



Demographic and Income Profile

Monte Vista Dr, Wildomar, California, 92595
Ring: 1 mile radius

Prepared by Esri
Latitude: 33.62658
Longitude: -117.26670

Summary	Census 2010	Census 2020	2023	2028
Population	5,086	5,333	5,380	5,421
Households	1,606	1,645	1,653	1,667
Families	1,271	-	1,293	1,305
Average Household Size	3.16	3.23	3.24	3.24
Owner Occupied Housing Units	1,223	-	1,320	1,344
Renter Occupied Housing Units	383	-	333	323
Median Age	34.6	-	35.6	36.1

Trends: 2023-2028 Annual Rate	Area	State	National
Population	0.15%	0.13%	0.30%
Households	0.17%	0.25%	0.49%
Families	0.18%	0.24%	0.44%
Owner HHs	0.36%	0.40%	0.66%
Median Household Income	2.27%	2.95%	2.57%

Households by Income	2023		2028	
	Number	Percent	Number	Percent
<\$15,000	93	5.6%	83	5.0%
\$15,000 - \$24,999	59	3.6%	41	2.5%
\$25,000 - \$34,999	76	4.6%	53	3.2%
\$35,000 - \$49,999	174	10.5%	136	8.2%
\$50,000 - \$74,999	341	20.6%	329	19.7%
\$75,000 - \$99,999	258	15.6%	270	16.2%
\$100,000 - \$149,999	416	25.2%	450	27.0%
\$150,000 - \$199,999	63	3.8%	81	4.9%
\$200,000+	173	10.5%	225	13.5%

Median Household Income	\$81,494	\$91,165
Average Household Income	\$109,708	\$127,151
Per Capita Income	\$32,993	\$38,255

Population by Age	Census 2010		2023		2028	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	366	7.2%	352	6.5%	375	6.9%
5 - 9	357	7.0%	372	6.9%	373	6.9%
10 - 14	387	7.6%	364	6.8%	394	7.3%
15 - 19	455	8.9%	316	5.9%	338	6.2%
20 - 24	349	6.9%	317	5.9%	273	5.0%
25 - 34	652	12.8%	925	17.2%	855	15.8%
35 - 44	639	12.6%	685	12.7%	815	15.0%
45 - 54	848	16.7%	602	11.2%	566	10.4%
55 - 64	516	10.1%	737	13.7%	608	11.2%
65 - 74	287	5.6%	455	8.5%	538	9.9%
75 - 84	170	3.3%	194	3.6%	217	4.0%
85+	59	1.2%	62	1.2%	67	1.2%

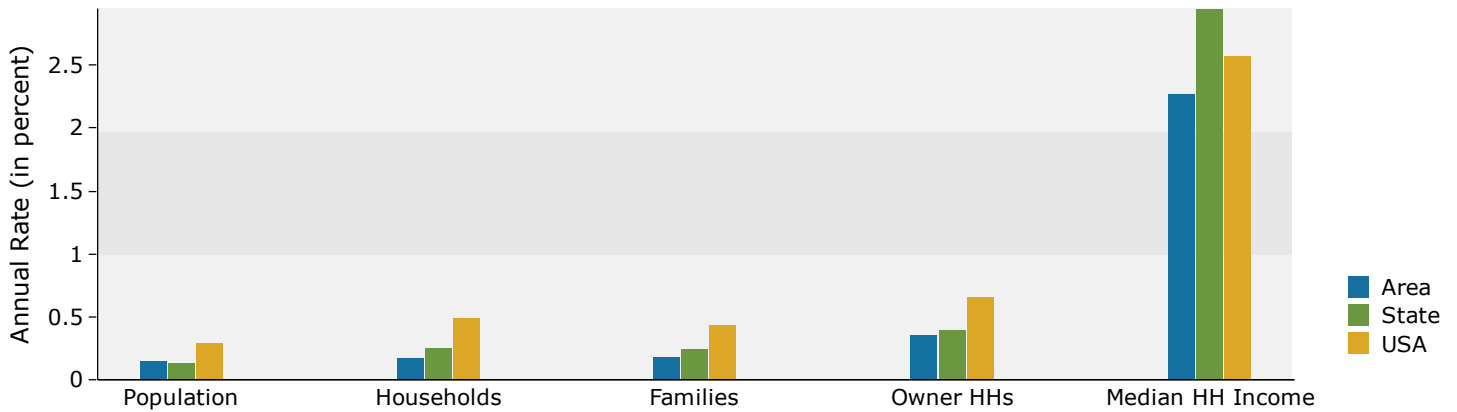
Race and Ethnicity	Census 2010		Census 2020		2023		2028	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	3,538	69.6%	2,642	49.5%	2,541	47.2%	2,348	43.3%
Black Alone	117	2.3%	140	2.6%	143	2.7%	146	2.7%
American Indian Alone	81	1.6%	73	1.4%	75	1.4%	84	1.5%
Asian Alone	147	2.9%	164	3.1%	172	3.2%	186	3.4%
Pacific Islander Alone	12	0.2%	24	0.5%	25	0.5%	25	0.5%
Some Other Race Alone	944	18.6%	1,352	25.4%	1,443	26.8%	1,583	29.2%
Two or More Races	247	4.9%	937	17.6%	981	18.2%	1,050	19.4%
Hispanic Origin (Any Race)	1,937	38.1%	2,483	46.6%	2,637	49.0%	2,829	52.2%

Data Note: Income is expressed in current dollars.

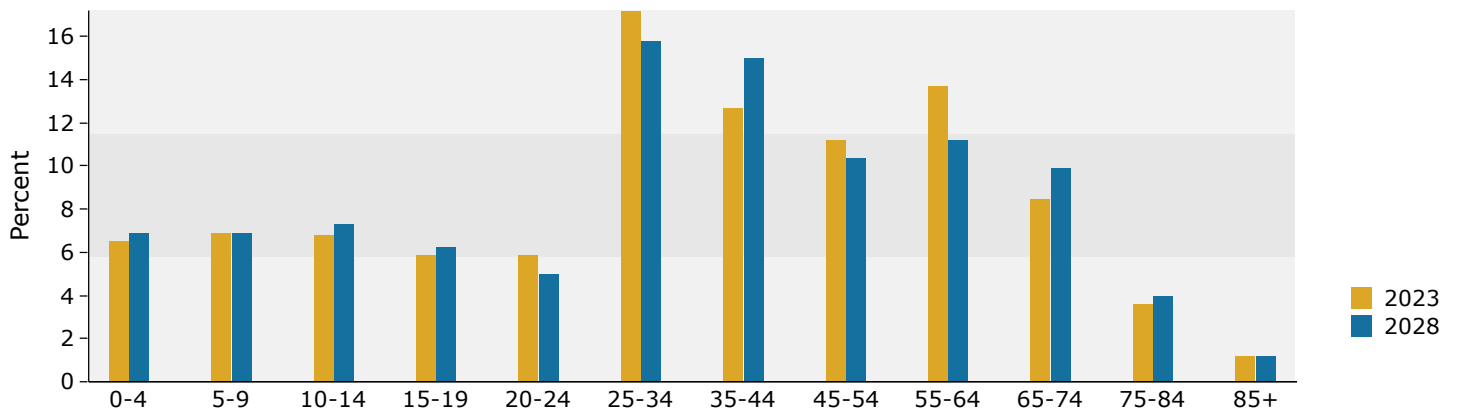
Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

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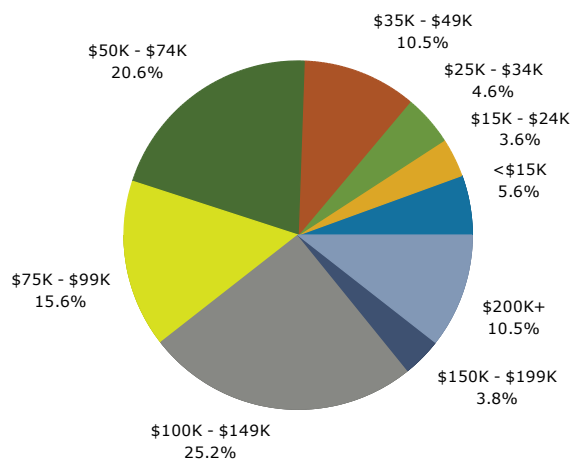
Trends 2023-2028



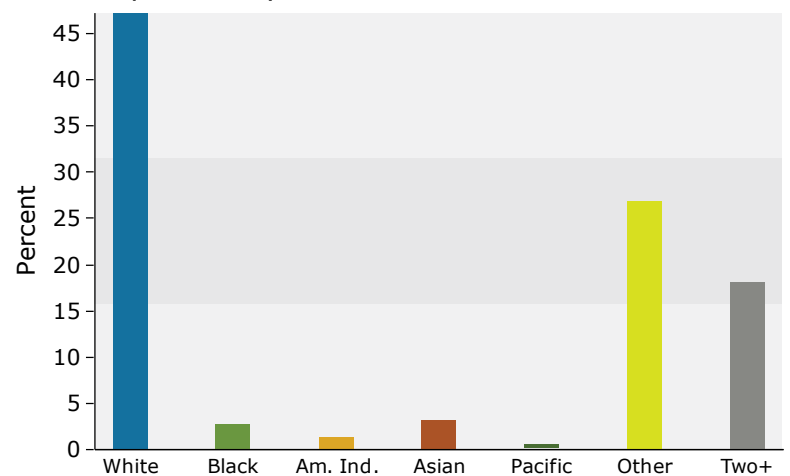
Population by Age



2023 Household Income



2023 Population by Race



2023 Percent Hispanic Origin: 49.0%



Demographic and Income Profile

Monte Vista Dr, Wildomar, California, 92595
Ring: 3 mile radius

Prepared by Esri
Latitude: 33.62658
Longitude: -117.26670

Summary	Census 2010	Census 2020	2023	2028
Population	40,521	50,592	51,453	52,607
Households	12,495	15,383	15,726	16,109
Families	9,730	-	11,982	12,256
Average Household Size	3.22	3.28	3.26	3.26
Owner Occupied Housing Units	9,229	-	11,801	12,092
Renter Occupied Housing Units	3,266	-	3,925	4,017
Median Age	34.3	-	35.7	35.7

Trends: 2023-2028 Annual Rate	Area	State	National
Population	0.44%	0.13%	0.30%
Households	0.48%	0.25%	0.49%
Families	0.45%	0.24%	0.44%
Owner HHs	0.49%	0.40%	0.66%
Median Household Income	1.97%	2.95%	2.57%

Households by Income	2023		2028	
	Number	Percent	Number	Percent
<\$15,000	847	5.4%	758	4.7%
\$15,000 - \$24,999	651	4.1%	455	2.8%
\$25,000 - \$34,999	796	5.1%	582	3.6%
\$35,000 - \$49,999	1,264	8.0%	962	6.0%
\$50,000 - \$74,999	2,429	15.4%	2,278	14.1%
\$75,000 - \$99,999	2,092	13.3%	2,107	13.1%
\$100,000 - \$149,999	4,013	25.5%	4,401	27.3%
\$150,000 - \$199,999	1,713	10.9%	2,129	13.2%
\$200,000+	1,920	12.2%	2,438	15.1%

Median Household Income	\$96,733	\$106,664
Average Household Income	\$121,644	\$140,391
Per Capita Income	\$37,995	\$43,909

Population by Age	Census 2010		2023		2028	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	2,954	7.3%	3,433	6.7%	3,723	7.1%
5 - 9	3,134	7.7%	3,631	7.1%	3,679	7.0%
10 - 14	3,329	8.2%	3,587	7.0%	3,733	7.1%
15 - 19	3,401	8.4%	3,332	6.5%	3,184	6.1%
20 - 24	2,624	6.5%	3,123	6.1%	2,888	5.5%
25 - 34	5,192	12.8%	8,128	15.8%	8,451	16.1%
35 - 44	5,634	13.9%	6,916	13.4%	8,011	15.2%
45 - 54	6,202	15.3%	6,132	11.9%	5,771	11.0%
55 - 64	4,001	9.9%	6,273	12.2%	5,513	10.5%
65 - 74	2,211	5.5%	4,258	8.3%	4,617	8.8%
75 - 84	1,314	3.2%	2,005	3.9%	2,332	4.4%
85+	525	1.3%	635	1.2%	703	1.3%

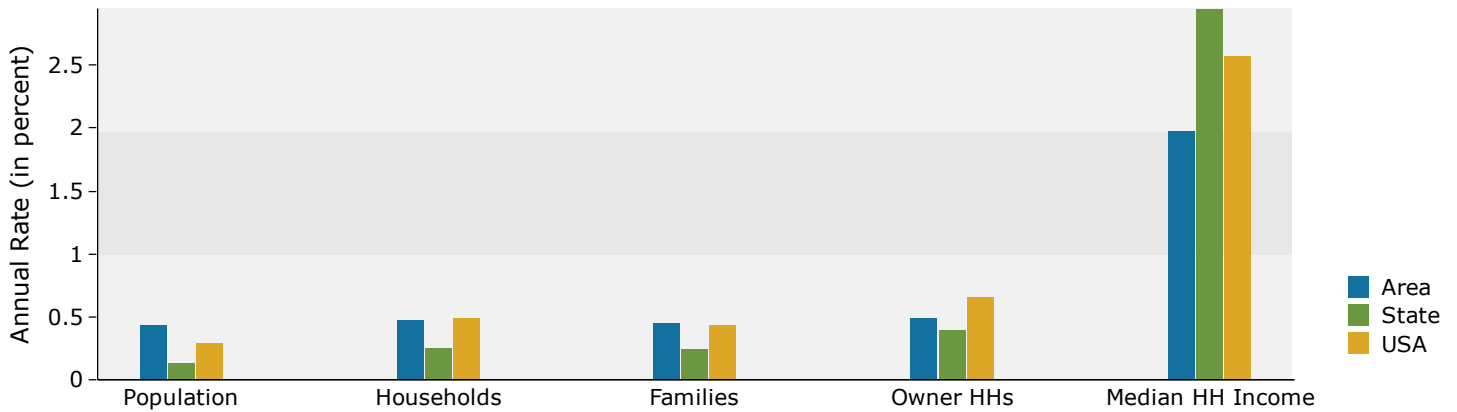
Race and Ethnicity	Census 2010		Census 2020		2023		2028	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	28,406	70.1%	25,878	51.2%	25,111	48.8%	23,645	44.9%
Black Alone	1,378	3.4%	2,333	4.6%	2,449	4.8%	2,599	4.9%
American Indian Alone	462	1.1%	810	1.6%	842	1.6%	940	1.8%
Asian Alone	1,849	4.6%	3,128	6.2%	3,345	6.5%	3,701	7.0%
Pacific Islander Alone	88	0.2%	259	0.5%	269	0.5%	279	0.5%
Some Other Race Alone	6,170	15.2%	9,547	18.9%	10,305	20.0%	11,488	21.8%
Two or More Races	2,169	5.4%	8,637	17.1%	9,133	17.7%	9,954	18.9%
Hispanic Origin (Any Race)	14,124	34.9%	20,472	40.5%	21,969	42.7%	23,810	45.3%

Data Note: Income is expressed in current dollars.

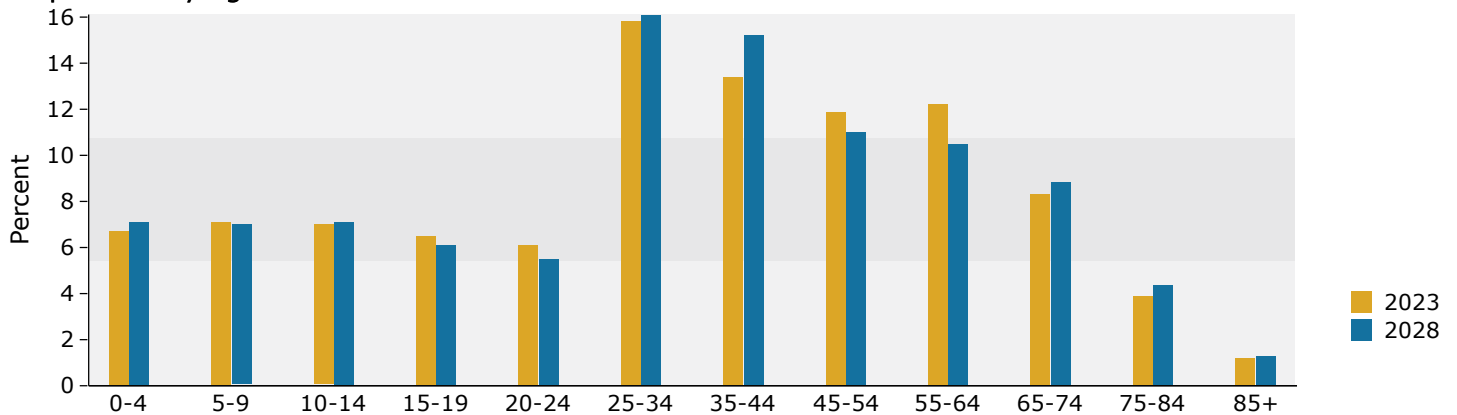
Source: Esri forecasts for 2023 and 2028. U.S. Census Bureau 2010 decennial Census data converted by Esri into 2020 geography.

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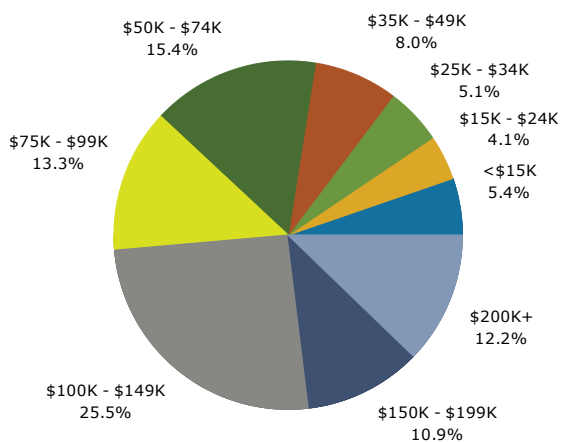
Trends 2023-2028



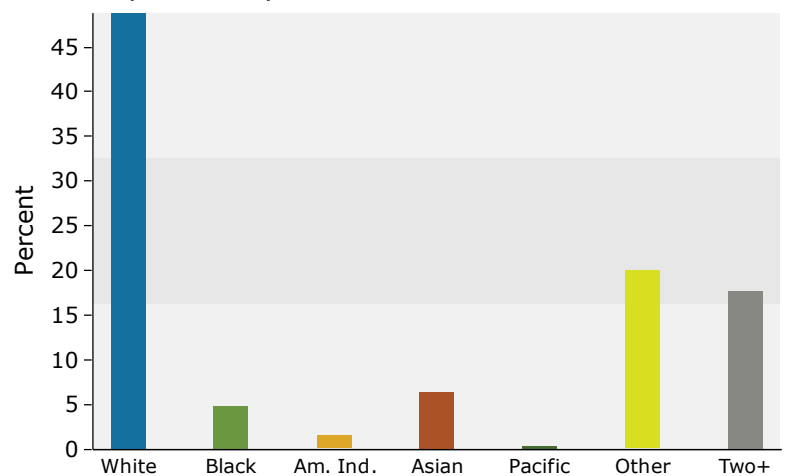
Population by Age



2023 Household Income



2023 Population by Race



2023 Percent Hispanic Origin: 42.7%



Demographic and Income Profile

Monte Vista Dr, Wildomar, California, 92595
Ring: 5 mile radius

Prepared by Esri
Latitude: 33.62658
Longitude: -117.26670

Summary	Census 2010	Census 2020	2023	2028
Population	108,867	132,333	136,194	138,733
Households	34,381	41,363	42,592	43,429
Families	27,143	-	33,224	33,855
Average Household Size	3.15	3.19	3.19	3.18
Owner Occupied Housing Units	25,749	-	32,781	33,571
Renter Occupied Housing Units	8,630	-	9,811	9,858
Median Age	35.3	-	36.2	36.2

Trends: 2023-2028 Annual Rate	Area	State	National
Population	0.37%	0.13%	0.30%
Households	0.39%	0.25%	0.49%
Families	0.38%	0.24%	0.44%
Owner HHs	0.48%	0.40%	0.66%
Median Household Income	1.80%	2.95%	2.57%

Households by Income	2023		2028	
	Number	Percent	Number	Percent
<\$15,000	1,881	4.4%	1,691	3.9%
\$15,000 - \$24,999	1,800	4.2%	1,267	2.9%
\$25,000 - \$34,999	2,279	5.4%	1,746	4.0%
\$35,000 - \$49,999	3,077	7.2%	2,459	5.7%
\$50,000 - \$74,999	6,246	14.7%	5,712	13.2%
\$75,000 - \$99,999	5,215	12.2%	5,132	11.8%
\$100,000 - \$149,999	10,219	24.0%	10,969	25.3%
\$150,000 - \$199,999	6,076	14.3%	7,302	16.8%
\$200,000+	5,798	13.6%	7,151	16.5%

Median Household Income	\$102,430	\$111,984
Average Household Income	\$129,486	\$148,091
Per Capita Income	\$40,742	\$46,654

Population by Age	Census 2010		2023		2028	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	7,370	6.8%	8,740	6.4%	9,429	6.8%
5 - 9	8,244	7.6%	9,482	7.0%	9,584	6.9%
10 - 14	9,346	8.6%	9,756	7.2%	9,957	7.2%
15 - 19	9,426	8.7%	9,019	6.6%	8,638	6.2%
20 - 24	6,851	6.3%	8,244	6.1%	7,347	5.3%
25 - 34	12,693	11.7%	20,680	15.2%	21,563	15.5%
35 - 44	15,290	14.0%	18,245	13.4%	21,092	15.2%
45 - 54	17,000	15.6%	16,469	12.1%	15,372	11.1%
55 - 64	10,625	9.8%	16,139	11.9%	14,226	10.3%
65 - 74	6,365	5.8%	11,558	8.5%	12,462	9.0%
75 - 84	4,204	3.9%	5,902	4.3%	6,878	5.0%
85+	1,453	1.3%	1,959	1.4%	2,185	1.6%

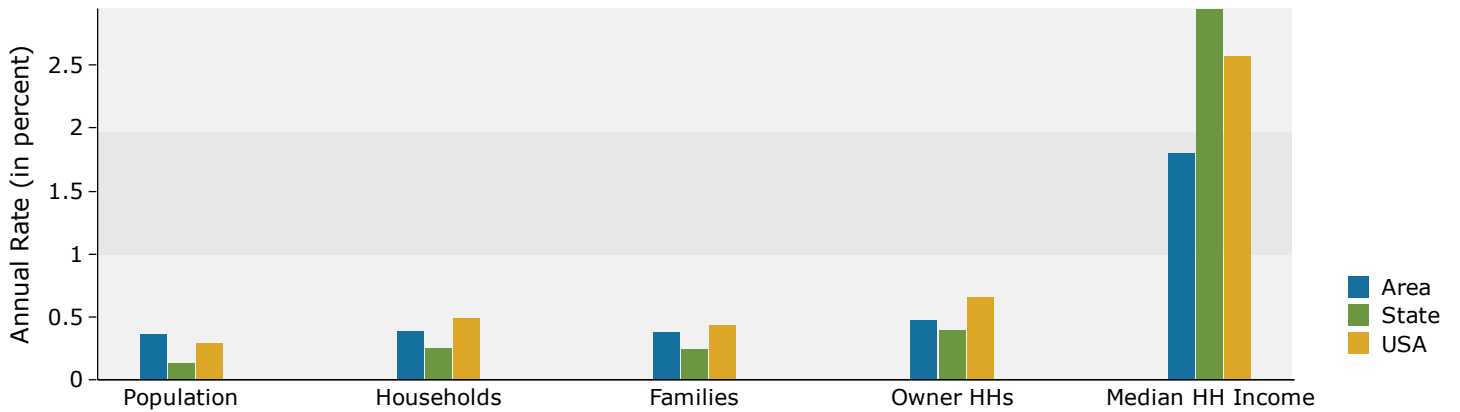
Race and Ethnicity	Census 2010		Census 2020		2023		2028	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	79,200	72.7%	71,562	54.1%	70,496	51.8%	66,662	48.1%
Black Alone	4,009	3.7%	6,455	4.9%	6,809	5.0%	7,167	5.2%
American Indian Alone	944	0.9%	1,734	1.3%	1,831	1.3%	2,035	1.5%
Asian Alone	5,613	5.2%	8,669	6.6%	9,357	6.9%	10,332	7.4%
Pacific Islander Alone	332	0.3%	642	0.5%	661	0.5%	679	0.5%
Some Other Race Alone	13,167	12.1%	21,146	16.0%	23,223	17.1%	25,850	18.6%
Two or More Races	5,602	5.1%	22,125	16.7%	23,817	17.5%	26,008	18.7%
Hispanic Origin (Any Race)	33,685	30.9%	47,808	36.1%	52,195	38.3%	56,482	40.7%

Data Note: Income is expressed in current dollars.

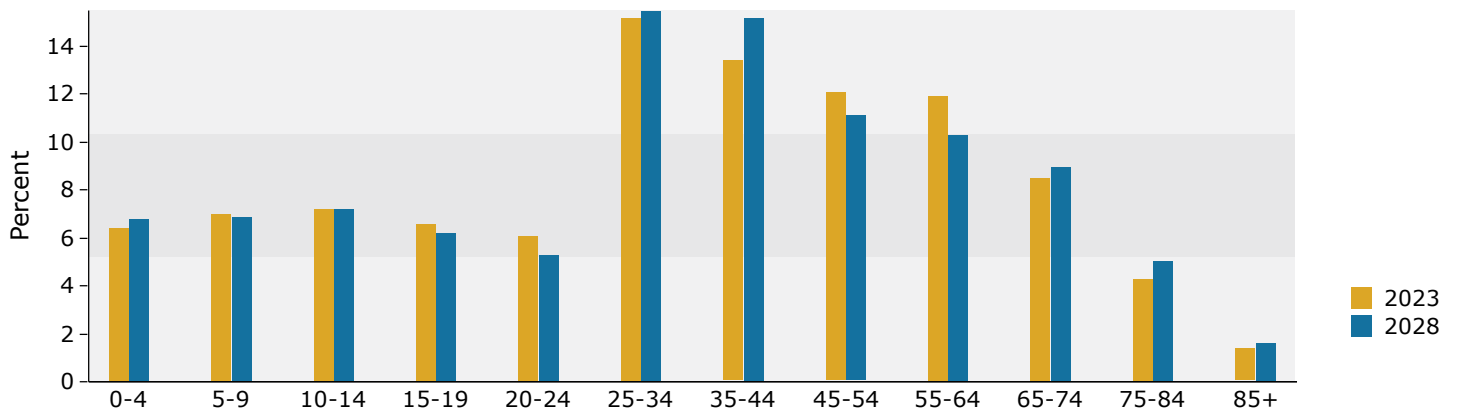
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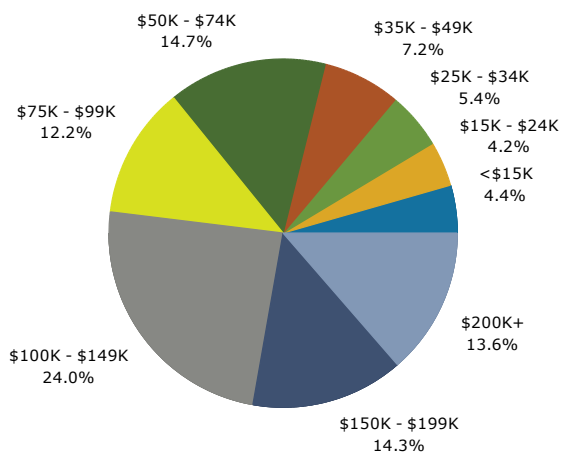
Trends 2023-2028



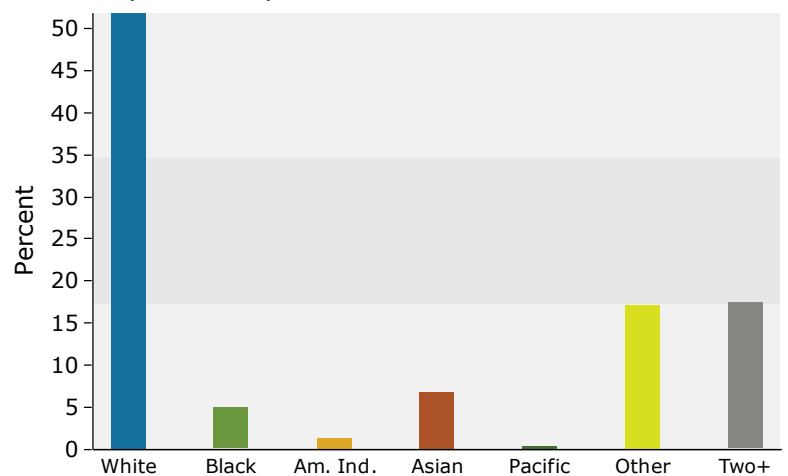
Population by Age



2023 Household Income



2023 Population by Race



2023 Percent Hispanic Origin: 38.3%