



Executive Summary

Bentonville City, AR 3
Bentonville City, AR (0505320)
Geography: Place

Prepared by Esri

Bentonville c...

Population

2000 Population	21,278
2010 Population	35,300
2020 Population	52,186
2025 Population	61,218
2000-2010 Annual Rate	5.19%
2010-2020 Annual Rate	3.89%
2020-2025 Annual Rate	3.24%
2020 Male Population	49.6%
2020 Female Population	50.4%
2020 Median Age	33.2

In the identified area, the current year population is 52,186. In 2010, the Census count in the area was 35,300. The rate of change since 2010 was 3.89% annually. The five-year projection for the population in the area is 61,218 representing a change of 3.24% annually from 2020 to 2025. Currently, the population is 49.6% male and 50.4% female.

Median Age

The median age in this area is 33.2, compared to U.S. median age of 38.5.

Race and Ethnicity

2020 White Alone	75.0%
2020 Black Alone	3.9%
2020 American Indian/Alaska Native Alone	1.2%
2020 Asian Alone	11.6%
2020 Pacific Islander Alone	0.6%
2020 Other Race	4.5%
2020 Two or More Races	3.2%
2020 Hispanic Origin (Any Race)	10.2%

Persons of Hispanic origin represent 10.2% of the population in the identified area compared to 18.8% 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 52.7 in the identified area, compared to 65.1 for the U.S. as a whole.

Households

2020 Wealth Index	111
2000 Households	8,012
2010 Households	13,257
2020 Total Households	19,253
2025 Total Households	22,536
2000-2010 Annual Rate	5.16%
2010-2020 Annual Rate	3.71%
2020-2025 Annual Rate	3.20%
2020 Average Household Size	2.68

The household count in this area has changed from 13,257 in 2010 to 19,253 in the current year, a change of 3.71% annually. The five-year projection of households is 22,536, a change of 3.20% annually from the current year total. Average household size is currently 2.68, compared to 2.64 in the year 2010. The number of families in the current year is 13,051 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 2020 and 2025. Esri converted Census 2000 data into 2010 geography.



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Mortgage Income

2020 Percent of Income for Mortgage 11.0%

Median Household Income

2020 Median Household Income \$87,523

2025 Median Household Income \$92,878

2020-2025 Annual Rate 1.19%

Average Household Income

2020 Average Household Income \$112,248

2025 Average Household Income \$123,268

2020-2025 Annual Rate 1.89%

Per Capita Income

2020 Per Capita Income \$41,834

2025 Per Capita Income \$45,853

2020-2025 Annual Rate 1.85%

Households by Income

Current median household income is \$87,523 in the area, compared to \$62,203 for all U.S. households. Median household income is projected to be \$92,878 in five years, compared to \$67,325 for all U.S. households

Current average household income is \$112,248 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$123,268 in five years, compared to \$99,510 for all U.S. households

Current per capita income is \$41,834 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$45,853 in five years, compared to \$37,691 for all U.S. households

Housing

2020 Housing Affordability Index 225

2000 Total Housing Units 8,530

2000 Owner Occupied Housing Units 5,045

2000 Renter Occupied Housing Units 2,967

2000 Vacant Housing Units 518

2010 Total Housing Units 14,698

2010 Owner Occupied Housing Units 7,420

2010 Renter Occupied Housing Units 5,837

2010 Vacant Housing Units 1,441

2020 Total Housing Units 21,554

2020 Owner Occupied Housing Units 10,189

2020 Renter Occupied Housing Units 9,064

2020 Vacant Housing Units 2,301

2025 Total Housing Units 25,039

2025 Owner Occupied Housing Units 11,370

2025 Renter Occupied Housing Units 11,166

2025 Vacant Housing Units 2,503

Currently, 47.3% of the 21,554 housing units in the area are owner occupied; 42.1%, renter occupied; and 10.7% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 11.3% are vacant. In 2010, there were 14,698 housing units in the area - 50.5% owner occupied, 39.7% renter occupied, and 9.8% vacant. The annual rate of change in housing units since 2010 is 18.55%. Median home value in the area is \$230,313, compared to a median home value of \$235,127 for the U.S. In five years, median value is projected to change by 1.72% annually to \$250,809.

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.

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March 01, 2021