

Courtland Commons  
 28412 Southampton Pky, Courtland, VA, 23837  
 Rings: 3, 5, 10 mile radii

Prepared by WHLR  
 Latitude: 36.68628  
 Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>Population Summary</b>			
2000 Total Population	2,146	8,627	20,530
2010 Total Population	2,283	9,108	21,535
2021 Total Population	2,323	8,940	21,078
2021 Group Quarters	52	240	323
2026 Total Population	2,275	8,710	20,587
2021-2026 Annual Rate	-0.42%	-0.52%	-0.47%
2021 Total Daytime Population	2,511	9,470	20,420
Workers	1,259	4,671	8,909
Residents	1,252	4,799	11,511
<b>Household Summary</b>			
2000 Households	841	3,438	8,124
2000 Average Household Size	2.48	2.40	2.47
2010 Households	892	3,675	8,577
2010 Average Household Size	2.50	2.41	2.47
2021 Households	913	3,626	8,443
2021 Average Household Size	2.49	2.40	2.46
2026 Households	895	3,536	8,257
2026 Average Household Size	2.48	2.40	2.45
2021-2026 Annual Rate	-0.40%	-0.50%	-0.44%
2010 Families	649	2,563	5,937
2010 Average Family Size	2.93	2.91	2.98
2021 Families	654	2,489	5,752
2021 Average Family Size	2.94	2.91	2.98
2026 Families	638	2,416	5,597
2026 Average Family Size	2.94	2.91	2.99
2021-2026 Annual Rate	-0.49%	-0.59%	-0.54%
<b>Housing Unit Summary</b>			
2000 Housing Units	895	3,724	9,016
Owner Occupied Housing Units	70.9%	64.9%	59.0%
Renter Occupied Housing Units	23.0%	27.4%	31.1%
Vacant Housing Units	6.0%	7.7%	9.9%
2010 Housing Units	946	3,962	9,390
Owner Occupied Housing Units	73.5%	64.3%	58.9%
Renter Occupied Housing Units	20.8%	28.5%	32.5%
Vacant Housing Units	5.7%	7.2%	8.7%
2021 Housing Units	984	4,034	9,555
Owner Occupied Housing Units	72.6%	66.7%	60.6%
Renter Occupied Housing Units	20.3%	23.2%	27.8%
Vacant Housing Units	7.2%	10.1%	11.6%
2026 Housing Units	997	4,065	9,648
Owner Occupied Housing Units	70.4%	65.6%	59.5%
Renter Occupied Housing Units	19.5%	21.4%	26.1%
Vacant Housing Units	10.2%	13.0%	14.4%
<b>Median Household Income</b>			
2021	\$65,804	\$56,477	\$52,443
2026	\$71,833	\$60,467	\$55,679
<b>Median Home Value</b>			
2021	\$223,707	\$216,822	\$206,077
2026	\$250,969	\$244,267	\$242,186
<b>Per Capita Income</b>			
2021	\$31,351	\$29,384	\$27,085
2026	\$34,852	\$32,765	\$30,008
<b>Median Age</b>			
2010	43.9	44.1	42.0
2021	46.7	46.1	44.1
2026	47.5	46.5	44.6

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

Courtland Commons  
28412 Southampton Pky, Courtland, VA, 23837  
Rings: 3, 5, 10 mile radii

Prepared by WHLR  
Latitude: 36.68628  
Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>2021 Households by Income</b>			
Household Income Base	913	3,626	8,443
<\$15,000	6.1%	8.1%	10.4%
\$15,000 - \$24,999	9.7%	10.7%	12.4%
\$25,000 - \$34,999	2.7%	6.4%	7.8%
\$35,000 - \$49,999	16.9%	17.4%	16.7%
\$50,000 - \$74,999	20.2%	21.3%	19.4%
\$75,000 - \$99,999	19.4%	14.3%	12.8%
\$100,000 - \$149,999	15.3%	13.4%	14.1%
\$150,000 - \$199,999	6.8%	5.8%	4.1%
\$200,000+	2.7%	2.7%	2.4%
Average Household Income	\$78,835	\$72,408	\$67,358
<b>2026 Households by Income</b>			
Household Income Base	895	3,536	8,257
<\$15,000	5.4%	7.2%	9.1%
\$15,000 - \$24,999	8.8%	9.6%	11.2%
\$25,000 - \$34,999	2.6%	5.9%	7.5%
\$35,000 - \$49,999	15.4%	16.3%	16.2%
\$50,000 - \$74,999	19.7%	21.0%	19.4%
\$75,000 - \$99,999	20.0%	14.9%	13.4%
\$100,000 - \$149,999	16.5%	14.5%	15.3%
\$150,000 - \$199,999	8.3%	7.2%	5.1%
\$200,000+	3.5%	3.3%	2.8%
Average Household Income	\$87,556	\$80,668	\$74,527
<b>2021 Owner Occupied Housing Units by Value</b>			
Total	714	2,691	5,790
<\$50,000	3.9%	2.9%	5.6%
\$50,000 - \$99,999	5.3%	7.0%	10.6%
\$100,000 - \$149,999	9.1%	11.7%	12.8%
\$150,000 - \$199,999	20.0%	20.3%	18.6%
\$200,000 - \$249,999	24.4%	24.0%	19.3%
\$250,000 - \$299,999	16.0%	15.3%	15.6%
\$300,000 - \$399,999	14.4%	13.3%	11.4%
\$400,000 - \$499,999	2.0%	2.3%	3.2%
\$500,000 - \$749,999	4.6%	2.9%	2.2%
\$750,000 - \$999,999	0.0%	0.3%	0.6%
\$1,000,000 - \$1,499,999	0.1%	0.0%	0.0%
\$1,500,000 - \$1,999,999	0.0%	0.0%	0.0%
\$2,000,000 +	0.0%	0.0%	0.0%
Average Home Value	\$240,428	\$229,941	\$218,532
<b>2026 Owner Occupied Housing Units by Value</b>			
Total	702	2,666	5,740
<\$50,000	2.0%	1.5%	3.0%
\$50,000 - \$99,999	2.8%	3.8%	6.3%
\$100,000 - \$149,999	5.8%	7.5%	8.9%
\$150,000 - \$199,999	15.4%	15.8%	15.1%
\$200,000 - \$249,999	23.6%	24.0%	19.8%
\$250,000 - \$299,999	18.4%	18.0%	18.9%
\$300,000 - \$399,999	19.9%	19.1%	16.4%
\$400,000 - \$499,999	3.1%	4.0%	5.7%
\$500,000 - \$749,999	8.8%	5.6%	4.3%
\$750,000 - \$999,999	0.0%	0.5%	1.4%
\$1,000,000 - \$1,499,999	0.1%	0.0%	0.1%
\$1,500,000 - \$1,999,999	0.0%	0.0%	0.0%
\$2,000,000 +	0.0%	0.0%	0.1%
Average Home Value	\$281,081	\$268,527	\$265,110

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

Courtland Commons  
28412 Southampton Pky, Courtland, VA, 23837  
Rings: 3, 5, 10 mile radii

Prepared by WHLR  
Latitude: 36.68628  
Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>2010 Population by Age</b>			
Total	2,282	9,104	21,537
0 - 4	5.3%	5.8%	6.2%
5 - 9	5.9%	6.1%	6.6%
10 - 14	6.3%	5.9%	6.2%
15 - 24	11.0%	11.2%	12.4%
25 - 34	9.9%	10.1%	10.4%
35 - 44	13.0%	12.0%	12.2%
45 - 54	17.1%	15.8%	16.4%
55 - 64	14.7%	14.3%	13.5%
65 - 74	9.9%	9.6%	8.8%
75 - 84	4.7%	5.9%	5.0%
85 +	2.1%	3.3%	2.4%
18 +	78.1%	78.4%	76.8%
<b>2021 Population by Age</b>			
Total	2,324	8,938	21,077
0 - 4	4.6%	5.1%	5.4%
5 - 9	5.2%	5.6%	5.9%
10 - 14	5.7%	5.9%	6.0%
15 - 24	9.2%	9.5%	10.3%
25 - 34	11.4%	11.3%	12.0%
35 - 44	11.7%	11.3%	11.4%
45 - 54	12.7%	11.9%	12.3%
55 - 64	16.5%	15.1%	15.2%
65 - 74	13.7%	13.3%	12.6%
75 - 84	7.0%	7.4%	6.3%
85 +	2.2%	3.6%	2.6%
18 +	81.2%	80.1%	79.3%
<b>2026 Population by Age</b>			
Total	2,277	8,710	20,588
0 - 4	4.5%	5.0%	5.3%
5 - 9	5.1%	5.6%	5.8%
10 - 14	5.9%	6.1%	6.2%
15 - 24	9.2%	9.7%	10.4%
25 - 34	9.7%	9.5%	10.3%
35 - 44	12.7%	12.4%	12.5%
45 - 54	11.9%	11.3%	11.6%
55 - 64	14.6%	13.5%	13.9%
65 - 74	14.8%	13.9%	13.4%
75 - 84	8.8%	9.1%	7.9%
85 +	2.7%	3.8%	2.8%
18 +	80.9%	79.7%	79.1%
<b>2010 Population by Sex</b>			
Males	1,130	4,331	10,145
Females	1,153	4,777	11,390
<b>2021 Population by Sex</b>			
Males	1,159	4,314	10,050
Females	1,163	4,625	11,029
<b>2026 Population by Sex</b>			
Males	1,142	4,231	9,870
Females	1,133	4,479	10,717

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

Courtland Commons  
28412 Southampton Pky, Courtland, VA, 23837  
Rings: 3, 5, 10 mile radii

Prepared by WHLR  
Latitude: 36.68628  
Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>2010 Population by Race/Ethnicity</b>			
Total	2,282	9,108	21,535
White Alone	73.5%	65.8%	53.6%
Black Alone	24.7%	31.0%	43.6%
American Indian Alone	0.1%	0.3%	0.3%
Asian Alone	0.4%	0.7%	0.5%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	0.2%	0.6%	0.5%
Two or More Races	1.1%	1.6%	1.6%
Hispanic Origin	1.0%	1.5%	1.3%
Diversity Index	41.0	48.7	53.6
<b>2021 Population by Race/Ethnicity</b>			
Total	2,322	8,940	21,080
White Alone	74.9%	65.8%	54.3%
Black Alone	22.0%	29.5%	41.4%
American Indian Alone	0.2%	0.4%	0.4%
Asian Alone	0.8%	1.1%	0.7%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	0.4%	1.1%	0.9%
Two or More Races	1.6%	2.2%	2.3%
Hispanic Origin	2.2%	3.0%	2.6%
Diversity Index	41.7	51.0	55.8
<b>2026 Population by Race/Ethnicity</b>			
Total	2,275	8,708	20,586
White Alone	75.6%	65.5%	54.4%
Black Alone	20.7%	28.9%	40.5%
American Indian Alone	0.3%	0.4%	0.4%
Asian Alone	1.0%	1.2%	0.9%
Pacific Islander Alone	0.0%	0.0%	0.0%
Some Other Race Alone	0.5%	1.4%	1.1%
Two or More Races	1.9%	2.6%	2.7%
Hispanic Origin	2.7%	3.7%	3.3%
Diversity Index	41.8	52.4	56.9
<b>2010 Population by Relationship and Household Type</b>			
Total	2,283	9,108	21,535
In Households	97.7%	97.4%	98.5%
In Family Households	84.9%	83.3%	84.2%
Householder	28.7%	28.1%	27.6%
Spouse	22.5%	21.0%	18.5%
Child	29.1%	29.2%	32.1%
Other relative	3.0%	3.4%	4.0%
Nonrelative	1.5%	1.6%	2.0%
In Nonfamily Households	12.8%	14.0%	14.3%
In Group Quarters	2.3%	2.6%	1.5%
Institutionalized Population	2.3%	2.6%	1.3%
Noninstitutionalized Population	0.0%	0.0%	0.2%

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

Courtland Commons  
28412 Southampton Pky, Courtland, VA, 23837  
Rings: 3, 5, 10 mile radii

Prepared by WHLR  
Latitude: 36.68628  
Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>2021 Population 25+ by Educational Attainment</b>			
Total	1,746	6,606	15,249
Less than 9th Grade	2.1%	2.2%	3.9%
9th - 12th Grade, No Diploma	5.7%	6.7%	9.0%
High School Graduate	24.7%	22.9%	23.6%
GED/Alternative Credential	5.4%	4.3%	5.6%
Some College, No Degree	30.0%	26.6%	25.0%
Associate Degree	11.3%	14.5%	13.0%
Bachelor's Degree	14.5%	14.9%	12.7%
Graduate/Professional Degree	6.4%	7.9%	7.3%
<b>2021 Population 15+ by Marital Status</b>			
Total	1,961	7,451	17,427
Never Married	21.3%	22.9%	28.0%
Married	57.4%	52.0%	50.7%
Widowed	6.1%	9.4%	8.6%
Divorced	15.2%	15.7%	12.7%
<b>2021 Civilian Population 16+ in Labor Force</b>			
Civilian Population 16+	1,097	4,482	10,543
Population 16+ Employed	98.2%	92.2%	90.8%
Population 16+ Unemployment rate	1.8%	7.8%	9.2%
Population 16-24 Employed	10.1%	10.4%	11.3%
Population 16-24 Unemployment rate	0.0%	17.9%	23.6%
Population 25-54 Employed	61.2%	59.2%	60.3%
Population 25-54 Unemployment rate	2.8%	8.7%	8.8%
Population 55-64 Employed	23.1%	22.0%	21.1%
Population 55-64 Unemployment rate	0.0%	2.3%	3.4%
Population 65+ Employed	5.5%	8.3%	7.4%
Population 65+ Unemployment rate	0.0%	0.3%	1.3%
<b>2021 Employed Population 16+ by Industry</b>			
Total	1,077	4,132	9,571
Agriculture/Mining	2.2%	2.0%	3.3%
Construction	7.8%	6.2%	6.4%
Manufacturing	15.2%	16.9%	15.1%
Wholesale Trade	1.7%	1.2%	1.1%
Retail Trade	13.0%	11.1%	10.4%
Transportation/Utilities	4.0%	5.4%	6.2%
Information	0.4%	0.7%	2.2%
Finance/Insurance/Real Estate	6.7%	4.1%	4.3%
Services	37.0%	42.7%	41.6%
Public Administration	12.0%	9.8%	9.5%
<b>2021 Employed Population 16+ by Occupation</b>			
Total	1,077	4,131	9,572
White Collar	58.6%	56.7%	52.3%
Management/Business/Financial	12.0%	13.6%	12.2%
Professional	26.1%	24.2%	21.0%
Sales	11.5%	9.2%	8.5%
Administrative Support	9.0%	9.7%	10.6%
Services	13.8%	18.2%	18.8%
Blue Collar	27.6%	25.1%	28.9%
Farming/Forestry/Fishing	0.3%	0.3%	0.9%
Construction/Extraction	4.8%	6.6%	7.0%
Installation/Maintenance/Repair	6.5%	4.5%	5.0%
Production	9.7%	7.4%	6.5%
Transportation/Material Moving	6.3%	6.3%	9.5%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

Courtland Commons  
28412 Southampton Pky, Courtland, VA, 23837  
Rings: 3, 5, 10 mile radii

Prepared by WHLR  
Latitude: 36.68628  
Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>2010 Households by Type</b>			
Total	892	3,675	8,577
Households with 1 Person	23.0%	26.4%	26.7%
Households with 2+ People	77.0%	73.6%	73.3%
Family Households	72.8%	69.7%	69.2%
Husband-wife Families	57.0%	52.1%	46.2%
With Related Children	22.0%	19.1%	17.9%
Other Family (No Spouse Present)	15.8%	17.7%	23.0%
Other Family with Male Householder	4.1%	3.7%	4.6%
With Related Children	2.1%	1.9%	2.2%
Other Family with Female Householder	11.7%	13.9%	18.5%
With Related Children	7.4%	8.7%	11.8%
Nonfamily Households	4.3%	3.9%	4.1%
All Households with Children	32.0%	30.1%	32.5%
Multigenerational Households	3.5%	3.9%	5.1%
Unmarried Partner Households	3.8%	3.8%	4.9%
Male-female	3.5%	3.5%	4.5%
Same-sex	0.3%	0.3%	0.4%
<b>2010 Households by Size</b>			
Total	892	3,674	8,577
1 Person Household	23.0%	26.4%	26.7%
2 Person Household	37.8%	36.9%	34.5%
3 Person Household	18.2%	16.7%	17.7%
4 Person Household	14.7%	12.9%	13.2%
5 Person Household	3.9%	4.5%	4.9%
6 Person Household	1.7%	1.6%	1.7%
7 + Person Household	0.8%	1.0%	1.3%
<b>2010 Households by Tenure and Mortgage Status</b>			
Total	892	3,675	8,577
Owner Occupied	77.9%	69.3%	64.5%
Owned with a Mortgage/Loan	50.9%	45.6%	42.4%
Owned Free and Clear	27.0%	23.7%	22.1%
Renter Occupied	22.1%	30.7%	35.5%
<b>2021 Affordability, Mortgage and Wealth</b>			
Housing Affordability Index	167	148	144
Percent of Income for Mortgage	14.3%	16.1%	16.5%
Wealth Index	75	70	62
<b>2010 Housing Units By Urban/ Rural Status</b>			
Total Housing Units	946	3,962	9,390
Housing Units Inside Urbanized Area	0.0%	0.0%	0.0%
Housing Units Inside Urbanized Cluster	10.1%	49.2%	44.4%
Rural Housing Units	89.9%	50.8%	55.6%
<b>2010 Population By Urban/ Rural Status</b>			
Total Population	2,283	9,108	21,535
Population Inside Urbanized Area	0.0%	0.0%	0.0%
Population Inside Urbanized Cluster	10.2%	48.4%	42.8%
Rural Population	89.8%	51.6%	57.2%

**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.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

Courtland Commons  
28412 Southampton Pky, Courtland, VA, 23837  
Rings: 3, 5, 10 mile radii

Prepared by WHLR  
Latitude: 36.68628  
Longitude: -77.02256

	3 miles	5 miles	10 miles
<b>Top 3 Tapestry Segments</b>			
1.	Salt of the Earth (6B)	Salt of the Earth (6B)	Salt of the Earth (6B)
2.		Midlife Constants (5E)	Midlife Constants (5E)
3.		Modest Income Homes (12D)	Modest Income Homes (12D)
<b>2021 Consumer Spending</b>			
Apparel & Services: Total \$	\$1,626,783	\$5,971,885	\$13,110,535
Average Spent	\$1,781.80	\$1,646.96	\$1,552.83
Spending Potential Index	84	78	73
Education: Total \$	\$1,151,077	\$4,283,673	\$9,300,884
Average Spent	\$1,260.76	\$1,181.38	\$1,101.61
Spending Potential Index	73	68	64
Entertainment/Recreation: Total \$	\$2,700,617	\$9,696,014	\$20,977,813
Average Spent	\$2,957.96	\$2,674.02	\$2,484.64
Spending Potential Index	92	83	77
Food at Home: Total \$	\$4,401,760	\$15,989,045	\$35,317,063
Average Spent	\$4,821.20	\$4,409.55	\$4,183.00
Spending Potential Index	88	81	77
Food Away from Home: Total \$	\$2,880,177	\$10,561,679	\$23,286,373
Average Spent	\$3,154.63	\$2,912.76	\$2,758.07
Spending Potential Index	83	77	73
Health Care: Total \$	\$5,534,967	\$19,904,372	\$43,047,600
Average Spent	\$6,062.40	\$5,489.35	\$5,098.61
Spending Potential Index	97	88	82
HH Furnishings & Equipment: Total \$	\$1,801,948	\$6,562,248	\$14,219,703
Average Spent	\$1,973.66	\$1,809.78	\$1,684.20
Spending Potential Index	88	80	75
Personal Care Products & Services: Total \$	\$704,120	\$2,584,372	\$5,607,043
Average Spent	\$771.22	\$712.73	\$664.11
Spending Potential Index	86	79	74
Shelter: Total \$	\$14,521,939	\$54,000,164	\$116,992,303
Average Spent	\$15,905.74	\$14,892.49	\$13,856.72
Spending Potential Index	79	74	69
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$1,813,981	\$6,856,408	\$14,728,719
Average Spent	\$1,986.84	\$1,890.90	\$1,744.49
Spending Potential Index	83	79	73
Travel: Total \$	\$1,922,568	\$7,052,075	\$14,925,417
Average Spent	\$2,105.77	\$1,944.86	\$1,767.79
Spending Potential Index	83	77	70
Vehicle Maintenance & Repairs: Total \$	\$916,250	\$3,325,741	\$7,355,819
Average Spent	\$1,003.56	\$917.19	\$871.23
Spending Potential Index	91	83	79

**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 2018 and 2019 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.