Extended Demographic Report - PopStats

2020 Census, 2024 Estimates & 2029 Projections
Calculated using TAS Retrieval

May 12, 2025

BRIXMOR®

Morris Hills Shopping Center Parsippany, NJ	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population			
Current Year Estimated Population	9,357	65,184	141,919
Population Est 23Q1	9,361	65,190	141,758
Population Est 22Q4	9,367	65,111	141,519
Population Est 22Q3	9,353	64,913	141,054
Population Est 22Q2	9,341	64,821	140,778
Population Est 22Q1	9,344	64,768	140,301
Population Est 21Q4	9,358	64,880	140,507
Population Est 21Q3	9,241	64,407	139,737
Population Est 21Q2	9,227	64,257	139,412
Population Fcst	9,447	66,427	144,871
2010 Census Population	8,858	60,294	131,812
2000 Census Population	8,570	58,749	127,749
1990 Census Population	8,339	56,784	115,592
Current Year Daytime Population	18,014	88,114	187,798
Average Seasonal Population	62	610	1,790
Historical Annual Growth, 1990 – 2000	0.27%	0.34%	1.01%
Historical Annual Growth, 2000 – 2010	0.33%	0.26%	0.31%
Estimated Annual Growth, 2010 – CY	0.38%	0.55%	0.52%
Projected Annual Growth, CY to Y5	0.19%	0.38%	0.41%
Group Qtrs Est	28	501	1,452
Transient Est Average Last 4 Qtrs	1,357	7,948	15,991
Households			
Current Year Estimated Households	3,791	24,319	53,444
Households Est 23Q1	3,792	24,312	53,356
Households Est 22Q4	3,793	24,275	53,255
Households Est 22Q3	3,788	24,189	53,062
Households Est 22Q2	3,785	24,152	52,949
Households Est 22Q1	3,786	24,138	52,764
Households Est 21Q4	3,791	24,176	52,824
Households Est 21Q3	3,737	23,977	52,508
Households Est 21Q2	3,734	23,931	52,388
Households Fcst	3,830	24,833	54,655
2010 Census Households	3,551	22,653	49,646
2000 Census Households	3,374	22,205	47,989
1990 Census Households	3,308	20,883	41,560
Historical Annual Growth, 1990 – 2000	0.20%	0.62%	1.45%
Historical Annual Growth, 2000 – 2010	0.51%	0.20%	0.34%
Estimated Annual Growth, 2010 – CY	0.46%	0.50%	0.52%
Projected Annual Growth, CY to Y5	0.21%	0.42%	0.45%
Population per Household	2.46	2.66	2.63

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Latitude: 40.87017   Longitude: -74.422593

Morris Hills Shopping Center Parsippany, NJ	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
HH Income $500,000 or more	3.3%	4.9%	5.4%
HH Income $250,000 to $499,999	4.0%	5.8%	6.5%
HH Income $200,000 to $249,999	9.3%	13.6%	15.1%
HH Income $175,000 to $199,999	5.3%	7.2%	8.2%
HH Income $150,000 to $174,999	7.0%	8.6%	9.4%
HH Income $100,000 to 149,999	18.9%	19.4%	19.8%
HH Income $75,000 to 99,999	13.9%	12.6%	11.0%
HH Income $50,000 to 74,999	14.9%	10.1%	9.4%
HH Income $35,000 to 49,999	7.2%	5.5%	4.8%
HH Income $25,000 to 34,999	3.9%	4.2%	4.1%
HH Income $15,000 to 24,999	5.4%	2.7%	2.3%
HH Income $0 to 14,999	7.1%	5.4%	4.0%
Average Household Income	$126,037	$158,789	$170,288
Median Household Income	$95,126	$121,281	$134,500
Per Capita Income	$51,224	$59,780	$64,779
Average Disposable Income	$95,025	$112,660	$119,486
Median Disposable Income	$79,498	$99,029	$109,400
Discretionary HH Income Over $150,000	7.4%	12.1%	13.8%
Discretionary HH Income $125,000 to $149,999	7.2%	10.5%	12.0%
Discretionary HH Income $100,000 to $124,999	8.1%	12.2%	14.1%
Discretionary HH Income $75,000 to $99,999	13.0%	15.2%	15.3%
Discretionary HH Income $50,000 to $74,999	21.6%	20.2%	18.9%
Discretionary HH Income $25,000 to $49,999	23.6%	16.0%	14.6%
Discretionary HH Income Under $25,000	19.3%	13.8%	11.4%
Average Discretionary HH Income	$66,573	$81,233	$86,545
Median Discretionary HH Income	$57,428	$75,880	$83,508
Householder White – Count	1,948	14,435	36,107
Median HH Income	$91,221	$117,546	$132,039
Average HH Income	$100,182	$117,466	$125,673
Householder Black or African-American – Count	134	752	1,239
Median HH Income	$71,767	$94,259	$99,151
Average HH Income	$87,189	$104,561	$106,805
Householder Hispanic – Count	336	1,949	3,885
Median HH Income	$77,169	$100,091	$115,088
Average HH Income	$78,471	$107,878	$117,593
Householder Asian or Pacific Islander – Count	1,190	5,925	9,583
Median HH Income	$129,820	$153,602	$161,613
Average HH Income	$123,138	$134,625	$139,349
Householder Other or Pacific Islander – Count	182	1,258	2,630
Median HH Income	$45,623	$109,124	$124,061
Average HH Income	$69,543	$115,003	$124,346

(Row group label: Income)

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Morris Hills Shopping Center Parsippany, NJ	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Gender			
Male Population	4,625	32,110	69,597
Female Population	4,732	33,074	72,322
Total Population by Age			
Count of Pop 0 to 4 years	544	3,525	7,327
Count of Pop 0 to 7 years	702	4,929	10,287
Count of Pop 5 - 13	790	6,199	13,276
Count of Pop 14 - 18	368	2,999	6,597
Count of Pop 19 - 22	375	2,968	6,644
Count of Pop 22 - 25	283	2,184	4,933
Count of Pop 25 - 29	527	3,613	7,702
Count of Pop 30 - 34	722	4,098	8,318
Count of Pop 35 - 39	742	4,545	9,209
Count of Pop 40 - 44	660	4,551	9,298
Count of Pop 45 - 59	1,830	13,027	28,951
Count of Pop 60 - 74	1,688	11,819	26,771
Count of Pop 75 - 84	613	4,009	9,252
Count of Pop 85+	213	1,645	3,641
% of Pop 0 to 4 years	5.8%	5.4%	5.2%
% of Pop 0 to 7 years	7.5%	7.6%	7.2%
% of Pop 5 - 13	8.4%	9.5%	9.4%
% of Pop 14 - 18	3.9%	4.6%	4.6%
% of Pop 19 - 22	4.0%	4.6%	4.7%
% of Pop 22 - 25	3.0%	3.4%	3.5%
% of Pop 25 - 29	5.6%	5.5%	5.4%
% of Pop 30 - 34	7.7%	6.3%	5.9%
% of Pop 35 - 39	7.9%	7.0%	6.5%
% of Pop 40 - 44	7.1%	7.0%	6.6%
% of Pop 45 - 59	19.6%	20.0%	20.4%
% of Pop 60 - 74	18.0%	18.1%	18.9%
% of Pop 75 - 84	6.6%	6.2%	6.5%
% of Pop 85+	2.3%	2.5%	2.6%
Median Age	42.5	42.7	43.7
Average Age	42.7	42.4	42.9
Male Population by Age			
% of Pop 0 to 4 years	6.0%	5.6%	5.4%
% of Pop 5 - 13	8.8%	9.9%	9.9%
% of Pop 14 - 18	4.2%	4.8%	4.9%
% of Pop 19 - 22	4.2%	4.7%	4.9%
% of Pop 22 - 25	3.0%	3.5%	3.7%
% of Pop 25 - 29	5.7%	5.8%	5.7%
% of Pop 30 - 34	7.6%	6.4%	6.1%
% of Pop 35 - 39	8.3%	7.1%	6.5%
% of Pop 40 - 44	7.6%	7.2%	6.6%
% of Pop 45 - 59	19.7%	19.8%	20.1%
% of Pop 75 - 84	5.4%	5.4%	5.8%
% of Pop 60 - 74	17.8%	17.9%	18.5%
% of Pop 85+	1.7%	1.9%	1.9%
Median Age	41.4	41.5	42.2
Average Age	41.6	41.3	41.8

Demographic Source: Synergos Technologies, Inc

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Morris Hills Shopping Center Parsippany, NJ	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
% of Pop 0 to 4 years	5.6%	5.2%	4.9%
% of Pop 5 - 13	8.1%	9.2%	8.8%
% of Pop 14 - 18	3.6%	4.4%	4.4%
% of Pop 19 - 22	3.8%	4.4%	4.4%
% of Pop 22 - 25	3.0%	3.2%	3.3%
% of Pop 25 - 29	5.6%	5.3%	5.2%
% of Pop 30 - 34	7.9%	6.2%	5.7%
% of Pop 35 - 39	7.6%	6.8%	6.4%
% of Pop 40 - 44	6.6%	6.8%	6.5%
% of Pop 45 - 59	19.4%	20.2%	20.7%
% of Pop 60 - 74	18.3%	18.3%	19.2%
% of Pop 75 - 84	7.7%	6.9%	7.3%
% of Pop 85+	2.8%	3.1%	3.2%
Median Age	43.7	43.9	45.2
Average Age	43.8	43.4	44.1
Race			
Count of White	4,323	36,216	91,763
Count of Black or African-American	288	2,072	3,864
Count of Asian or Pacific Islander	3,850	20,099	32,375
Count of Other races	895	6,796	13,917
White	46.2%	55.6%	64.7%
Black or African American	3.1%	3.2%	2.7%
Asian	41.1%	30.8%	22.8%
Other Races	9.6%	10.4%	9.8%
Language Spoken			
Speak English at Home	51.0%	62.5%	69.1%
Speak Spanish at Home	6.5%	5.9%	6.0%
Speak French or French Creole at Home	0.3%	0.4%	0.3%
Speak German at Home	0.5%	0.5%	0.4%
Speak Other Indo-European Languages at Home	21.8%	14.6%	9.8%
Speak Russian and Other Slavic Languages at Home	1.3%	1.5%	1.7%
Speak Chinese at Home	4.2%	4.4%	4.8%
Speak Korean at Home	0.6%	0.7%	0.9%
Speak Vietnamese at Home	0.4%	0.5%	0.4%
Speak Other Asian Languages at Home	10.6%	6.7%	4.9%
Speak Tagalog and Other Pacific Languages at Home	0.9%	1.2%	0.7%
Speak Other Language at Home	1.8%	1.2%	1.1%
Hispanic			
Hispanic Population	949	6,168	13,079
Hispanic Population Percent	10.1%	9.5%	9.2%
Mexican	10.4%	8.5%	7.9%
Puerto Rican	17.7%	19.3%	20.2%
Cuban	8.3%	5.7%	6.8%
Dominican	2.7%	7.7%	8.1%
Central American	8.2%	8.6%	10.8%
South American	43.2%	37.9%	35.1%
Other Hispanic	9.5%	12.2%	11.1%
2000 Hispanic Population Percent	9%	6%	5%
1990 Hispanic Population Percent	5%	4%	3%

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Morris Hills Shopping Center Parsippany, NJ	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Ancestry			
American (percent of total population)	1.2%	1.6%	1.7%
American	1.0%	1.4%	1.6%
Native American (ie. Indian/Eskimo)	0.1%	0.1%	0.1%
Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
Asian (percent of total population)	41.1%	30.7%	22.7%
Chinese	6.5%	6.0%	5.9%
Japanese	0.1%	0.2%	0.2%
Korean	0.6%	1.0%	1.1%
South Central Asian (ie. Indian)	30.9%	20.8%	13.3%
South East Asian (ie. Vietnamese)	2.4%	2.2%	1.8%
Other Asian	0.6%	0.6%	0.5%
European (percent of total population)	19.2%	30.3%	38.7%
British	1.5%	2.2%	2.8%
Dutch	0.6%	0.6%	0.5%
French	0.2%	0.4%	0.5%
German	2.6%	4.0%	5.3%
Italian	5.9%	9.2%	12.2%
Polish	1.7%	2.4%	3.0%
Scandinavian	0.4%	0.6%	0.8%
Scotch/Irish	3.7%	6.9%	8.4%
Other European (ie. Greek/Russian)	2.6%	3.9%	5.1%
Middle Eastern	0.7%	0.9%	1.0%
Other Ancestry	21.1%	19.2%	18.4%
Unclassified Ancestry	6.6%	7.8%	8.2%
Education (Age 25+)			
Adult Population (25 Years or Older)	6,996	47,307	103,142
Elementary (0 to 8)	1.6%	2.6%	2.2%
Some High School (9 to 11)	3.5%	2.9%	2.6%
High School Graduate (12)	19.8%	18.5%	18.2%
Some College (13 to 16)	12.4%	11.4%	11.7%
Associates Degree Only	5.1%	5.8%	5.5%
Bachelors Degree Only	34.5%	33.7%	33.9%
Graduate Degree	23.1%	25.1%	26.0%
% College (4+)	57.7%	58.8%	59.8%
Household Type			
Total Households – count	3,791	24,319	53,444
One Person HHs – count	1,135	5,708	12,545
Family HHs – count	2,349	17,388	37,933
Married Couple – count	1,897	14,546	32,524
w/own children – count	673	6,481	13,902
w/out own children – count	1,224	8,065	18,622
Male Householder – count	207	923	1,591
Female Householder – count	245	1,919	3,817
Non-Family Households – count	307	1,223	2,966
1 Person Household	29.9%	23.5%	23.5%
2 Person Household	31.2%	30.6%	31.2%
3 Person Household	16.3%	19.0%	18.3%
4 Person Household	14.0%	17.3%	17.6%
5 Person Household	5.4%	6.2%	6.3%
6 Person Household	2.0%	2.3%	2.1%
7+ Person Household	1.1%	1.1%	1.0%
% Households With Children	20.2%	31.2%	29.9%

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Morris Hills Shopping Center Parsippany, NJ	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Housing			
Total Housing Units	3,955	25,224	55,386
Owner Occupied Percent	43.5%	64.1%	69.6%
Renter Occupied Percent	52.3%	32.3%	26.9%
Vacant Housing Percent	4.1%	3.6%	3.5%
Total Housing Units (Census 2000)	3,459	22,638	49,041
Home Value (Owner Occupied)			
Property Value $1,000,000 or more	9.4%	11.3%	17.2%
Property Value $750,000 to $999,999	31.1%	29.1%	29.9%
Property Value $500,000 to $749,999	42.2%	35.8%	33.0%
Property Value $400,000 to $499,999	10.8%	10.3%	8.7%
Property Value $300,000, to $399,999	3.2%	5.4%	4.1%
Property Value $200,000 to $299,999	0.2%	2.7%	2.3%
Property Value $150,000 to $199,999	1.2%	0.8%	0.6%
Property Value $100,000 to $149,999	0.3%	0.7%	0.8%
Property Value $60,000 to $99,999	0.6%	0.4%	0.6%
Property Value $40,000 to $59,999	0.3%	0.1%	0.1%
Property Value $0 to $39,999	0.1%	0.3%	0.2%
Median Home Value	$697,369	$704,262	$747,361
Wealth per Household			
$0 and under - percent	17.3%	15.8%	15.3%
$1 to $4999 - percent	8.4%	7.2%	6.8%
$5k to $9999 - percent	4.5%	4.0%	3.8%
$10k to $24999 - percent	6.3%	5.9%	5.8%
$25k to $49999 - percent	6.6%	6.6%	6.5%
$50k to $99999 - percent	9.7%	10.0%	10.0%
$100k to $249999 - percent	17.6%	18.5%	18.8%
$250k to $499999 - percent	13.5%	14.4%	14.7%
$500k+ - percent	16.2%	17.6%	18.2%
Median HH Wealth	$85,842	$104,447	$113,990
Avg HH Wealth	$254,306	$274,269	$281,811
Economic Viability			
Economic Viability Local	294	292	290
Economic Viability Indexed	109	108	107
Occupation (Employed Civilians Age 16+)			
Employed Civilian Pop 16+ by Occupation	5,223	35,761	76,973
Managerial/Executive	18.5%	24.4%	26.1%
Professional Specialty	33.0%	32.8%	32.7%
Healthcare Support	2.2%	1.8%	1.5%
Sales	11.6%	10.8%	10.1%
Office & Administrative Support	14.0%	10.9%	10.3%
Protective Service	1.2%	1.4%	1.8%
Food Preperation	4.0%	2.9%	2.7%
Building Maintenance & Cleaning	1.0%	2.2%	2.3%
Personal Care	3.0%	2.9%	2.5%
Farming, Fishing, & Forestry	0.0%	0.0%	0.0%
Construction	3.1%	3.4%	4.0%
Production & Transportation	8.3%	6.5%	5.9%
Percent White Collar Workers	79.4%	80.6%	80.7%
Percent Blue Collar Workers	20.6%	19.4%	19.3%

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Agriculture/Mining/Construction	3.0%	3.3%	4.5%
Manufacturing	10.5%	12.3%	11.6%
Transportation	3.8%	3.6%	3.5%
Information	2.2%	2.9%	2.7%
Wholesale/Retail	13.6%	13.1%	11.7%
Finance, Insurance, Real Estate	10.0%	10.0%	10.3%
Professional Services	17.1%	15.3%	15.6%
Management Services	0.0%	0.1%	0.2%
Administrative/Waste Services	2.3%	3.4%	3.7%
Educational Services	20.9%	21.7%	22.8%
Entertainment Services	10.3%	7.6%	6.4%
Other Professional Services	3.4%	3.6%	3.2%
Public Administration	2.8%	3.1%	3.8%
Vehicles per HH			
No Vehicles	13.4%	8.2%	5.4%
1 Vehicle	38.1%	32.7%	31.3%
2 Vehicles	35.4%	38.6%	40.4%
3 or more vehicles	13.1%	20.4%	22.8%
Average Number of Vehicles	1.53	1.79	1.90
Change			
Births (last 12 months)	105	675	1,426
Deaths (last 12 months)	79	541	1,209
Migration (last 12 months)	-7	263	1,002
Work place			
Workplace Establishments	488	2,559	5,908
Workplace Employees (FTE)	11,662	49,074	102,879