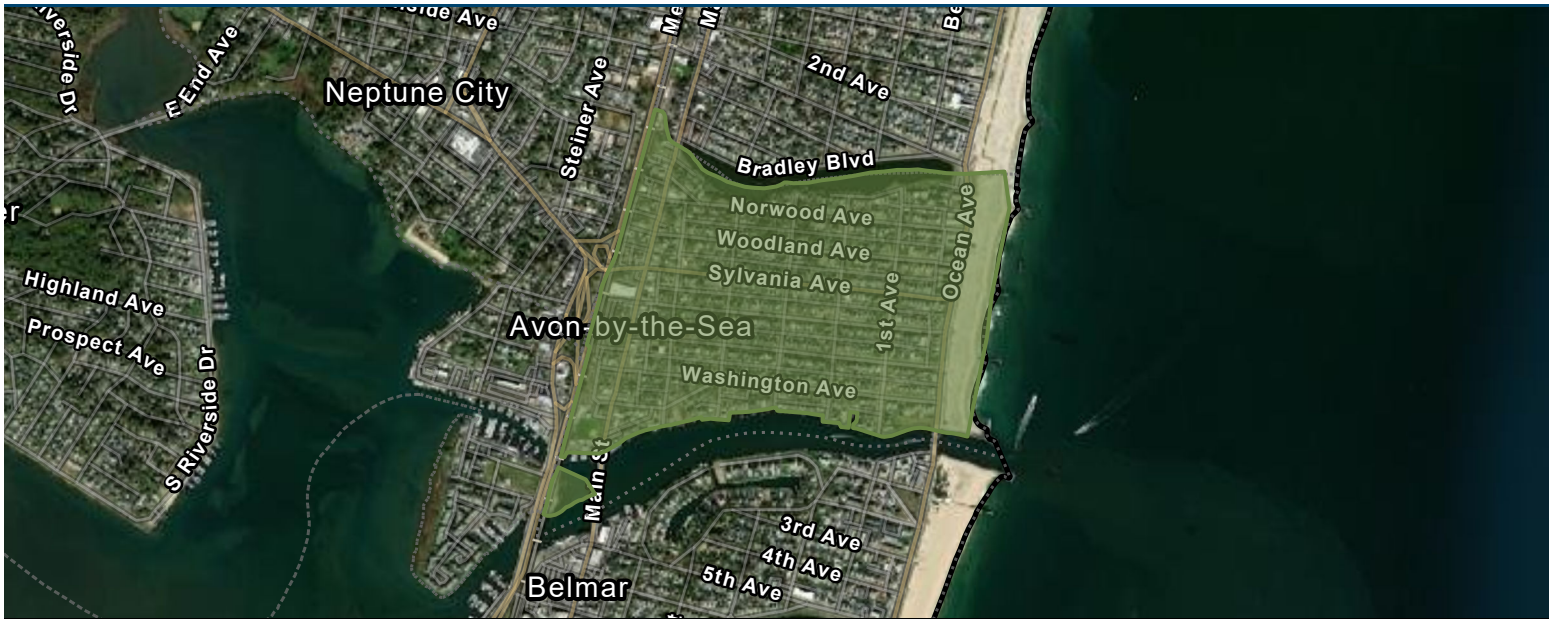




Monmouth County Municipal Market Report

Avon-by-the-Sea, NJ

Prepared by Esri



Demographics

Population		2010		2022		2027	
Total Population		1,901		1,902		1,883	
Population Density		4,466.6		4,469.0		4,424.3	
Compounded Annual Growth Rate		N/A		-0.72%		-0.20%	
<i>Growth Rate Time Period</i>		<i>N/A</i>		<i>(2020-2022)</i>		<i>(2022-2027)</i>	
Race & Ethnicity		2010		2022		2027	
White		1,843	97%	1,701	89%	1,661	88%
African American		6	0%	23	1%	23	1%
American Indian/Alaska Native		0	0%	1	0%	1	0%
Asian		12	1%	20	1%	20	1%
Pacific Islander		0	0%	2	0%	2	0%
Some Other Race		24	1%	62	3%	71	4%
Two or More Races		16	1%	93	5%	105	6%
Hispanic Origin (Any Race)		71	4%	143	8%	153	8%
Generations (2022)							
Generation Alpha Population (Born 2017 or Later)				50		3%	
Generation Z Population (Born 1999 to 2016)				327		17%	
Millennial Population (Born 1981 to 1998)				328		17%	
Generation X Population (Born 1965 to 1980)				370		19%	
Baby Boomer Population (Born 1946 to 1964)				590		31%	
Silent & Greatest Generations Population (Born 1945/Earlier)				237		12%	
Age (2022)							
2022 Child Population (Age <18)				255		13%	
Working-Age Population (Age 18-64)				1,059		56%	
Senior Population (Age 65+)				588		31%	
Median Age (Esri)				53.4		N/A	

Source: ACS, Esri, Esri-Data Axle, U.S. Census



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Housing

	2022		2027	
Housing Units				
Owner Occupied Housing Units	617	69%	629	70%
Renter Occupied Housing Units	280	31%	266	30%
Total Housing Units	1,328	N/A	1,328	N/A
Home Values				
Less than \$50,000	2	0%	1	0%
\$50,000-\$99,999	6	1%	2	0%
\$100,000-\$149,999	0	0%	0	0%
\$150,000-\$199,999	0	0%	0	0%
\$200,000-\$249,999	2	0%	1	0%
\$250,000-\$299,999	4	1%	2	0%
\$300,000-\$399,999	17	3%	12	2%
\$400,000-\$499,999	38	6%	33	5%
\$500,000-\$749,999	127	21%	137	22%
\$750,000-\$999,999	212	34%	236	38%
\$1,000,000-\$1,499,999	158	26%	161	26%
\$1,500,000-\$1,999,999	32	5%	29	5%
\$2,000,000 or greater	19	3%	15	2%
Median Home Value	\$882,665	N/A	\$884,004	N/A
Average Home Value	\$950,122	N/A	\$950,517	N/A



Monmouth County Municipal Market Report

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Income & Employment

Household Income	2022		2027	
Less than \$15,000	38	4%	26	3%
\$15,000-\$24,999	24	3%	15	2%
\$25,000-\$34,999	50	6%	34	4%
\$35,000-\$49,999	36	4%	20	2%
\$50,000-\$74,999	147	16%	113	13%
\$75,000-\$99,999	124	14%	132	15%
\$100,000-\$149,999	165	18%	228	25%
\$150,000-\$199,999	87	10%	96	11%
\$200,000 or greater	226	25%	231	26%
Median Household Income	\$106,290	N/A	\$117,941	N/A
Average Household Income	\$167,339	N/A	\$183,767	N/A
Per Capita Income	\$78,979	N/A	\$87,406	N/A

Labor Force	2020		2022	
Civilian Population Age 16+ in Labor Force (Esri)	789	46%	923	92%
Employed Civilian Population Age 16+ (Esri)	803	46%	871	94%
Unemployed Population Age 16+ (Esri)	N/A	N/A	52	94%
Unemployment Rate (Esri)	N/A	N/A	N/A	5.6%

Occupation	2020		2022	
Management	114	14%	231	27%
Business/Financial	89	11%	87	10%
Computer/Mathematical	32	4%	18	2%
Architecture/Engineering	28	3%	11	1%
Life/Physical/Social Science	0	0%	0	0%
Community/Social Service	4	1%	20	2%
Legal	17	2%	12	1%
Education/Training/Library	65	8%	65	7%
Arts/Design/Entertainment/Sports/Media	14	2%	25	3%
Healthcare Practitioner/Technician	62	8%	55	6%
Healthcare Support	0	0%	30	3%
Protective Service	23	3%	18	2%
Food Preparation/Serving Related	56	7%	32	4%
Building/Grounds Cleaning/Maintenance	10	1%	0	0%
Personal Care/Service	23	3%	11	1%
Sales and Sales Related	126	16%	110	13%
Office/Administrative Support	65	8%	59	7%
Farming/Fishing/Forestry	0	0%	1	0%
Construction/Extraction	27	3%	31	4%
Installation/Maintenance/Repair	0	0%	5	1%
Production	5	1%	8	1%
Transportation/Material Moving	43	5%	42	5%



Monmouth County Municipal Market Report

Avon-by-the-Sea, NJ

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Industry Sectors (2022)

Industry	Businesses		Sales		Employees	
Total Businesses (NAICS 11-99)	110	N/A	\$86,279	N/A	619	N/A
Agriculture/Forestry/Fishing/Hunting (NAICS 11)	0	0%	\$0	0%	0	0%
Mining (NAICS 21)	0	0%	\$0	0%	0	0%
Utilities (NAICS 22)	0	0%	\$0	0%	0	0%
Construction (NAICS 23)	10	9%	\$6,630	8%	32	5%
Manufacturing (NAICS 31-33)	3	3%	\$2,652	3%	22	4%
Wholesale Trade (NAICS 42)	4	4%	\$35,531	41%	22	4%
Retail Trade (NAICS 44-45)	12	11%	\$8,376	10%	37	6%
Motor Vehicle/Parts Dealers (NAICS 441)	0	0%	\$0	0%	0	0%
Furniture/Home Furnishings (NAICS 442)	2	2%	\$2,139	2%	12	2%
Electronics/Appliances (NAICS 443)	1	1%	\$602	1%	2	0%
Building Material/Garden Equipment & Supply (NAICS 444)	1	1%	\$2,822	3%	7	1%
Food & Beverage Stores (NAICS 445)	1	1%	\$290	0%	1	0%
Health/Personal Care (NAICS 446)	0	0%	\$0	0%	0	0%
Gas Stations (NAICS 447)	0	0%	\$0	0%	0	0%
Clothing/Accessories (NAICS 448)	2	2%	\$742	1%	3	0%
Sports/Hobby/Book/Music (NAICS 451)	1	1%	\$990	1%	5	1%
General Merchandise Stores (NAICS 452)	0	0%	\$0	0%	0	0%
Misc Store Retailers (NAICS 453)	4	4%	\$791	1%	7	1%
Non-store Retailers (NAICS 454)	0	0%	\$0	0%	0	0%
Transportation/Warehouse (NAICS 48-49)	1	1%	\$0	0%	7	1%
Information (NAICS S51)	4	4%	\$3,066	4%	25	4%
Finance & Insurance (NAICS 52)	1	1%	\$1,115	1%	6	1%
Central Bank/Credit Intermediation (NAICS 521-522)	0	0%	\$0	0%	0	0%
Securities/Commodity Contracts (NAICS 523)	0	0%	\$0	0%	0	0%
Insurance/Funds/Trusts/Other (NAICS 524-525)	1	1%	\$1,115	1%	6	1%
Real Estate/Rental/Leasing (NAICS 53)	8	7%	\$5,907	7%	55	9%
Professional/Scientific/Tech Services (NAICS 54)	16	15%	\$4,371	5%	49	8%
Legal Services (NAICS 5411)	6	5%	\$2,183	3%	16	3%
Management of Companies/Enterprises (NAICS 55)	0	0%	\$0	0%	0	0%
Administration/Support/Waste Management & Remediation (NAICS 56)	2	2%	\$348	0%	3	0%
Educational Services (NAICS 61)	5	5%	\$861	1%	69	11%
Health Care/Social Assistance (NAICS 62)	8	7%	\$6,760	8%	45	7%
Arts/Entertainment/Recreation (NAICS 71)	3	3%	\$1,327	2%	10	2%
Accommodation/Food Services (NAICS 72)	10	9%	\$4,519	5%	68	11%
Accommodation (NAICS 721)	4	4%	\$1,678	2%	18	3%
Food Service & Drinking Places (NAICS 722)	6	5%	\$2,841	3%	50	8%
Other Services Except Public Administration (NAICS 81)	13	12%	\$4,816	6%	55	9%
Automotive Repair & Maintenance (NAICS 8111)	2	2%	\$1,792	2%	10	2%
Public Administration (NAICS 92)	8	7%	\$0	0%	114	18%
Unclassified Establishments (NAICS 99)	2	2%	\$0	0%	0	0%

If you would like more information about economic development programs and opportunities in Monmouth County, please contact the Division of Economic Development

Phone: 732-431-7470
 Email: econdev@co.monmouth.nj.us
www.visitmonmouth.com

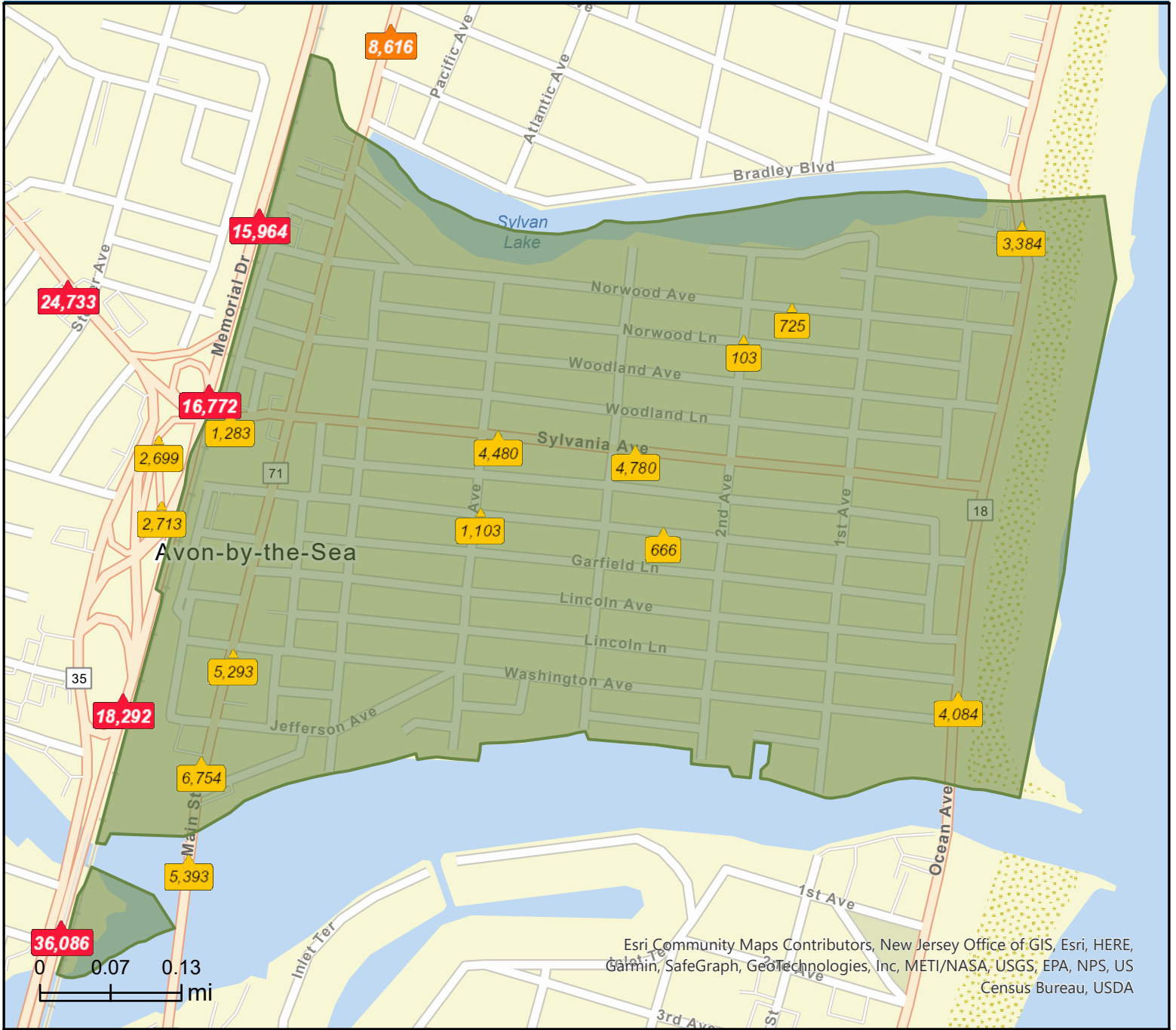
Hall of Records Annex
 1 East Main Street
 Freehold, NJ 07728



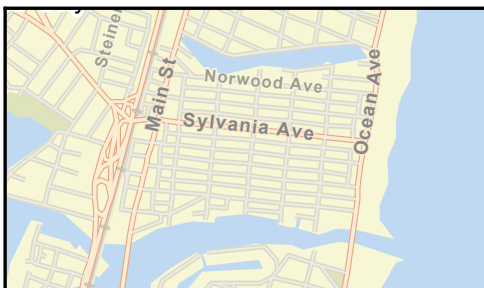
Traffic Count Map

Avon-by-the-Sea, NJ

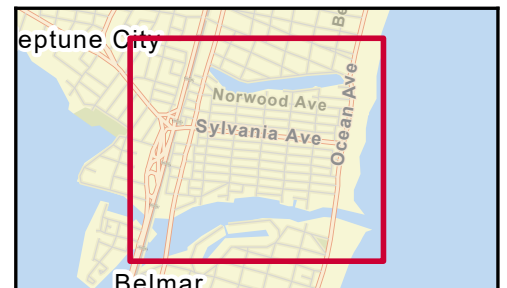
Prepared by Esri



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- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day



Source: ©2022 Kalibrate Technologies (Q1 2022).

July 07, 2022