



# Housing Profile

Decatur city, IL (1718823)  
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 Geography: Place

Population		Households	
2010 Total Population	76,171	2021 Median Household Income	\$42,903
2021 Total Population	71,463	2026 Median Household Income	\$46,162
2026 Total Population	68,549	2021-2026 Annual Rate	1.48%
2021-2026 Annual Rate	-0.83%		

Housing Units by Occupancy Status and Tenure	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
Total Housing Units	36,150	100.0%	35,524	100.0%	35,312	100.0%
Occupied	32,360	89.5%	30,919	87.0%	29,791	84.4%
Owner	20,394	56.4%	20,027	56.4%	19,664	55.7%
Renter	11,966	33.1%	10,892	30.7%	10,127	28.7%
Vacant	3,790	10.5%	4,606	13.0%	5,520	15.6%

Owner Occupied Housing Units by Value	2021		2026	
	Number	Percent	Number	Percent
Total	20,026	100.0%	19,663	100.0%
<\$50,000	3,946	19.7%	2,818	14.3%
\$50,000-\$99,999	6,757	33.7%	4,981	25.3%
\$100,000-\$149,999	3,976	19.9%	3,512	17.9%
\$150,000-\$199,999	2,472	12.3%	2,782	14.1%
\$200,000-\$249,999	856	4.3%	1,421	7.2%
\$250,000-\$299,999	858	4.3%	1,782	9.1%
\$300,000-\$399,999	700	3.5%	1,483	7.5%
\$400,000-\$499,999	136	0.7%	283	1.4%
\$500,000-\$749,999	186	0.9%	354	1.8%
\$750,000-\$999,999	59	0.3%	110	0.6%
\$1,000,000-\$1,499,999	28	0.1%	46	0.2%
\$1,500,000-\$1,999,999	11	0.1%	20	0.1%
\$2,000,000+	41	0.2%	71	0.4%

Median Value	\$94,894	\$128,937
Average Value	\$129,040	\$172,700

Census 2010 Housing Units	Number	Percent
Total	36,150	100.0%
In Urbanized Areas	36,052	99.7%
In Urban Clusters	0	0.0%
Rural Housing Units	98	0.3%

**Data Note:** Persons of Hispanic Origin may be of any race.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.



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Census 2010 Owner Occupied Housing Units by Mortgage Status		
	Number	Percent
Total	20,394	100.0%
Owned with a Mortgage/Loan	12,296	60.3%
Owned Free and Clear	8,098	39.7%

Census 2010 Vacant Housing Units by Status		
	Number	Percent
Total	3,790	100.0%
For Rent	1,347	35.5%
Rented- Not Occupied	44	1.2%
For Sale Only	514	13.6%
Sold - Not Occupied	152	4.0%
Seasonal/Recreational/Occasional Use	138	3.6%
For Migrant Workers	3	0.1%
Other Vacant	1,592	42.0%

Census 2010 Occupied Housing Units by Age of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	32,360	20,394	63.0%
15-24	2,096	359	17.1%
25-34	5,068	2,264	44.7%
35-44	4,552	2,588	56.9%
45-54	6,031	3,966	65.8%
55-64	6,067	4,607	75.9%
65-74	3,902	3,154	80.8%
75-84	3,144	2,481	78.9%
85+	1,500	975	65.0%

Census 2010 Occupied Housing Units by Race/Ethnicity of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	32,360	20,394	63.0%
White Alone	24,850	17,469	70.3%
Black/African American Alone	6,560	2,547	38.8%
American Indian/Alaska Native	69	32	46.4%
Asian Alone	283	105	37.1%
Pacific Islander Alone	9	7	77.8%
Other Race Alone	161	73	45.3%
Two or More Races	428	161	37.6%
Hispanic Origin	456	216	47.4%

Census 2010 Occupied Housing Units by Size and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	32,360	20,394	63.0%
1-Person	11,405	6,133	53.8%
2-Person	11,091	8,191	73.9%
3-Person	4,522	2,831	62.6%
4-Person	3,077	1,909	62.0%
5-Person	1,396	844	60.5%
6-Person	520	291	56.0%
7+ Person	349	195	55.9%

2021 Housing Affordability	
Housing Affordability Index	211
Percent of Income for Mortgage	9.3%

Data Note: Persons of Hispanic Origin may be of any race.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.