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Marlborough, Massachusetts

Demographic Report

| Population | 2023 | | 2028 | |
|------------|-------|---|-------|---|
| | TOTAL | % | TOTAL | % |

| | | | | |
|-------------------|---------------|--|---------------|--|
| Population | 41,544 | | 42,104 | |
|-------------------|---------------|--|---------------|--|

| Age Distribution | 2023 | | 2028 | |
|------------------|-------|---|-------|---|
| | TOTAL | % | TOTAL | % |

| | | | | |
|------------|--------------|-------------|--------------|-------------|
| 0-4 | 2,269 | 5.46 | 2,224 | 5.28 |
|------------|--------------|-------------|--------------|-------------|

| | | | | |
|------------|--------------|------------|--------------|-------------|
| 5-9 | 2,120 | 5.1 | 2,046 | 4.86 |
|------------|--------------|------------|--------------|-------------|

| | | | | |
|--------------|--------------|--------------|--------------|--------------|
| 10-19 | 4,365 | 10.51 | 4,384 | 10.41 |
|--------------|--------------|--------------|--------------|--------------|

| | | | | |
|--------------|--------------|--------------|--------------|--------------|
| 20-29 | 5,880 | 14.15 | 5,242 | 12.45 |
|--------------|--------------|--------------|--------------|--------------|

| | | | | |
|--------------|--------------|--------------|--------------|--------------|
| 30-39 | 6,711 | 16.15 | 6,455 | 15.33 |
|--------------|--------------|--------------|--------------|--------------|

| | | | | |
|--------------|--------------|--------------|--------------|--------------|
| 40-49 | 5,727 | 13.79 | 6,068 | 14.41 |
|--------------|--------------|--------------|--------------|--------------|

| | | | | |
|--------------|--------------|--------------|--------------|-------------|
| 50-59 | 5,548 | 13.35 | 5,390 | 12.8 |
|--------------|--------------|--------------|--------------|-------------|

| | | | | |
|--------------|--------------|-------------|--------------|-------------|
| 60-64 | 2,434 | 5.86 | 2,473 | 5.87 |
|--------------|--------------|-------------|--------------|-------------|

| | | | | |
|------------|--------------|--------------|--------------|--------------|
| 65+ | 6,490 | 15.62 | 7,822 | 18.58 |
|------------|--------------|--------------|--------------|--------------|

| | | | | |
|-------------------|--------------|-------------|--------------|------------|
| Median Age | 38.12 | 0.09 | 40.11 | 0.1 |
|-------------------|--------------|-------------|--------------|------------|

| Sex | 2023 | | 2028 | |
|-----|-------|---|-------|---|
| | TOTAL | % | TOTAL | % |

| | | | | |
|-------------|---------------|--------------|---------------|--------------|
| Male | 20,942 | 50.41 | 21,102 | 50.12 |
|-------------|---------------|--------------|---------------|--------------|

| | | | | |
|---------------|---------------|--------------|---------------|--------------|
| Female | 20,602 | 49.59 | 21,002 | 49.88 |
|---------------|---------------|--------------|---------------|--------------|

| Ethnicity Distribution | 2023 | | 2028 | |
|---------------------------------|--------|-------|--------|-------|
| | TOTAL | % | TOTAL | % |
| White (non-hispanic) | 28,022 | 67.45 | 28,413 | 67.48 |
| Black (non-hispanic) | 1,922 | 4.63 | 1,958 | 4.65 |
| American Indian (non-hispanic) | 10 | 0.02 | 10 | 0.02 |
| Asian (non-hispanic) | 3,860 | 9.29 | 3,992 | 9.48 |
| Pacific Islander (non-hispanic) | 2 | 0 | 2 | 0 |
| Other (non-hispanic) | 594 | 1.43 | 590 | 1.4 |
| Multirace (non-hispanic) | 1,103 | 2.66 | 1,097 | 2.61 |
| Hispanic | 6,031 | 14.52 | 6,042 | 14.35 |

| Race Distribution | 2023 | | 2028 | |
|-------------------|--------|-------|--------|-------|
| | TOTAL | % | TOTAL | % |
| White | 28,764 | 69.24 | 29,175 | 69.29 |
| Black | 2,037 | 4.9 | 2,077 | 4.93 |
| American Indian | 114 | 0.27 | 113 | 0.27 |
| Asian | 3,872 | 9.32 | 4,005 | 9.51 |
| Pacific Islander | 11 | 0.03 | 12 | 0.03 |
| Other | 3,432 | 8.26 | 3,399 | 8.07 |
| Multirace | 3,314 | 7.98 | 3,323 | 7.89 |

| Education Attainment | 2023 | | 2028 | |
|----------------------|-------|-------|-------|-------|
| | TOTAL | % | TOTAL | % |
| < Grade 9 | 1,250 | 4.14 | 1,253 | 4.04 |
| Grade 9-12 | 1,444 | 4.78 | 1,463 | 4.71 |
| High School | 7,642 | 25.29 | 7,792 | 25.11 |
| Some College | 4,467 | 14.79 | 4,578 | 14.75 |
| Assoc Degree | 2,127 | 7.04 | 2,191 | 7.06 |
| Bach Degree | 7,380 | 24.43 | 7,625 | 24.57 |
| Grad Degree | 5,902 | 19.54 | 6,128 | 19.75 |

| Labor Force Status | 2023 | | 2028 | |
|--------------------|--------|-------|--------|-------|
| | TOTAL | % | TOTAL | % |
| Labor Force | 25,421 | n/a | 25,865 | n/a |
| Employed | 24,613 | 96.82 | 24,415 | 94.39 |
| Unemployed | 794 | 3.12 | 1,436 | 5.55 |
| In Armed Forces | 14 | n/a | 14 | n/a |
| Not In Labor Force | 9,113 | n/a | 9,369 | n/a |

| Total Households | 2023 | | 2028 | |
|------------------|--------|-------|--------|-------|
| | TOTAL | % | TOTAL | % |
| Households | 16,725 | 61.89 | 16,902 | 61.68 |
| Families | 10,298 | 61.57 | 10,502 | 62.13 |

| Median Household Income | 2023 | | 2028 | |
|-------------------------|---------|--|---------|--|
| | TOTAL | | TOTAL | |
| Median Household Income | 109,901 | | 112,512 | |

| Household Income Distribution | 2023 | | 2028 | |
|-------------------------------|-------|-------|-------|-------|
| | TOTAL | % | TOTAL | % |
| <\$10 K | 426 | 2.55 | 433 | 2.56 |
| \$10-\$20K | 816 | 4.88 | 804 | 4.76 |
| \$20-\$30K | 748 | 4.47 | 750 | 4.44 |
| \$30-\$40K | 878 | 5.25 | 861 | 5.09 |
| \$40-\$50K | 748 | 4.47 | 745 | 4.41 |
| \$50-\$60K | 1,086 | 6.49 | 1,056 | 6.25 |
| \$60-\$75K | 1,094 | 6.54 | 1,101 | 6.51 |
| \$75-\$100K | 1,791 | 10.71 | 1,728 | 10.22 |
| > \$100K | 9,138 | 54.64 | 9,424 | 55.76 |

| Total Number of Housing | 2023 | | 2028 | |
|---------------------------|--------|-------|--------|-------|
| | TOTAL | % | TOTAL | % |
| Total Dwellings | 17,843 | n/a | 18,058 | n/a |
| Owner-Occupied Dwellings | 10,046 | 60.07 | 10,005 | 59.19 |
| Renter-Occupied Dwellings | 6,679 | 39.93 | 6,897 | 40.81 |
| Housing Units Occupied | 16,725 | n/a | 16,902 | n/a |

| Size of Household | 2023 | | 2028 | |
|-------------------|-------|-------|-------|-------|
| | TOTAL | % | TOTAL | % |
| 1 Person | 5,208 | 31.14 | 5,380 | 31.83 |
| 2 Person | 5,229 | 31.26 | 5,150 | 30.47 |
| 3 Person | 2,590 | 15.49 | 2,577 | 15.25 |
| 4 Person | 2,366 | 14.15 | 2,386 | 14.12 |
| 5 Person | 903 | 5.4 | 934 | 5.53 |
| 6+ Person | 293 | 1.75 | 305 | 1.8 |

| Means of Transportation to Work | | TOTAL | % |
|--|--|--------|-------|
| Drove alone | | 13,713 | 55.78 |
| Carpool | | 1,634 | 6.65 |
| Bus or trolley bus | | 72 | 0.29 |
| Long-distance train or commuter rail | | 1 | 0 |
| Light rail or streetcar or trolley car | | 84 | 0.34 |
| Ferryboat | | 0 | n/a |
| Taxicab | | 176 | 0.72 |
| Motorcycle | | 54 | 0.22 |
| Bicycle | | 56 | 0.23 |
| Walked | | 353 | 1.44 |
| Other means | | 847 | 3.45 |
| Worked at home | | 7,593 | 30.89 |

Data Source: Applied Geographic Solutions 2023

For finding sites in Massachusetts, contact MassEcon at 617-924-4600