



WEST ELSDON
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West Elsdon



HOUSING FACT SHEET

POPULATION	2010	2018	8 YEAR CHANGE
Total Population	18,109	19,336	6.78%
Percent Immigrant (Foreign Born)	37.78%	36.51%	-3.37%
Total Households	4,957	5,191	4.51%
Total Family Households	3,892	4,064	4.23%
Total Non-Family Households	1,065	1,127	5.82%
Percent of Residents In Poverty	11.77%	11.00%	-6.54%

RACE + ETHNICITY	2010	2018	8 YEAR CHANGE
White	10,431	10,779	3.34%
Black or African American	311	286	-7.93%
Asian	247	409	65.78%
Multi-Racial	-	242	-
Other	-	165	-
Latino (of Any Race)	14,314	15,754	10.06%

OWNER HOUSING COST BURDEN*	2010	2018	8 YEAR CHANGE
Median Monthly Owner Cost	\$1,967	\$1,571	-20.14%
Paying Over 30% of Income for Mortgage	59.28%	45.55%	-23.16%
Owners Paying Less Than \$1,000/mo	219	168	-23.29%
Owners Paying \$1,000 to \$1,499/mo	676	758	12.13%
Owners Paying \$1,500 to \$1999/mo	1049	950	-9.44%
Owners Paying \$2,000 or More/mo	804	416	-48.26%

HOUSING UNITS	2010	2018	8 YEAR CHANGE
Total Housing Units	5,272	5,515	4.61%
Total Occupied Housing Units	4,957	5,191	4.72%
Owner-Occupied	3,639	3,822	5.03%
Renter-Occupied	1,318	1,369	3.87%

HOUSEHOLDS BY INCOME LEVEL*	2010	2018	8 YEAR CHANGE
Less Than \$25,000	766	860	12.27%
\$25,000-\$49,999	1,623	1,469	-9.49%
\$50,000-\$74,999	1,113	1,146	2.96%
\$75,000 or More	1,408	1,717	21.95%

INCOME*	2010	2018	8 YEAR CHANGE
Median Household Income	\$57,364.30	\$56,979.80	-0.67%
Households Earning <\$25,000	766	860	12.32%
As a Percent of All Households	15.45%	16.57%	7.25%
Unemployment Rate	13.55%	11.40%	-15.87%

RENTAL HOUSING COST BURDEN*	2010	2018	8 YEAR CHANGE
Median Monthly Gross Rent	\$1,069	\$1,082	1.22%
Paying Over 30% of Income in Rent	44.29%	49.74%	12.30%
Renters Paying Less Than \$750/mo	284	140	-50.70%
Renters Paying \$750 to \$999/mo	365	386	5.75%
Renters Paying \$1000 to \$1,499/mo	333	668	100.60%
Renters Paying \$1,500 or More/mo	52	104	100.00%

UNITS BY BUILDING SIZE	2000	2010	2018	18 YEAR CHANGE
Single Family/ 1 Unit	3,897	3,841	4,222	8.34%
2 to 4 Units	1,042	1,019	950	-8.83%
5 to 9 Units	254	237	227	-10.63%
10 to 19 Units	55	69	46	-16.36%
20 or More Units	79	147	54	-31.65%

Data come primarily from Nathalie P. Voorhees Center (UIC) analysis of 2000, 2010, and 2018 Censuses. * Indicates that values have been adjusted for inflation to 2018 constant dollars. For more information, or to request a methodology, contact CRN at Rachel@chicagorehab.org or 312.663.3936.