

# ARLINGTON IS AN ECONOMICALLY DIVERSE PLACE.

## MORE THAN ONE IN FOUR HOUSEHOLDS HAVE LOW INCOMES.



**5,170** households have low incomes<sup>1</sup>

27% of all households

*Low income varies by household size. For a household of 2, low income is \$54,200. This is the most common household size in Arlington.*

## ROUGHLY ONE IN TEN HOUSEHOLDS HAVE EXTREMELY LOW INCOMES.

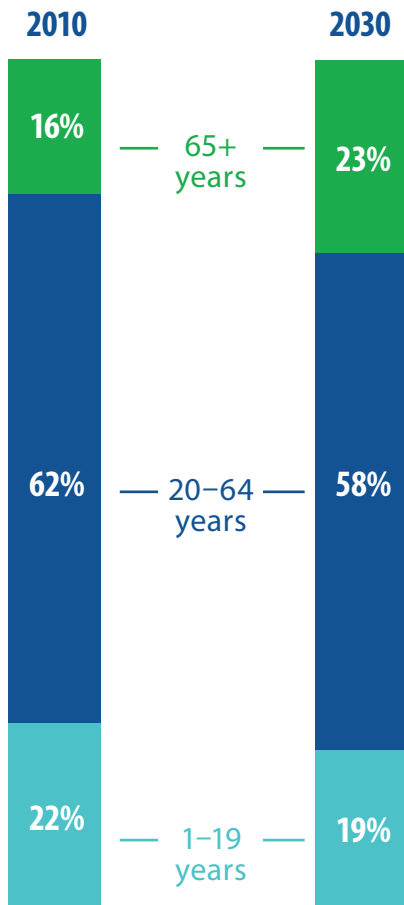


**2,100** households<sup>1</sup>

11% of all households

*For a household of 2, extremely low income is \$22,600.*

## THE SENIOR POPULATION WILL INCREASE. SENIORS ARE MORE LIKELY TO HAVE LOW INCOMES.



U.S. Census Bureau, Decennial Census 2010 and MAPC Projections

Although Arlington's median household income is nearly \$90,000, half of senior households have incomes less than \$40,000.<sup>2</sup>



**2,624** senior households have low incomes<sup>1</sup>

51% of all low income households

*Seniors are residents age 65 years and older.*

## HOUSEHOLD SIZE IS SMALL.

A larger percentage of Arlington's householders live alone compared to the rest of the region. Single-earner households tend to have lower incomes. The median income for a one-person household is \$47,522.

### Arlington

**34%** live alone

### Boston Metro Area

**25%** live alone

U.S. Census Bureau, 2009-2013 American Community Survey.

1: HUD Comprehensive Housing Affordability Strategy (CHAS), 2008-2012. | 2: U.S. Census Bureau, 2010-2014 American Community Survey. ACS (and CHAS) data are based on samples and are subject to sampling variability.



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# HOUSING PRICES IN ARLINGTON ARE INCREASINGLY OUT OF REACH.

ONE IN THREE HOUSEHOLDS SPEND MORE THAN 30% OF THEIR INCOME ON HOUSING.



5,655 households<sup>1</sup>  
30% of all households

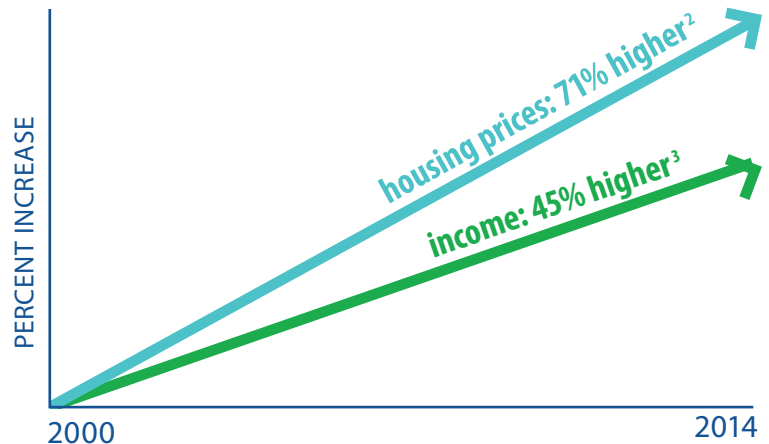
(Middle-income & low-income households alike spend a large portion of their income on housing.)

LOW-INCOME SENIORS SPEND AN EVEN HIGHER PROPORTION OF THEIR INCOME ON HOUSING.



972 low-income senior households (37% of all low-income seniors) spend more than 50% of their income on housing costs.<sup>1</sup>

SALE PRICES ROSE FASTER THAN INCOME.

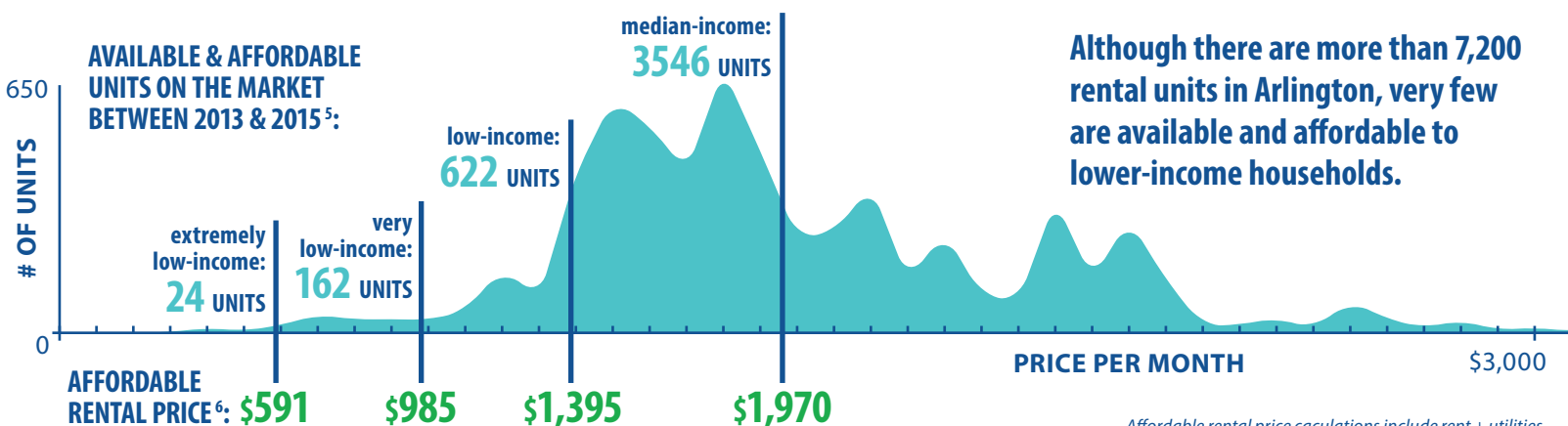


Buying a house is too expensive for current residents.<sup>2</sup> sale price affordable to a median income household in Arlington is about \$310,000, but the median sale price of homes in Arlington was \$580,000 in 2015.

**1,460**  
rental units were converted to condos between 2000 and 2014.

Condos often require greater funds to occupy than apartments. In 2000, there were over 7,800 rental units.<sup>4</sup>

FEW APARTMENTS ARE AFFORDABLE TO LOWER-INCOME HOUSEHOLDS.



1: HUD Comprehensive Housing Affordability Strategy (CHAS), 2008-2012. | 2: The Warren Group, Town Stats, 2014. | 3: U.S. Census Bureau, Decennial Census 2000 & 2009-2014 American Community Survey | 4: Town of Arlington, Assessor's Office. | 5: Padmapper listings, 2013-2015. | 6: FY2015 Affordable Housing Income Limits, Boston-Cambridge-Quincy, MA-NH HUD Metro FMR Area. ACS (and CHAS) data are based on samples and are subject to sampling variability.



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