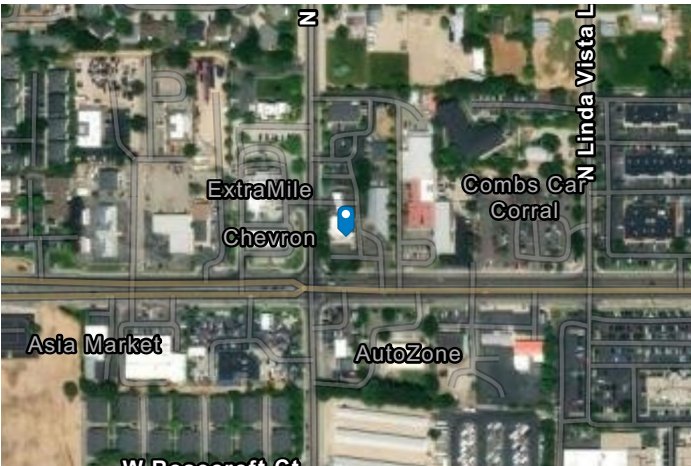
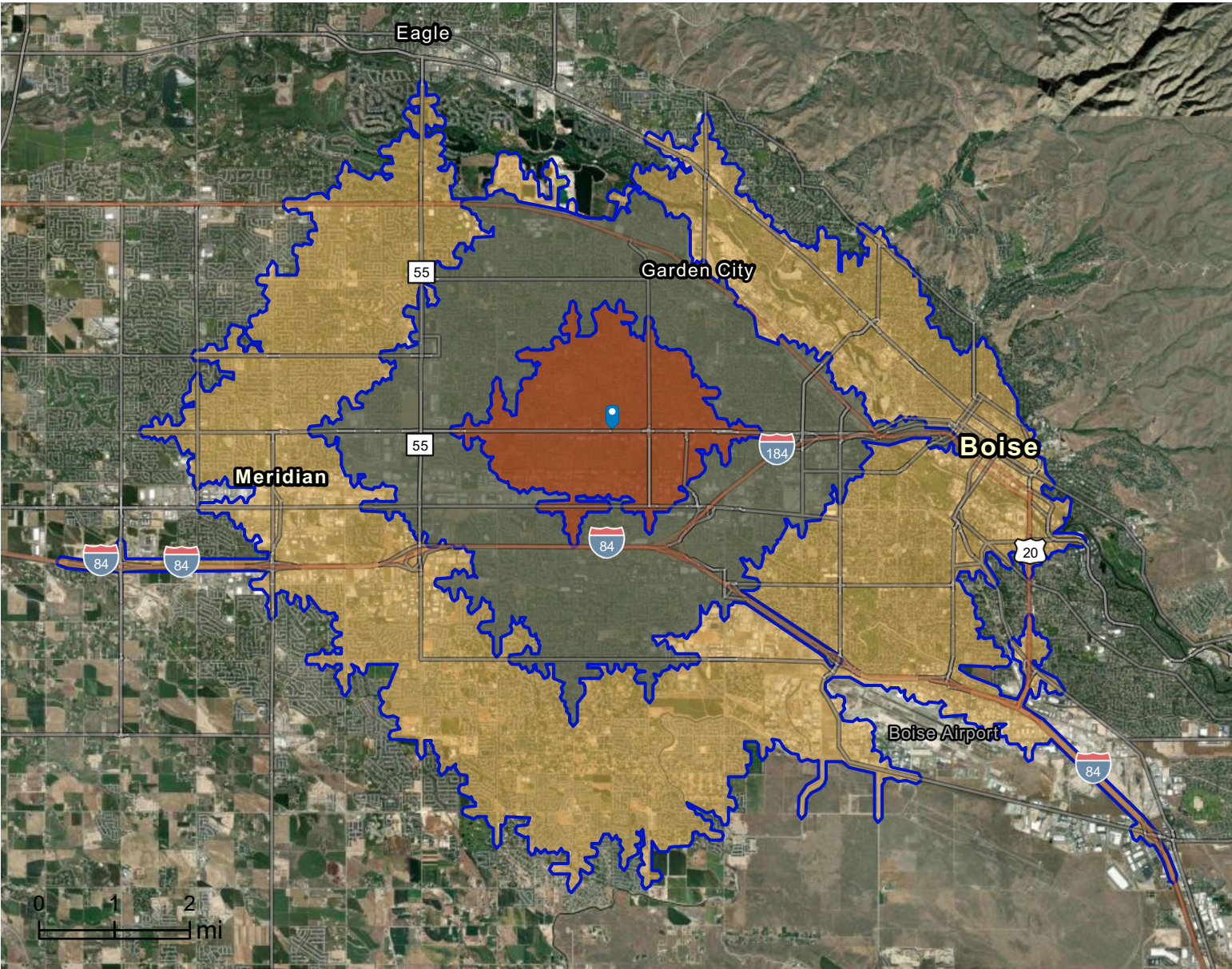


Site Map

9780 W Fairview Ave, Boise, Idaho, 83704

Drive time: 5, 10, 15 minute radii

Prepared by Esri
Latitude: 43.61987
Longitude: -116.30386



Executive Summary

9780 W Fairview Ave, Boise, Idaho, 83704



Drive time: 5, 10, 15 minute radii

Population	5 minutes	10 minutes	15 minutes
2020 Population	27,132	101,209	257,152
2020 Male Population	48.9%	49.3%	49.4%
2020 Female Population	51.1%	50.7%	50.6%
2026 Population	27,896	103,458	268,240
2026 Male Population	49.6%	49.9%	49.9%
2026 Female Population	50.4%	50.1%	50.1%
2031 Population	28,926	107,925	283,330
2031 Male Population	49.5%	49.7%	49.7%
2031 Female Population	50.5%	50.3%	50.3%
2010-2020 Annual Rate	1.05%	1.09%	1.46%
2020-2026 Annual Rate	0.45%	0.35%	0.68%
2026-2031 Annual Rate	0.73%	0.85%	1.10%

In the identified area, the current year population is **268,240**. In 2020, the Census count in the area was **257,152**. The rate of change since 2020 was **0.68%** annually. The five-year projection for the population in the area is **283,330** representing a change of **1.10%** annually from 2026 to 2031. Currently, the population is **49.9%** male and **50.1%** female.

Median Age

2026 Median Age	37.4	38.8	37.5
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The median age in this area is **37.5**, compared to U.S. median age of **39.6**.

Race and Ethnicity

2026 White Alone	71.5%	77.1%	78.4%
2026 Black Alone	4.5%	3.0%	2.7%
2026 American Indian Alone	0.8%	0.7%	0.7%
2026 Asian Alone	4.5%	4.0%	3.6%
2026 Pacific Islander Alone	0.5%	0.3%	0.3%
2026 Some Other Race Alone	7.8%	5.0%	4.6%
2026 Two or More Races	10.4%	9.7%	9.7%
2026 Hispanic Origin	16.6%	12.3%	11.6%
2026 Diversity Index	61.5	52.2	50.0

Persons of Hispanic origin represent **11.6%** of the population in the identified area compared to **19.9%** of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is **50.0** in the identified area, compared to **73.0** for the U.S. as a whole.

Households	5 minutes	10 minutes	15 minutes
2026 Wealth Index	60	80	87
2010 Total Households	9,676	34,300	87,539
2020 Total Households	10,848	39,100	101,645
2026 Total Households	11,557	41,498	110,267
2031 Total Households	12,182	44,195	118,847
2010-2020 Annual Rate	1.15%	1.32%	1.51%
2020-2026 Annual Rate	1.02%	0.96%	1.31%
2026-2031 Annual Rate	1.06%	1.27%	1.51%
2026 Average Household Size	2.39	2.43	2.37

The household count in this area has changed from **101,645** in 2020 to **110,267** in the current year, a change of **1.31%** annually. The five-year projection of households is **118,847**, a change of **1.51%** annually from the current year total. Average household size is currently **2.37**, compared to **2.47** in the year 2020. The number of families in the current year is **64,970** in the specified area.

Mortgage Income			
2026 Percent of Income for Mortgage	32.2%	34.7%	36.7%

Median Household Income			
2026 Median Household Income	\$76,041	\$83,578	\$84,824
2031 Median Household Income	\$84,424	\$96,663	\$99,285
2026-2031 Annual Rate	2.11%	2.95%	3.20%

Average Household Income			
2026 Average Household Income	\$91,044	\$109,634	\$115,086
2031 Average Household Income	\$104,034	\$126,284	\$133,280
2026-2031 Annual Rate	2.70%	2.87%	2.98%

Per Capita Income			
2026 Per Capita Income	\$38,104	\$44,460	\$47,446
2031 Per Capita Income	\$44,244	\$52,143	\$56,091
2026-2031 Annual Rate	3.03%	3.24%	3.40%

Income Equality			
2026 Gini Index	39.5	42.9	45.0

Households by Income

Current median household income is **\$84,824** in the area, compared to **\$85,893** for all U.S. households. Median household income is projected to be **\$99,285** in five years, compared to **\$100,053** all U.S. households.

Current average household income is **\$115,086** in this area, compared to **\$122,692** for all U.S. households. Average household income is projected to be **\$133,280** in five years, compared to **\$138,579** for all U.S. households.

Current per capita income is **\$47,446** in the area, compared to the U.S. per capita income of **\$48,241**. The per capita income is projected to be **\$56,091** in five years, compared to **\$55,073** for all U.S. households.

Housing Unit Summary	5 minutes	10 minutes	15 minutes
2026 Housing Affordability Index	77	72	68
2010 Total Housing Units	10,447	37,080	94,426
2010 Owner Occupied	6,018	23,310	55,440
2010 Renter Occupied	3,658	10,990	32,098
2010 Vacant	771	2,780	6,887
2020 Housing Units	11,229	40,884	106,543
2020 Owner Occupied	6,497	25,254	63,679
2020 Renter Occupied	4,351	13,846	37,966
2020 Vacant	378	1,710	4,899
2026 Housing Units	12,008	43,588	116,174
2026 Owner Occupied	6,839	26,421	68,064
2026 Renter Occupied	4,718	15,077	42,203
2026 Vacant	451	2,090	5,907
2031 Total Housing Units	12,901	46,714	126,206
2031 Owner Occupied	7,180	27,871	72,599
2031 Renter Occupied	5,002	16,324	46,248
2031 Vacant	719	2,519	7,359

Socioeconomic Status

2026 Socioeconomic Status Index	49.8	52.5	53.1
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Currently, **57.0%** of the **116,174** housing units in the area are owner occupied; **39.3%** renter occupied; and **3.8%** are vacant. Currently, in the U.S., **57.6%** of the housing units are owner occupied; **32.4%** are renter occupied; and **10.0%** are vacant. In 2020, there were **106,543** housing units in the area and **378** vacant housing units. The annual rate of change in housing units since 2020 is **1.39%**. Median home value in the area is **\$529,925**, compared to a median home value of **\$376,272** for the U.S. In five years, median home value is projected to change by **5.56%** annually to **\$545,754**.

Business Summary Report (NAICS)

9780 W Fairview Ave, Boise, Idaho, 83704



Drive time: 5, 10, 15 minute radii

Data for all businesses in area	5 minutes	10 minutes	15 minutes
Total Businesses	1,414	5,755	15,244
Total Employees	18,394	81,957	199,001
Total Population	27,896	103,458	268,240
Employee/Population Ratio (per 100)	65.9	79.2	74.2

by NAICS Codes	Businesses		Employees		Businesses		Employees		Businesses		Employees	
	Number	%	Number	%	Number	%	Number	%	Number	%	Number	%
Agriculture, Forestry, Fishing & Hunting (11)	9	0.6%	46	0.3%	23	0.4%	145	0.2%	65	0.4%	399	0.2%
Mining (21)	4	0.3%	8	0.0%	8	0.1%	34	0.0%	17	0.1%	105	0.1%
Utilities (22)	1	0.1%	8	0.0%	9	0.2%	247	0.3%	26	0.2%	1,683	0.8%
Construction (23)	129	9.1%	954	5.2%	455	7.9%	3,896	4.8%	1,185	7.8%	9,303	4.7%
Building Construction (236)	30	2.1%	139	0.8%	145	2.5%	1,048	1.3%	407	2.7%	2,674	1.3%
Heavy/Civil Eng Construction (237)	5	0.3%	24	0.1%	29	0.5%	340	0.4%	91	0.6%	1,136	0.6%
Specialty Trade Contractor (238)	94	6.7%	792	4.3%	281	4.9%	2,508	3.1%	688	4.5%	5,493	2.8%
Manufacturing (31-33)	63	4.5%	843	4.6%	220	3.8%	3,194	3.9%	527	3.5%	8,947	4.5%
Wholesale Trade (42)	58	4.1%	1,105	6.0%	199	3.5%	2,878	3.5%	460	3.0%	7,434	3.7%
Durable Goods (423)	47	3.3%	541	2.9%	161	2.8%	1,769	2.2%	372	2.4%	5,536	2.8%
Nondurable Goods (424)	9	0.6%	371	2.0%	34	0.6%	888	1.1%	77	0.5%	1,511	0.8%
Wholesale Trade Broker (425)	2	0.1%	193	1.1%	4	0.1%	220	0.3%	12	0.1%	387	0.2%



Source: This infographic contains data provided by Esri-Data Axle (2026), Esri (2026). Data note: Not all NAICS subcategories for a 2 digit major category are being shown. Business summaries are based on primary NAICS assignment by Data Axle.

Business Summary Report (NAICS)

9780 W Fairview Ave, Boise, Idaho, 83704



Drive time: 5, 10, 15 minute radii

by NAICS Codes	5 minutes				10 minutes				15 minutes			
	Businesses Number	%	Employees Number	%	Businesses Number	%	Employees Number	%	Businesses Number	%	Employees Number	%
Retail Trade (44-45)	287	20.3%	5,408	29.4%	912	15.8%	14,703	17.9%	1,806	11.8%	23,197	11.7%
Motor Vehicle & Parts Dealers (441)	42	3.0%	2,016	11.0%	119	2.1%	3,037	3.7%	241	1.6%	5,034	2.5%
Furniture & Home Furnishings (4491)	15	1.1%	188	1.0%	53	0.9%	531	0.7%	96	0.6%	835	0.4%
Electronics & Appliance Retailers (4492)	12	0.8%	157	0.8%	29	0.5%	389	0.5%	57	0.4%	609	0.3%
Building & Garden Equipment (444)	21	1.5%	449	2.4%	71	1.2%	1,129	1.4%	143	0.9%	1,787	0.9%
Food & Beverage Retailers (445)	23	1.6%	411	2.2%	106	1.8%	2,183	2.7%	251	1.6%	4,593	2.3%
Pharmacy & Personal Care Retailers (456)	31	2.2%	223	1.2%	97	1.7%	834	1.0%	159	1.0%	1,264	0.6%
Gasoline and Other Fuel Dealers (457)	6	0.4%	48	0.3%	26	0.5%	177	0.2%	58	0.4%	458	0.2%
Clothing, Shoe, & Jewelry Retailers (458)	50	3.5%	559	3.0%	139	2.4%	1,521	1.9%	221	1.4%	1,930	1.0%
Sports, Hobby, & Music Retailers (459)	54	3.8%	572	3.1%	163	2.8%	1,770	2.2%	363	2.4%	2,986	1.5%
General Merchandise Retailers (455)	32	2.3%	785	4.3%	108	1.9%	3,132	3.8%	216	1.4%	3,700	1.9%
Transportation & Warehousing (48-49)	17	1.2%	131	0.7%	77	1.3%	663	0.8%	232	1.5%	2,581	1.3%
Truck Transportation (484)	8	0.6%	100	0.5%	30	0.5%	313	0.4%	81	0.5%	691	0.3%
Information (51)	25	1.8%	203	1.1%	109	1.9%	1,940	2.4%	312	2.0%	4,471	2.3%
Finance & Insurance (52)	64	4.5%	405	2.2%	289	5.0%	4,269	5.2%	882	5.8%	9,657	4.8%
Central Bank, Credit & Related (521-522)	29	2.0%	217	1.2%	122	2.1%	840	1.0%	319	2.1%	2,555	1.3%
Securities & Commodity Contracts (523)	19	1.3%	86	0.5%	87	1.5%	324	0.4%	287	1.9%	1,318	0.7%
Funds, Trusts & Other Financial (524-525)	16	1.1%	102	0.6%	81	1.4%	3,105	3.8%	277	1.8%	5,784	2.9%
Real Estate, Rental & Leasing (53)	55	3.9%	387	2.1%	263	4.6%	3,150	3.8%	810	5.3%	6,790	3.4%
Professional, Scientific & Tech Services (54)	102	7.2%	916	5.0%	493	8.6%	6,611	8.1%	1,746	11.4%	16,015	8.1%
Legal Services (5411)	10	0.7%	171	0.9%	58	1.0%	439	0.5%	410	2.7%	3,007	1.5%
Management of Companies (55)	6	0.4%	21	0.1%	11	0.2%	37	0.1%	46	0.3%	169	0.1%
Admin, Support & Waste Mgmt (56)	61	4.3%	420	2.3%	214	3.7%	1,953	2.4%	575	3.8%	4,831	2.4%



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Business Summary Report (NAICS)

9780 W Fairview Ave, Boise, Idaho, 83704



Drive time: 5, 10, 15 minute radii

by NAICS Codes	5 minutes				10 minutes				15 minutes			
	Businesses	%	Employees Number	%	Businesses	%	Employees Number	%	Businesses	%	Employees Number	%
Educational Services (61)	26	1.8%	586	3.2%	121	2.1%	2,530	3.1%	342	2.2%	7,169	3.6%
Health Care & Social Assistance (62)	163	11.5%	2,981	16.2%	829	14.4%	15,003	18.3%	1,911	12.5%	39,290	19.7%
Ambulatory Health Care (621)	105	7.4%	1,340	7.3%	569	9.9%	9,141	11.2%	1,289	8.5%	19,940	10.0%
Physicians & Doctors (6211)	30	2.1%	351	1.9%	207	3.6%	3,033	3.7%	444	2.9%	6,289	3.2%
Dentists (6212)	21	1.5%	184	1.0%	91	1.6%	725	0.9%	190	1.3%	1,656	0.8%
Specialty Health Practitioners (6213)	22	1.6%	160	0.9%	117	2.0%	662	0.8%	318	2.1%	1,888	0.9%
Outpatient & Urgent Care (6214)	2	0.1%	26	0.1%	24	0.4%	2,142	2.6%	38	0.3%	2,521	1.3%
Medical & Diagnostic Labs (6215)	3	0.2%	33	0.2%	15	0.3%	185	0.2%	37	0.2%	2,484	1.3%
Home Health Care Services (6216)	5	0.3%	69	0.4%	30	0.5%	471	0.6%	66	0.4%	1,170	0.6%
Other Ambulatory Health (6219)	22	1.6%	517	2.8%	86	1.5%	1,922	2.4%	195	1.3%	3,933	2.0%
Hospital (622)	13	0.9%	406	2.2%	63	1.1%	1,937	2.4%	111	0.7%	11,751	5.9%
Nursing/Residential Care Facilities (623)	10	0.7%	713	3.9%	46	0.8%	2,067	2.5%	100	0.7%	3,348	1.7%
Social Assistance (624)	36	2.5%	0.4%	2.8%	151	2.6%	0.6%	2.3%	411	2.7%	0.6%	2.1%
Arts, Entertainment & Recreation (71)	19	1.3%	118	0.6%	91	1.6%	663	0.8%	276	1.8%	2,297	1.1%
Accommodation & Food Services (72)	80	5.7%	1,639	8.9%	380	6.6%	12,168	14.8%	1,016	6.7%	22,118	11.1%
Accommodation (721)	3	0.2%	72	0.4%	26	0.5%	503	0.6%	105	0.7%	2,011	1.0%
Food & Drinking Places (722)	77	5.5%	1,567	8.5%	354	6.2%	11,665	14.2%	911	6.0%	20,108	10.1%
Other Services Except Public Admin (81)	165	11.7%	1,195	6.5%	707	12.3%	4,198	5.1%	1,857	12.2%	9,964	5.0%
Repair & Maintenance (811)	53	3.8%	416	2.3%	187	3.3%	1,227	1.5%	413	2.7%	2,373	1.2%
Auto Repair & Maintenance (8111)	38	2.7%	344	1.9%	131	2.3%	816	1.0%	290	1.9%	1,576	0.8%
Personal & Laundry Service (812)	58	4.1%	405	2.2%	254	4.4%	1,527	1.9%	643	4.2%	3,450	1.7%
Civic and Other Orgs (813)	55	3.9%	374	2.0%	266	4.6%	1,444	1.8%	800	5.3%	4,141	2.1%
Public Administration (92)	28	2.0%	1,002	5.5%	108	1.9%	3,631	4.4%	392	2.6%	22,445	11.3%
Unclassified Establishments (99)	52	3.7%	16	0.1%	235	4.1%	44	0.1%	759	5.0%	140	0.1%
Total (11-99)	1,414	100.0%	18,394	100.0%	5,755	100.0%	81,957	100.0%	15,244	100.0%	199,001	100.0%



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