Full Profile

2010-2020 Census, 2023 Estimates with 2028 Projections
Calculated using Weighted Block Centroid from Block Groups

PACE
P R O P E R T I E S

Lat/Lon: 38.6012/-90.4288

ManchesterRd11769_2023_1.3.5_3Page Des Peres, MO 63131	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	9,162	61,518	167,015
2028 Projected Population	9,088	61,358	166,181
2020 Census Population	9,309	62,176	168,253
2010 Census Population	8,866	58,019	159,686
Projected Annual Growth 2023 to 2028	-0.2%	-	-
Historical Annual Growth 2010 to 2023	0.3%	0.5%	0.4%
Households			
2023 Estimated Households	3,667	24,399	67,754
2028 Projected Households	3,603	24,118	66,761
2020 Census Households	3,675	24,416	67,537
2010 Census Households	3,605	23,301	65,033
Projected Annual Growth 2023 to 2028	-0.3%	-0.2%	-0.3%
Historical Annual Growth 2010 to 2023	0.1%	0.4%	0.3%
Age			
2023 Est. Population Under 10 Years	11.7%	12.3%	11.7%
2023 Est. Population 10 to 19 Years	13.0%	13.0%	12.6%
2023 Est. Population 20 to 29 Years	7.0%	7.5%	9.7%
2023 Est. Population 30 to 44 Years	16.9%	17.5%	18.0%
2023 Est. Population 45 to 59 Years	19.7%	19.5%	18.8%
2023 Est. Population 60 to 74 Years	22.7%	21.6%	20.1%
2023 Est. Population 75 Years or Over	9.0%	8.7%	9.1%
2023 Est. Median Age	45.3	44.1	42.6
Marital Status & Gender			
2023 Est. Male Population	48.5%	48.1%	48.3%
2023 Est. Female Population	51.5%	51.9%	51.7%
2023 Est. Never Married	23.0%	23.3%	26.0%
2023 Est. Now Married	63.0%	60.6%	57.3%
2023 Est. Separated or Divorced	9.6%	10.4%	11.0%
2023 Est. Widowed	4.5%	5.7%	5.7%
Income			
2023 Est. HH Income $200,000 or More	33.7%	33.4%	30.3%
2023 Est. HH Income $150,000 to $199,999	13.4%	13.1%	11.4%
2023 Est. HH Income $100,000 to $149,999	18.7%	16.6%	16.1%
2023 Est. HH Income $75,000 to $99,999	6.5%	8.4%	10.4%
2023 Est. HH Income $50,000 to $74,999	9.7%	11.3%	12.6%
2023 Est. HH Income $35,000 to $49,999	9.3%	6.1%	6.9%
2023 Est. HH Income $25,000 to $34,999	2.9%	3.6%	4.3%
2023 Est. HH Income $15,000 to $24,999	3.1%	3.5%	3.6%
2023 Est. HH Income Under $15,000	2.7%	4.0%	4.5%
2023 Est. Average Household Income	$207,644	$229,092	$205,071
2023 Est. Median Household Income	$147,033	$149,741	$137,968
2023 Est. Per Capita Income	$83,130	$90,935	$83,325
2023 Est. Total Businesses	572	3,753	11,433
2023 Est. Total Employees	5,284	42,878	147,175

PACE

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Race			
2023 Est. White	91.8%	88.3%	84.4%
2023 Est. Black	2.3%	4.1%	5.3%
2023 Est. Asian or Pacific Islander	2.1%	3.6%	5.8%
2023 Est. American Indian or Alaska Native	0.1%	-	-
2023 Est. Other Races	3.7%	4.0%	4.4%
Hispanic			
2023 Est. Hispanic Population	201	1,649	4,940
2023 Est. Hispanic Population	2.2%	2.7%	3.0%
2028 Proj. Hispanic Population	2.2%	2.7%	3.0%
2020 Hispanic Population	2.6%	3.0%	3.6%
Education (Adults 25 & Older)			
2023 Est. Adult Population (25 Years or Over)	6,595	43,846	118,724
2023 Est. Elementary (Grade Level 0 to 8)	0.9%	0.7%	0.9%
2023 Est. Some High School (Grade Level 9 to 11)	0.8%	1.0%	1.6%
2023 Est. High School Graduate	8.2%	8.8%	10.8%
2023 Est. Some College	12.7%	13.3%	13.3%
2023 Est. Associate Degree Only	6.1%	4.6%	5.4%
2023 Est. Bachelor Degree Only	40.1%	37.6%	34.8%
2023 Est. Graduate Degree	31.3%	34.0%	33.1%
Housing			
2023 Est. Total Housing Units	3,791	25,548	71,419
2023 Est. Owner-Occupied	87.2%	82.7%	76.7%
2023 Est. Renter-Occupied	9.5%	12.8%	18.1%
2023 Est. Vacant Housing	3.3%	4.5%	5.1%
Homes Built by Year			
2023 Homes Built 2010 or later	8.4%	8.7%	7.1%
2023 Homes Built 2000 to 2009	4.1%	7.4%	7.1%
2023 Homes Built 1990 to 1999	6.1%	4.8%	5.8%
2023 Homes Built 1980 to 1989	10.4%	9.7%	10.1%
2023 Homes Built 1970 to 1979	12.3%	12.3%	14.0%
2023 Homes Built 1960 to 1969	16.7%	12.8%	13.4%
2023 Homes Built 1950 to 1959	25.9%	19.2%	17.8%
2023 Homes Built Before 1949	12.8%	20.6%	19.5%
Home Values			
2023 Home Value $1,000,000 or More	10.1%	11.7%	9.3%
2023 Home Value $500,000 to $999,999	25.5%	28.0%	22.9%
2023 Home Value $400,000 to $499,999	17.5%	16.8%	13.2%
2023 Home Value $300,000 to $399,999	17.3%	15.5%	16.3%
2023 Home Value $200,000 to $299,999	20.0%	15.8%	20.3%
2023 Home Value $150,000 to $199,999	3.5%	4.8%	8.5%
2023 Home Value $100,000 to $149,999	4.2%	4.7%	5.9%
2023 Home Value $50,000 to $99,999	1.5%	1.9%	2.2%
2023 Home Value $25,000 to $49,999	0.3%	0.4%	0.5%
2023 Home Value Under $25,000	0.2%	0.4%	0.8%
2023 Median Home Value	$450,488	$473,752	$428,133
2023 Median Rent	$1,274	$1,047	$1,083

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Labor Force			
2023 Est. Labor Population Age 16 Years or Over	7,292	48,703	134,443
2023 Est. Civilian Employed	61.1%	59.6%	62.2%
2023 Est. Civilian Unemployed	1.8%	1.0%	1.1%
2023 Est. in Armed Forces	0.1%	-	0.1%
2023 Est. not in Labor Force	37.0%	39.3%	36.6%
2023 Labor Force Males	47.7%	47.4%	47.5%
2023 Labor Force Females	52.3%	52.6%	52.5%
Occupation			
2023 Occupation: Population Age 16 Years or Over	4,458	29,040	83,576
2023 Mgmt, Business, & Financial Operations	27.7%	29.9%	26.8%
2023 Professional, Related	32.8%	34.3%	36.9%
2023 Service	9.7%	7.8%	9.2%
2023 Sales, Office	18.5%	18.9%	17.4%
2023 Farming, Fishing, Forestry	0.5%	0.7%	0.5%
2023 Construction, Extraction, Maintenance	3.8%	2.5%	3.1%
2023 Production, Transport, Material Moving	7.0%	5.8%	6.1%
2023 White Collar Workers	79.0%	83.1%	81.1%
2023 Blue Collar Workers	21.0%	16.9%	18.9%
Transportation to Work			
2023 Drive to Work Alone	58.6%	60.3%	62.8%
2023 Drive to Work in Carpool	3.5%	3.3%	3.6%
2023 Travel to Work by Public Transportation	0.2%	0.4%	0.5%
2023 Drive to Work on Motorcycle	-	-	-
2023 Walk or Bicycle to Work	0.8%	1.0%	1.1%
2023 Other Means	0.3%	0.8%	0.7%
2023 Work at Home	36.5%	34.1%	31.2%
Travel Time			
2023 Travel to Work in 14 Minutes or Less	26.1%	24.8%	26.9%
2023 Travel to Work in 15 to 29 Minutes	54.1%	52.9%	51.8%
2023 Travel to Work in 30 to 59 Minutes	17.8%	19.7%	19.4%
2023 Travel to Work in 60 Minutes or More	2.0%	2.5%	1.9%
2023 Average Travel Time to Work	20.9	20.6	20.1
Consumer Expenditure			
2023 Est. Total Household Expenditure	$449.61 M	$3.29 B	$8.33 B
2023 Est. Apparel	$16.32 M	$119.7 M	$302.57 M
2023 Est. Contributions, Gifts	$30.31 M	$222.28 M	$558.53 M
2023 Est. Education, Reading	$17.95 M	$132.53 M	$330.79 M
2023 Est. Entertainment	$26.66 M	$195.18 M	$492.42 M
2023 Est. Food, Beverages, Tobacco	$65.77 M	$480.72 M	$1.22 B
2023 Est. Furnishings, Equipment	$16.42 M	$119.95 M	$302.79 M
2023 Est. Health Care, Insurance	$39.55 M	$287.87 M	$731.54 M
2023 Est. Household Operations, Shelter, Utilities	$142.03 M	$1.04 B	$2.64 B
2023 Est. Miscellaneous Expenses	$8.68 M	$63.3 M	$160.19 M
2023 Est. Personal Care	$6.01 M	$43.87 M	$111.16 M
2023 Est. Transportation	$79.91 M	$583.14 M	$1.48 B

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