)
3.	Parks and Rec (5C)	Comfortable Empty Nesters	Parks and Rec (5C)
2020 Consumer Spending			
Apparel & Services: Total \$	\$4,677,997	\$39,888,874	\$123,511,416
Average Spent	\$1,875.70	\$1,601.77	\$1,731.99
Spending Potential Index	87	75	81
Education: Total \$	\$3,869,879	\$32,078,739	\$98,685,097
Average Spent	\$1,551.68	\$1,288.15	\$1,383.85
Spending Potential Index	87	72	77
Entertainment/Recreation: Total \$	\$7,105,210	\$59,321,228	\$184,015,590
Average Spent	\$2,848.92	\$2,382.09	\$2,580.43
Spending Potential Index	88	73	79
Food at Home: Total \$	\$11,571,210	\$98,395,470	\$304,775,592
Average Spent	\$4,639.62	\$3,951.15	\$4,273.83
Spending Potential Index	87	74	80
Food Away from Home: Total \$	\$8,095,558	\$69,141,781	\$214,402,853
Average Spent	\$3,246.01	\$2,776.44	\$3,006.55
Spending Potential Index	86	74	80
Health Care: Total \$	\$12,935,226	\$106,997,693	\$333,263,134
Average Spent	\$5,186.54	\$4,296.58	\$4,673.31
Spending Potential Index	90	75	81
HH Furnishings & Equipment: Total \$	\$4,846,063	\$40,513,685	\$125,784,625
Average Spent	\$1,943.09	\$1,626.86	\$1,763.86
Spending Potential Index	89	74	81
Personal Care Products & Services: Total \$	\$2,039,076	\$17,219,857	\$53,503,121
Average Spent	\$817.59	\$691.48	\$750.27
Spending Potential Index	89	75	82
Shelter: Total \$	\$41,340,548	\$353,097,487	\$1,089,657,506
Average Spent	\$16,576.00	\$14,178.91	\$15,280.14
Spending Potential Index	86	73	79
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$5,038,809	\$42,014,305	\$131,602,572
Average Spent	\$2,020.37	\$1,687.12	\$1,845.45
Spending Potential Index	86	72	79
Travel: Total \$	\$5,183,760	\$42,802,969	\$132,545,004
Average Spent	\$2,078.49	\$1,718.79	\$1,858.66
Spending Potential Index	86	71	77
Vehicle Maintenance & Repairs: Total \$	\$2,576,686	\$22,097,802	\$68,829,803
Average Spent	\$1,033.15	\$887.36	\$965.19
Spending Potential Index	89	77	83

Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2017 and 2018 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

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