

Appendix A: Housing Profiles

	Page		Page
North Dakota	72	South Central Dakota Region VI	111
Tri-County Region I	73	Barnes County	112
Divide County	74	Dickey County	113
McKenzie County	75	Foster County	114
Williams County	76	Griggs County	115
Williston city	77	LaMoure County	116
Souris Basin Region II	78	Logan County	117
Bottineau County	79	McIntosh County	118
Burke County	80	Stutsman County	119
McHenry County	81	Wells County	120
Mountrail County	82	Jamestown city	121
Pierce County	83	Valley City city	122
Renville County	84	Lewis and Clark Region VII	123
Ward County	85	Burleigh County	124
Minot city	86	Emmons County	125
North Central Region III	87	Grant County	126
Benson County	88	Kidder County	127
Cavalier County	89	McLean County	128
Eddy County	90	Mercer County	129
Ramsey County	91	Morton County	130
Rolette County	92	Oliver County	131
Towner County	93	Sheridan County	132
Devils Lake city	94	Sioux County	133
Red River Region IV	95	Bismarck city	134
Grand Forks County	96	Mandan city	135
Nelson County	97	Roosevelt-Custer Region VIII	136
Pembina County	98	Adams County	137
Walsh County	99	Billings County	138
Grand Forks city	100	Bowman County	139
Lake Agassiz Region V	101	Dunn County	140
Cass County	102	Golden Valley County	141
Ransom County	103	Hettinger County	142
Richland County	104	Slope County	143
Sargent County	105	Stark County	144
Steele County	106	Dickinson city	145
Traill County	107	American Indian Reservations in North Dakota	
Fargo city	108	Fort Berthold Reservation	146
Wahpeton city	109	Spirit Lake Reservation	147
West Fargo city	110	Standing Rock Reservation	148
		Turtle Mountain Reservation	149

North Dakota



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	779,094	100%	789,074	1.3%
Ages 0 to 24	269,288	34.6%	265,812	-1.3%
Ages 25 to 44	211,803	27.2%	209,454	-1.1%
Ages 45 to 64	179,149	23.0%	166,280	-7.2%
Ages 65 and older	118,853	15.3%	147,528	24.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$828		
	Vacancy Rate	8.9%		
	Median Year Built	1987		
	Cost Burdened Householders	43,578	38.6%	
	· Householder Ages 65 Plus	9,043	55.4%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,457		
	Median Home Value	\$199,900		
	Median Year Built	1977		
	Vacancy Rate	1.5%		
	Cost Burdened Householders	27,440	13.7%	
	· Householder Ages 65 Plus	9,705	17.3%	
	Average Purchase Price	\$226,314		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	370,642	-
Occupied (% of total)	322,553	87.0%
Renter (% of occupied)	121,701	37.7%
Owner (% of occupied)	200,852	62.3%
Vacant (% of total)	48,089	13.0%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	289,677	257,152	171,310	85,842
2010 ⁴	312,861	276,642	184,117	92,525
2020 ^{1,3}	370,642	322,553	200,852	121,701
2025 ²	379,927	331,220	207,802	123,419
Percent Change				
2000-2010	8.0%	7.6%	7.5%	7.8%
2010-2020	18.5%	16.6%	9.1%	31.5%
2020-2025	2.5%	2.7%	3.5%	1.4%
Numeric Change				
2020-2025	9,285	8,667	6,950	1,718

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	322,553	100%	331,220	2.7%	-	-	-	-
Extremely low income	56,545	17.5%	60,166	6.4%	\$78,864	16.4%	\$652	33.0%
Very low income	52,601	16.3%	55,167	4.9%	\$131,440	32.9%	\$1,086	83.9%
Low income	72,818	22.6%	74,586	2.4%	\$210,305	63.6%	\$1,738	97.9%
Lower moderate income	45,518	14.1%	46,202	1.5%	\$302,313	94.1%	\$2,498	99.0%
Moderate income	32,901	10.2%	32,988	0.3%	\$368,033	94.1%	\$3,042	99.7%
Upper income	62,170	19.3%	62,108	-0.1%	\$441,640	94.1%	\$3,650	99.8%
Lower (0 to 60% MFI ⁹)	121,682	37.7%	128,304	5.4%	\$157,729	41.6%	\$1,304	91.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Tri-County Region I



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	57,849	100%	56,625	-2.1%
Ages 0 to 24	21,499	37.2%	21,939	2.0%
Ages 25 to 44	18,378	31.8%	16,604	-9.7%
Ages 45 to 64	12,321	21.3%	11,051	-10.3%
Ages 65 and older	5,651	9.8%	7,031	24.4%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$970		
	Vacancy Rate	16.6%		
	Median Year Built	2010		
	Cost Burdened Householders	2,463	26.0%	
	· Householder Ages 65 Plus	542	59.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,370		
	Median Home Value	\$204,815		
	Median Year Built	1974		
	Vacancy Rate	2.3%		
	Cost Burdened Householders	1,903	15.5%	
	· Householder Ages 65 Plus	478	17.8%	
	Average Purchase Price	\$268,414		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	29,285	-
Occupied (% of total)	22,476	76.7%
Renter (% of occupied)	10,119	45.0%
Owner (% of occupied)	12,357	55.0%
Vacant (% of total)	6,809	23.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	13,868	11,251	8,204	3,047
2010 ⁴	14,611	12,672	9,051	3,621
2020 ^{1,3}	29,285	22,476	12,357	10,119
2025 ²	28,353	21,742	12,107	9,635
Percent Change				
2000-2010	5.4%	12.6%	10.3%	18.8%
2010-2020	100.4%	77.4%	36.5%	179.4%
2020-2025	-3.2%	-3.3%	-2.0%	-4.8%
Numeric Change				
2020-2025	-932	-734	-250	-484

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	22,476	100%	21,742	-3.3%	-	-	-	-
Extremely low income	2,884	12.8%	3,092	7.2%	\$95,109	13.2%	\$786	25.5%
Very low income	2,829	12.6%	2,773	-2.0%	\$158,515	30.4%	\$1,310	85.2%
Low income	4,908	21.8%	4,771	-2.8%	\$253,624	92.4%	\$2,096	98.9%
Lower moderate income	3,201	14.2%	2,982	-6.8%	\$364,585	92.4%	\$3,013	100.0%
Moderate income	2,311	10.3%	2,178	-5.8%	\$443,842	92.4%	\$3,668	100.0%
Upper income	6,342	28.2%	5,947	-6.2%	\$532,611	98.7%	\$4,402	100.0%
Lower (0 to 60% MFI ⁹)	6,681	29.7%	6,821	2.1%	\$190,218	38.8%	\$1,572	97.2%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Divide County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,195	100%	2,147	-2.2%
Ages 0 to 24	604	27.5%	588	-2.7%
Ages 25 to 44	451	20.5%	443	-1.7%
Ages 45 to 64	596	27.2%	506	-15.2%
Ages 65 and older	544	24.8%	610	12.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$913		
	Vacancy Rate	17.6%		
	Median Year Built	1974		
	Cost Burdened Householders	53	22.7%	
	· Householder Ages 65 Plus	28	45.6%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,080		
	Median Home Value	\$124,900		
	Median Year Built	1961		
	Vacancy Rate	1.2%		
	Cost Burdened Householders	102	14.5%	
	· Householder Ages 65 Plus	47	19.3%	
	Average Purchase Price	\$128,837		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,397	-
Occupied (% of total)	965	69.1%
Renter (% of occupied)	247	25.6%
Owner (% of occupied)	718	74.4%
Vacant (% of total)	432	30.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,469	1,005	823	182
2010 ⁴	1,408	1,012	820	192
2020 ^{1,3}	1,397	965	718	247
2025 ²	1,336	923	690	233
Percent Change				
2000-2010	-4.2%	0.7%	-0.4%	5.5%
2010-2020	-0.8%	-4.6%	-12.4%	28.5%
2020-2025	-4.4%	-4.4%	-3.9%	-5.6%
Numeric Change				
2020-2025	-61	-42	-28	-14

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	965	100%	923	-4.4%	-	-	-	-
Extremely low income	189	19.6%	191	0.9%	\$84,672	33.6%	\$700	39.1%
Very low income	156	16.1%	152	-2.4%	\$141,121	51.6%	\$1,166	88.1%
Low income	191	19.8%	176	-7.9%	\$225,793	81.4%	\$1,866	98.9%
Lower moderate income	138	14.3%	132	-4.6%	\$324,578	97.5%	\$2,682	98.9%
Moderate income	100	10.4%	95	-5.1%	\$395,138	97.5%	\$3,266	98.9%
Upper income	190	19.7%	178	-6.4%	\$474,166	97.5%	\$3,919	99.4%
Lower (0 to 60% MFI ⁹)	356	36.9%	354	-0.5%	\$169,345	70.3%	\$1,400	92.7%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

McKenzie County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	14,704	100%	14,518	-1.3%
Ages 0 to 24	5,877	40.0%	5,880	0.1%
Ages 25 to 44	4,237	28.8%	3,962	-6.5%
Ages 45 to 64	3,325	22.6%	3,004	-9.7%
Ages 65 and older	1,265	8.6%	1,672	32.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$1,088		
	Vacancy Rate	13.7%		
	Median Year Built	2012		
	Cost Burdened Householders	492	23.7%	
	· Householder Ages 65 Plus	70	31.4%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,600		
	Median Home Value	\$283,400		
	Median Year Built	1980		
	Vacancy Rate	0.6%		
	Cost Burdened Householders	500	16.2%	
	· Householder Ages 65 Plus	172	26.0%	
	Average Purchase Price	\$299,150		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	7,661	-
Occupied (% of total)	5,416	70.7%
Renter (% of occupied)	2,300	42.5%
Owner (% of occupied)	3,116	57.5%
Vacant (% of total)	2,245	29.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,719	2,151	1,589	562
2010 ⁴	3,019	2,468	1,687	781
2020 ^{1,3}	7,661	5,416	3,116	2,300
2025 ²	7,647	5,406	3,147	2,259
Percent Change				
2000-2010	11.0%	14.7%	6.2%	39.0%
2010-2020	153.8%	119.4%	84.7%	194.5%
2020-2025	-0.2%	-0.2%	1.0%	-1.8%
Numeric Change				
2020-2025	-14	-10	31	-41

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	5,416	100%	5,406	-0.2%	-	-	-	-
Extremely low income	798	14.7%	888	11.2%	\$89,845	10.5%	\$743	24.9%
Very low income	578	10.7%	593	2.6%	\$149,742	26.4%	\$1,238	63.2%
Low income	1,322	24.4%	1,309	-1.0%	\$239,588	43.8%	\$1,980	96.5%
Lower moderate income	600	11.1%	573	-4.5%	\$344,407	90.2%	\$2,846	100.0%
Moderate income	756	14.0%	730	-3.4%	\$419,278	90.2%	\$3,465	100.0%
Upper income	1,362	25.1%	1,316	-3.4%	\$503,134	97.5%	\$4,158	100.0%
Lower (0 to 60% MFI ⁹)	1,583	29.2%	1,695	7.1%	\$179,691	35.6%	\$1,485	80.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Williams County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	40,950	100%	39,960	-2.4%
Ages 0 to 24	15,018	36.7%	15,471	3.0%
Ages 25 to 44	13,690	33.4%	12,199	-10.9%
Ages 45 to 64	8,399	20.5%	7,541	-10.2%
Ages 65 and older	3,842	9.4%	4,749	23.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$1,005		
	Vacancy Rate	17.5%		
	Median Year Built	2011		
	Cost Burdened Householders	1,918	26.9%	
	· Householder Ages 65 Plus	444	70.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,525		
	Median Home Value	\$254,800		
	Median Year Built	1974		
	Vacancy Rate	3.0%		
	Cost Burdened Householders	1,301	15.3%	
	· Householder Ages 65 Plus	259	14.6%	
	Average Purchase Price	\$281,336		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	20,227	-
Occupied (% of total)	16,095	79.6%
Renter (% of occupied)	7,572	47.0%
Owner (% of occupied)	8,523	53.0%
Vacant (% of total)	4,132	20.4%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	9,680	8,095	5,792	2,303
2010 ⁴	10,184	9,192	6,544	2,648
2020 ^{1,3}	20,227	16,095	8,523	7,572
2025 ²	19,370	15,413	8,270	7,143
Percent Change				
2000-2010	5.2%	13.6%	13.0%	15.0%
2010-2020	98.6%	75.1%	30.2%	185.9%
2020-2025	-4.2%	-4.2%	-3.0%	-5.7%
Numeric Change				
2020-2025	-857	-682	-253	-429

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	16,095	100%	15,413	-4.2%	-	-	-	-
Extremely low income	1,897	11.8%	2,013	6.1%	\$97,469	11.0%	\$806	36.4%
Very low income	2,096	13.0%	2,028	-3.2%	\$162,448	26.6%	\$1,343	86.3%
Low income	3,395	21.1%	3,286	-3.2%	\$259,916	92.7%	\$2,148	98.8%
Lower moderate income	2,463	15.3%	2,277	-7.5%	\$373,630	92.7%	\$3,088	100.0%
Moderate income	1,455	9.0%	1,353	-7.0%	\$454,854	92.7%	\$3,759	100.0%
Upper income	4,790	29.8%	4,453	-7.0%	\$545,824	99.1%	\$4,511	100.0%
Lower (0 to 60% MFI ⁹)	4,742	29.5%	4,772	0.6%	\$194,937	37.2%	\$1,611	97.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Williston city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	29,160	100%	28,316	-2.9%
Ages 0 to 24	10,517	36.1%	10,830	3.0%
Ages 25 to 44	10,679	36.6%	9,508	-11.0%
Ages 45 to 64	5,607	19.2%	5,045	-10.0%
Ages 65 and older	2,357	8.1%	2,933	24.4%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$1,009		
	Vacancy Rate	16.7%		
	Median Year Built	2011		
	Cost Burdened Householders	1,635	27.2%	
	· Householder Ages 65 Plus	381	73.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,470		
	Median Home Value	\$244,400		
	Median Year Built	1972		
	Vacancy Rate	3.4%		
	Cost Burdened Householders	894	16.6%	
	· Householder Ages 65 Plus	164	15.6%	
	Average Purchase Price	\$280,393		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	14,417	-
Occupied (% of total)	11,706	81.2%
Renter (% of occupied)	6,283	53.7%
Owner (% of occupied)	5,423	46.3%
Vacant (% of total)	2,711	18.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,912	5,297	3,383	1,914
2010 ⁴	6,426	6,000	3,774	2,226
2020 ^{1,3}	14,417	11,706	5,423	6,283
2025 ²	13,761	11,173	5,247	5,926
Percent Change				
2000-2010	8.7%	13.3%	11.6%	16.3%
2010-2020	124.4%	95.1%	43.7%	182.3%
2020-2025	-4.6%	-4.6%	-3.2%	-5.7%
Numeric Change				
2020-2025	-656	-533	-176	-357

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	11,706	100%	11,173	-4.6%	-	-	-	-
Extremely low income	1,488	12.7%	1,582	6.3%	\$97,469	10.2%	\$806	35.7%
Very low income	1,620	13.8%	1,534	-5.3%	\$162,448	25.0%	\$1,343	86.5%
Low income	2,463	21.0%	2,367	-3.9%	\$259,916	96.7%	\$2,148	98.8%
Lower moderate income	1,916	16.4%	1,771	-7.6%	\$373,630	96.7%	\$3,088	100.0%
Moderate income	976	8.3%	905	-7.2%	\$454,854	96.7%	\$3,759	100.0%
Upper income	3,243	27.7%	3,013	-7.1%	\$545,824	99.8%	\$4,511	100.0%
Lower (0 to 60% MFI ⁹)	3,663	31.3%	3,638	-0.7%	\$194,937	38.8%	\$1,611	97.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Souris Basin Region II



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	99,925	100%	99,554	-0.4%
Ages 0 to 24	35,416	35.4%	34,757	-1.9%
Ages 25 to 44	28,444	28.5%	26,868	-5.5%
Ages 45 to 64	21,702	21.7%	20,393	-6.0%
Ages 65 and older	14,363	14.4%	17,536	22.1%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$837	
	Vacancy Rate		7.9%	
	Median Year Built		1992	
	Cost Burdened Householders		5,366	39.2%
	· Householder Ages 65 Plus		1,090	60.1%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,397	
	Median Home Value		\$181,375	
	Median Year Built		1974	
	Vacancy Rate		2.0%	
	Cost Burdened Householders		4,063	15.4%
	· Householder Ages 65 Plus		1,368	19.0%
	Average Purchase Price		\$207,943	

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	48,643	-		
Occupied (% of total)	41,288	84.9%		
Renter (% of occupied)	14,842	35.9%		
Owner (% of occupied)	26,446	64.1%		
Vacant (% of total)	7,355	15.1%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	41,021	35,151	23,877	11,274
2010 ⁴	42,435	36,587	24,932	11,655
2020 ^{1,3}	48,643	41,288	26,446	14,842
2025 ²	48,966	41,577	26,943	14,634
Percent Change				
2000-2010	3.4%	4.1%	4.4%	3.4%
2010-2020	14.6%	12.8%	6.1%	27.3%
2020-2025	0.7%	0.7%	1.9%	-1.4%
Numeric Change				
2020-2025	323	289	497	-208

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	41,288	100%	41,577	0.7%	-	-	-	-
Extremely low income	6,667	16.1%	7,065	6.0%	\$80,498	19.6%	\$665	32.5%
Very low income	6,659	16.1%	6,832	2.6%	\$134,163	36.1%	\$1,109	77.9%
Low income	9,679	23.4%	9,670	-0.1%	\$214,661	67.4%	\$1,774	95.9%
Lower moderate income	6,051	14.7%	6,003	-0.8%	\$308,575	95.7%	\$2,550	98.8%
Moderate income	3,966	9.6%	3,904	-1.6%	\$375,657	95.7%	\$3,105	99.2%
Upper income	8,267	20.0%	8,100	-2.0%	\$450,788	95.7%	\$3,725	99.6%
Lower (0 to 60% MFI ⁹)	14,878	36.0%	15,463	3.9%	\$160,996	44.9%	\$1,331	87.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Bottineau County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	6,379	100%	6,358	-0.3%
Ages 0 to 24	1,940	30.4%	2,067	6.5%
Ages 25 to 44	1,273	20.0%	1,123	-11.8%
Ages 45 to 64	1,675	26.3%	1,437	-14.2%
Ages 65 and older	1,491	23.4%	1,731	16.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$685		
	Vacancy Rate	2.5%		
	Median Year Built	1977		
	Cost Burdened Householders	193	35.0%	
	· Householder Ages 65 Plus	47	39.5%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,308		
	Median Home Value	\$157,300		
	Median Year Built	1972		
	Vacancy Rate	3.3%		
	Cost Burdened Householders	279	12.9%	
	· Householder Ages 65 Plus	149	19.8%	
	Average Purchase Price	\$198,891		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	3,931	-
Occupied (% of total)	2,779	70.7%
Renter (% of occupied)	595	21.4%
Owner (% of occupied)	2,184	78.6%
Vacant (% of total)	1,152	29.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	4,409	2,962	2,370	592
2010 ⁴	4,362	3,010	2,346	664
2020 ^{1,3}	3,931	2,779	2,184	595
2025 ²	3,887	2,748	2,147	601
Percent Change				
2000-2010	-1.1%	1.6%	-1.0%	12.2%
2010-2020	-9.9%	-7.7%	-6.9%	-10.4%
2020-2025	-1.1%	-1.1%	-1.7%	1.0%
Numeric Change				
2020-2025	-44	-31	-37	6

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,779	100%	2,748	-1.1%	-	-	-	-
Extremely low income	479	17.2%	494	3.1%	\$72,330	25.6%	\$598	35.2%
Very low income	430	15.5%	436	1.4%	\$120,550	40.9%	\$996	68.1%
Low income	681	24.5%	690	1.3%	\$192,880	63.6%	\$1,594	100.0%
Lower moderate income	297	10.7%	299	0.8%	\$277,265	91.0%	\$2,291	100.0%
Moderate income	349	12.6%	328	-6.0%	\$337,540	91.0%	\$2,790	100.0%
Upper income	543	19.5%	500	-7.9%	\$405,048	91.0%	\$3,347	100.0%
Lower (0 to 60% MFI ⁹)	1,007	36.2%	1,040	3.3%	\$144,660	46.5%	\$1,196	91.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Burke County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,201	100%	2,182	-0.9%
Ages 0 to 24	630	28.6%	683	8.4%
Ages 25 to 44	522	23.7%	471	-9.8%
Ages 45 to 64	613	27.9%	459	-25.2%
Ages 65 and older	436	19.8%	569	30.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$682		
	Vacancy Rate	8.2%		
	Median Year Built	1974		
	Cost Burdened Householders	19	10.9%	
	· Householder Ages 65 Plus	0	0.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,159		
	Median Home Value	\$114,100		
	Median Year Built	1962		
	Vacancy Rate	3.6%		
	Cost Burdened Householders	92	12.4%	
	· Householder Ages 65 Plus	46	17.4%	
	Average Purchase Price	\$123,761		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,378	-
Occupied (% of total)	954	69.2%
Renter (% of occupied)	204	21.4%
Owner (% of occupied)	750	78.6%
Vacant (% of total)	424	30.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,412	1,013	857	156
2010 ⁴	1,251	982	814	168
2020 ^{1,3}	1,378	954	750	204
2025 ²	1,358	940	751	189
Percent Change				
2000-2010	-11.4%	-3.1%	-5.0%	7.7%
2010-2020	10.2%	-2.9%	-7.8%	21.3%
2020-2025	-1.5%	-1.5%	0.1%	-7.3%
Numeric Change				
2020-2025	-20	-14	1	-15

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	954	100%	940	-1.5%	-	-	-	-
Extremely low income	126	13.2%	138	9.9%	\$81,496	42.6%	\$674	55.1%
Very low income	136	14.2%	140	3.3%	\$135,827	57.8%	\$1,123	89.8%
Low income	178	18.6%	175	-1.5%	\$217,323	80.9%	\$1,796	98.9%
Lower moderate income	161	16.8%	156	-2.9%	\$312,402	97.6%	\$2,582	100.0%
Moderate income	84	8.8%	88	4.3%	\$380,315	97.6%	\$3,143	100.0%
Upper income	270	28.3%	243	-10.0%	\$456,378	97.6%	\$3,772	100.0%
Lower (0 to 60% MFI ⁹)	288	30.2%	303	5.1%	\$162,992	70.3%	\$1,347	90.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

McHenry County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	5,345	100%	5,219	-2.4%
Ages 0 to 24	1,574	29.4%	1,445	-8.2%
Ages 25 to 44	1,199	22.4%	1,139	-5.0%
Ages 45 to 64	1,472	27.5%	1,307	-11.2%
Ages 65 and older	1,100	20.6%	1,328	20.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$541		
	Vacancy Rate	11.4%		
	Median Year Built	1970		
	Cost Burdened Householders	90	33.3%	
	· Householder Ages 65 Plus	42	39.8%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,270		
	Median Home Value	\$119,500		
	Median Year Built	1963		
	Vacancy Rate	1.4%		
	Cost Burdened Householders	309	16.2%	
	· Householder Ages 65 Plus	120	21.2%	
	Average Purchase Price	\$97,688		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,818	-
Occupied (% of total)	2,292	81.3%
Renter (% of occupied)	374	16.3%
Owner (% of occupied)	1,918	83.7%
Vacant (% of total)	526	18.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,983	2,526	2,059	467
2010 ⁴	2,963	2,540	1,954	586
2020 ^{1,3}	2,818	2,292	1,918	374
2025 ²	2,829	2,301	1,919	382
Percent Change				
2000-2010	-0.7%	0.6%	-5.1%	25.5%
2010-2020	-4.9%	-9.8%	-1.8%	-36.2%
2020-2025	0.4%	0.4%	0.0%	2.2%
Numeric Change				
2020-2025	11	9	1	8

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,292	100%	2,301	0.4%	-	-	-	-
Extremely low income	473	20.6%	520	9.9%	\$82,404	35.6%	\$681	66.7%
Very low income	348	15.2%	350	0.6%	\$137,339	58.3%	\$1,135	96.8%
Low income	488	21.3%	478	-2.1%	\$219,743	82.4%	\$1,816	100.0%
Lower moderate income	354	15.5%	341	-3.7%	\$315,881	96.4%	\$2,611	100.0%
Moderate income	197	8.6%	188	-4.5%	\$384,550	96.4%	\$3,178	100.0%
Upper income	431	18.8%	424	-1.7%	\$461,460	96.4%	\$3,814	100.0%
Lower (0 to 60% MFI ⁹)	881	38.4%	928	5.3%	\$164,807	69.3%	\$1,362	99.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Mountrail County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	9,809	100%	9,646	-1.7%
Ages 0 to 24	3,578	36.5%	3,364	-6.0%
Ages 25 to 44	2,855	29.1%	2,557	-10.4%
Ages 45 to 64	2,245	22.9%	2,416	7.6%
Ages 65 and older	1,131	11.5%	1,309	15.8%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$778		
	Vacancy Rate	12.7%		
	Median Year Built	1978		
	Cost Burdened Householders	245	24.0%	
	· Householder Ages 65 Plus	10	12.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,356		
	Median Home Value	\$171,500		
	Median Year Built	1976		
	Vacancy Rate	2.3%		
	Cost Burdened Householders	190	8.1%	
	· Householder Ages 65 Plus	35	5.5%	
	Average Purchase Price	\$164,096		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	5,018	-
Occupied (% of total)	3,715	74.0%
Renter (% of occupied)	1,336	36.0%
Owner (% of occupied)	2,379	64.0%
Vacant (% of total)	1,303	26.0%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	3,438	2,560	1,859	701
2010 ⁴	3,949	2,851	2,065	786
2020 ^{1,3}	5,018	3,715	2,379	1,336
2025 ²	5,090	3,768	2,470	1,298
Percent Change				
2000-2010	14.9%	11.4%	11.1%	12.1%
2010-2020	27.1%	30.3%	15.2%	70.0%
2020-2025	1.4%	1.4%	3.8%	-2.9%
Numeric Change				
2020-2025	72	53	91	-38

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	3,715	100%	3,768	1.4%	-	-	-	-
Extremely low income	531	14.3%	552	4.0%	\$83,220	22.4%	\$688	38.9%
Very low income	670	18.0%	667	-0.5%	\$138,701	38.9%	\$1,146	82.7%
Low income	789	21.2%	787	-0.2%	\$221,921	72.5%	\$1,834	98.9%
Lower moderate income	418	11.3%	424	1.4%	\$319,012	96.5%	\$2,636	100.0%
Moderate income	434	11.7%	428	-1.4%	\$388,362	96.5%	\$3,210	100.0%
Upper income	873	23.5%	911	4.3%	\$466,034	96.5%	\$3,851	100.0%
Lower (0 to 60% MFI ⁹)	1,350	36.3%	1,372	1.7%	\$166,441	51.8%	\$1,376	95.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Pierce County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,990	100%	3,956	-0.9%
Ages 0 to 24	1,112	27.9%	1,088	-2.2%
Ages 25 to 44	854	21.4%	878	2.8%
Ages 45 to 64	1,066	26.7%	935	-12.3%
Ages 65 and older	958	24.0%	1,055	10.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$691		
	Vacancy Rate	5.1%		
	Median Year Built	1971		
	Cost Burdened Householders	201	56.0%	
	· Householder Ages 65 Plus	118	64.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,233		
	Median Home Value	\$132,300		
	Median Year Built	1969		
	Vacancy Rate	0.0%		
	Cost Burdened Householders	229	17.7%	
	· Householder Ages 65 Plus	35	8.3%	
	Average Purchase Price	\$112,891		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,040	-
Occupied (% of total)	1,719	84.3%
Renter (% of occupied)	403	23.4%
Owner (% of occupied)	1,316	76.6%
Vacant (% of total)	321	15.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,269	1,964	1,436	528
2010 ⁴	2,177	1,847	1,304	543
2020 ^{1,3}	2,040	1,719	1,316	403
2025 ²	2,025	1,706	1,298	408
Percent Change				
2000-2010	-4.1%	-6.0%	-9.2%	2.8%
2010-2020	-6.3%	-6.9%	0.9%	-25.8%
2020-2025	-0.7%	-0.8%	-1.4%	1.3%
Numeric Change				
2020-2025	-15	-13	-18	5

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,719	100%	1,706	-0.8%	-	-	-	-
Extremely low income	517	30.1%	527	2.0%	\$54,179	20.6%	\$448	10.4%
Very low income	154	9.0%	157	2.0%	\$90,299	40.3%	\$746	56.5%
Low income	407	23.7%	399	-1.9%	\$144,479	57.4%	\$1,194	100.0%
Lower moderate income	247	14.4%	240	-2.9%	\$207,688	81.7%	\$1,716	100.0%
Moderate income	155	9.0%	153	-1.2%	\$252,838	96.3%	\$2,090	100.0%
Upper income	240	13.9%	230	-4.1%	\$303,405	96.3%	\$2,507	100.0%
Lower (0 to 60% MFI ⁹)	734	42.7%	750	2.2%	\$108,359	46.9%	\$896	86.8%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Renville County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,282	100%	2,229	-2.3%
Ages 0 to 24	736	32.3%	672	-8.7%
Ages 25 to 44	534	23.4%	588	10.0%
Ages 45 to 64	583	25.6%	443	-24.0%
Ages 65 and older	428	18.8%	526	22.8%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$729	
	Vacancy Rate	15.1%	
	Median Year Built	1969	
	Cost Burdened Householders	36	28.1%
	· Householder Ages 65 Plus	9	31.0%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,163	
	Median Home Value	\$127,900	
	Median Year Built	1971	
	Vacancy Rate	2.2%	
	Cost Burdened Householders	97	11.7%
	· Householder Ages 65 Plus	15	5.9%
	Average Purchase Price	\$113,977	

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,282	-
Occupied (% of total)	982	76.6%
Renter (% of occupied)	154	15.7%
Owner (% of occupied)	828	84.3%
Vacant (% of total)	300	23.4%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,413	1,085	843	242
2010 ⁴	1,439	1,097	832	265
2020 ^{1,3}	1,282	982	828	154
2025 ²	1,292	990	829	161
Percent Change				
2000-2010	1.8%	1.1%	-1.3%	9.5%
2010-2020	-10.9%	-10.5%	-0.5%	-41.9%
2020-2025	0.8%	0.8%	0.1%	4.5%
Numeric Change				
2020-2025	10	8	1	7

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	982	100%	990	0.8%	-	-	-	-
Extremely low income	78	7.9%	81	3.8%	\$74,690	28.0%	\$617	35.5%
Very low income	191	19.4%	189	-1.0%	\$124,483	49.3%	\$1,029	95.9%
Low income	264	26.9%	281	6.6%	\$199,172	75.0%	\$1,646	96.7%
Lower moderate income	111	11.3%	102	-7.9%	\$286,310	96.3%	\$2,366	100.0%
Moderate income	140	14.3%	135	-3.8%	\$348,552	96.3%	\$2,881	100.0%
Upper income	198	20.2%	200	0.9%	\$418,262	96.3%	\$3,457	100.0%
Lower (0 to 60% MFI ⁹)	310	31.6%	317	2.2%	\$149,379	55.3%	\$1,235	95.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Ward County



Population	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	69,919	100%	69,964	0.1%
Ages 0 to 24	25,846	37.0%	25,438	-1.6%
Ages 25 to 44	21,206	30.3%	20,112	-5.2%
Ages 45 to 64	14,048	20.1%	13,396	-4.6%
Ages 65 and older	8,819	12.6%	11,018	24.9%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$939	
	Vacancy Rate		7.5%	
	Median Year Built		1996	
	Cost Burdened Householders		4,582	41.0%
	· Householder Ages 65 Plus		863	67.5%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,488	
	Median Home Value		\$217,700	
	Median Year Built		1977	
	Vacancy Rate		1.9%	
	Cost Burdened Householders		2,866	16.8%
	· Householder Ages 65 Plus		969	22.4%
	Average Purchase Price		\$228,774	

Housing Occupancy	2020 ^{1,3}	
	Number	Percent
Total housing units	32,176	-
Occupied (% of total)	28,847	89.7%
Renter (% of occupied)	11,775	40.8%
Owner (% of occupied)	17,072	59.2%
Vacant (% of total)	3,329	10.3%

Housing Trends	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	25,097	23,041	14,453	8,588
2010 ⁴	26,294	24,260	15,617	8,643
2020 ^{1,3}	32,176	28,847	17,072	11,775
2025 ²	32,485	29,124	17,529	11,595
Percent Change				
2000-2010	4.8%	5.3%	8.1%	0.6%
2010-2020	22.4%	18.9%	9.3%	36.2%
2020-2025	1.0%	1.0%	2.7%	-1.5%
Numeric Change				
2020-2025	309	277	457	-180

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	28,847	100%	29,124	1.0%	-	-	-	-
Extremely low income	4,463	15.5%	4,753	6.5%	\$82,494	13.4%	\$682	29.1%
Very low income	4,730	16.4%	4,893	3.4%	\$137,491	28.3%	\$1,136	75.2%
Low income	6,873	23.8%	6,860	-0.2%	\$219,985	62.0%	\$1,818	95.1%
Lower moderate income	4,463	15.5%	4,441	-0.5%	\$316,228	96.0%	\$2,613	98.5%
Moderate income	2,606	9.0%	2,584	-0.9%	\$384,974	96.0%	\$3,182	99.0%
Upper income	5,711	19.8%	5,592	-2.1%	\$461,969	96.0%	\$3,818	99.5%
Lower (0 to 60% MFI ⁹)	10,308	35.7%	10,753	4.3%	\$164,989	35.4%	\$1,364	85.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	48,377	100%	48,403	0.1%
Ages 0 to 24	16,867	34.9%	16,573	-1.7%
Ages 25 to 44	15,645	32.3%	14,781	-5.5%
Ages 45 to 64	9,340	19.3%	8,901	-4.7%
Ages 65 and older	6,525	13.5%	8,148	24.9%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$882		
	Vacancy Rate	8.1%		
	Median Year Built	1996		
	Cost Burdened Householders	3,597	40.1%	
	· Householder Ages 65 Plus	783	68.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,460		
	Median Home Value	\$211,000		
	Median Year Built	1976		
	Vacancy Rate	1.6%		
	Cost Burdened Householders	2,033	17.4%	
	· Householder Ages 65 Plus	731	24.4%	
	Average Purchase Price	\$225,420		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	23,447	-
Occupied (% of total)	21,152	90.2%
Renter (% of occupied)	9,411	44.5%
Owner (% of occupied)	11,741	55.5%
Vacant (% of total)	2,295	9.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	16,475	15,523	9,691	5,832
2010 ⁴	18,005	17,097	10,641	6,456
2020 ^{1,3}	23,447	21,152	11,741	9,411
2025 ²	23,644	21,330	12,048	9,282
Percent Change				
2000-2010	9.3%	10.1%	9.8%	10.7%
2010-2020	30.2%	23.7%	10.3%	45.8%
2020-2025	0.8%	0.8%	2.6%	-1.4%
Numeric Change				
2020-2025	197	178	307	-129

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	21,152	100%	21,330	0.8%	-	-	-	-
Extremely low income	3,655	17.3%	3,855	5.5%	\$82,494	13.4%	\$682	33.7%
Very low income	3,700	17.5%	3,810	3.0%	\$137,491	29.0%	\$1,136	82.8%
Low income	5,080	24.0%	5,046	-0.7%	\$219,985	65.3%	\$1,818	96.7%
Lower moderate income	3,104	14.7%	3,098	-0.2%	\$316,228	97.9%	\$2,613	98.2%
Moderate income	1,728	8.2%	1,704	-1.4%	\$384,974	97.9%	\$3,182	98.8%
Upper income	3,884	18.4%	3,817	-1.7%	\$461,969	97.9%	\$3,818	99.4%
Lower (0 to 60% MFI ⁹)	8,233	38.9%	8,529	3.6%	\$164,989	37.0%	\$1,364	91.3%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

North Central Region III



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	37,969	100%	37,697	-0.7%
Ages 0 to 24	13,703	36.1%	13,294	-3.0%
Ages 25 to 44	8,306	21.9%	8,302	-0.1%
Ages 45 to 64	9,253	24.4%	8,209	-11.3%
Ages 65 and older	6,707	17.7%	7,892	17.7%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$582	
	Vacancy Rate		7.4%	
	Median Year Built		1975	
	Cost Burdened Householders		1,407	35.7%
	· Householder Ages 65 Plus		483	50.7%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,057	
	Median Home Value		\$90,677	
	Median Year Built		1972	
	Vacancy Rate		1.6%	
	Cost Burdened Householders		1,195	12.1%
	· Householder Ages 65 Plus		427	13.8%
	Average Purchase Price		\$122,029	

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	17,593	-		
Occupied (% of total)	14,728	83.7%		
Renter (% of occupied)	4,659	31.6%		
Owner (% of occupied)	10,069	68.4%		
Vacant (% of total)	2,865	16.3%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	19,389	16,240	11,313	4,927
2010 ⁴	19,058	15,574	11,148	4,426
2020 ^{1,3}	17,593	14,728	10,069	4,659
2025 ²	17,744	14,862	10,191	4,671
Percent Change				
2000-2010	-1.7%	-4.1%	-1.5%	-10.2%
2010-2020	-7.7%	-5.4%	-9.7%	5.3%
2020-2025	0.9%	0.9%	1.2%	0.3%
Numeric Change				
2020-2025	151	134	122	12

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	14,728	100%	14,862	0.9%	-	-	-	-
Extremely low income	3,656	24.8%	3,767	3.0%	\$61,621	32.3%	\$509	51.0%
Very low income	2,955	20.1%	3,004	1.7%	\$102,702	58.9%	\$849	83.2%
Low income	3,083	20.9%	3,119	1.2%	\$164,323	72.9%	\$1,358	96.0%
Lower moderate income	1,868	12.7%	1,860	-0.4%	\$236,215	85.4%	\$1,952	98.6%
Moderate income	1,284	8.7%	1,235	-3.8%	\$287,566	98.1%	\$2,377	99.6%
Upper income	1,883	12.8%	1,874	-0.5%	\$345,079	98.1%	\$2,852	99.6%
Lower (0 to 60% MFI ⁹)	7,083	48.1%	7,251	2.4%	\$123,242	58.9%	\$1,019	93.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Benson County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	5,964	100%	5,912	-0.9%
Ages 0 to 24	2,510	42.1%	2,479	-1.2%
Ages 25 to 44	1,294	21.7%	1,286	-0.6%
Ages 45 to 64	1,315	22.1%	1,150	-12.6%
Ages 65 and older	845	14.2%	997	18.0%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$443		
	Vacancy Rate	7.4%		
	Median Year Built	1974		
	Cost Burdened Householders	93	27.4%	
	· Householder Ages 65 Plus	12	26.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,075		
	Median Home Value	\$79,800		
	Median Year Built	1968		
	Vacancy Rate	1.1%		
	Cost Burdened Householders	222	15.8%	
	· Householder Ages 65 Plus	59	11.8%	
	Average Purchase Price	\$122,429		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,542	-
Occupied (% of total)	2,015	79.3%
Renter (% of occupied)	558	27.7%
Owner (% of occupied)	1,457	72.3%
Vacant (% of total)	527	20.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,932	2,328	1,590	738
2010 ⁴	2,963	2,307	1,432	875
2020 ^{1,3}	2,542	2,015	1,457	558
2025 ²	2,539	2,013	1,473	540
Percent Change				
2000-2010	1.1%	-0.9%	-9.9%	18.6%
2010-2020	-14.2%	-12.7%	1.8%	-36.3%
2020-2025	-0.1%	-0.1%	1.1%	-3.2%
Numeric Change				
2020-2025	-3	-2	16	-18

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,015	100%	2,013	-0.1%	-	-	-	-
Extremely low income	643	31.9%	646	0.4%	\$47,736	34.9%	\$395	35.8%
Very low income	286	14.2%	291	1.9%	\$79,560	50.1%	\$658	85.5%
Low income	488	24.2%	496	1.7%	\$127,296	72.2%	\$1,052	99.5%
Lower moderate income	206	10.2%	201	-2.2%	\$182,988	79.4%	\$1,512	100.0%
Moderate income	174	8.7%	167	-4.2%	\$222,768	86.4%	\$1,841	100.0%
Upper income	219	10.9%	212	-3.1%	\$267,322	95.2%	\$2,209	100.0%
Lower (0 to 60% MFI ⁹)	1,001	49.7%	1,007	0.6%	\$95,472	56.8%	\$789	91.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Cavalier County



Population	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,704	100%	3,650	-1.5%
Ages 0 to 24	1,049	28.3%	963	-8.2%
Ages 25 to 44	650	17.5%	763	17.5%
Ages 45 to 64	981	26.5%	873	-11.0%
Ages 65 and older	1,025	27.7%	1,051	2.5%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$592	
	Vacancy Rate		12.5%	
	Median Year Built		1977	
	Cost Burdened Householders		135	46.5%
	· Householder Ages 65 Plus		65	57.4%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,009	
	Median Home Value		\$108,600	
	Median Year Built		1973	
	Vacancy Rate		2.1%	
	Cost Burdened Householders		205	15.4%
	· Householder Ages 65 Plus		95	19.5%
	Average Purchase Price		\$131,112	

Housing Occupancy	2020 ^{1,3}	
	Number	Percent
Total housing units	2,097	-
Occupied (% of total)	1,661	79.2%
Renter (% of occupied)	328	19.7%
Owner (% of occupied)	1,333	80.3%
Vacant (% of total)	436	20.8%

Housing Trends	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,725	2,017	1,643	374
2010 ⁴	2,392	1,760	1,476	284
2020 ^{1,3}	2,097	1,661	1,333	328
2025 ²	2,101	1,664	1,337	327
Percent Change				
2000-2010	-12.2%	-12.7%	-10.2%	-24.1%
2010-2020	-12.3%	-5.6%	-9.7%	15.5%
2020-2025	0.2%	0.2%	0.3%	-0.3%
Numeric Change				
2020-2025	4	3	4	-1

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,661	100%	1,664	0.2%	-	-	-	-
Extremely low income	345	20.8%	342	-0.8%	\$77,594	36.2%	\$641	55.8%
Very low income	290	17.4%	288	-0.6%	\$129,323	69.5%	\$1,069	97.7%
Low income	389	23.4%	385	-0.9%	\$206,917	90.8%	\$1,710	100.0%
Lower moderate income	200	12.0%	197	-1.5%	\$297,443	98.8%	\$2,458	100.0%
Moderate income	140	8.4%	143	2.0%	\$362,104	98.8%	\$2,993	100.0%
Upper income	298	17.9%	309	3.7%	\$434,525	98.8%	\$3,591	100.0%
Lower (0 to 60% MFI ⁹)	714	43.0%	710	-0.5%	\$155,187	78.9%	\$1,283	100.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Eddy County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,347	100%	2,349	0.1%
Ages 0 to 24	660	28.1%	678	2.7%
Ages 25 to 44	547	23.3%	598	9.4%
Ages 45 to 64	570	24.3%	491	-13.8%
Ages 65 and older	571	24.3%	582	2.0%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$639		
	Vacancy Rate	0.8%		
	Median Year Built	1969		
	Cost Burdened Householders	156	50.3%	
	· Householder Ages 65 Plus	45	54.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,103		
	Median Home Value	\$92,300		
	Median Year Built	1958		
	Vacancy Rate	1.2%		
	Cost Burdened Householders	59	8.5%	
	· Householder Ages 65 Plus	31	13.3%	
	Average Purchase Price	\$68,395		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,240	-
Occupied (% of total)	1,026	82.7%
Renter (% of occupied)	337	32.9%
Owner (% of occupied)	689	67.1%
Vacant (% of total)	214	17.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,418	1,164	877	287
2010 ⁴	1,300	1,036	845	191
2020 ^{1,3}	1,240	1,026	689	337
2025 ²	1,189	984	669	315
Percent Change				
2000-2010	-8.3%	-11.0%	-3.6%	-33.4%
2010-2020	-4.6%	-1.0%	-18.5%	76.7%
2020-2025	-4.1%	-4.1%	-2.8%	-6.6%
Numeric Change				
2020-2025	-51	-42	-20	-22

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,026	100%	984	-4.1%	-	-	-	-
Extremely low income	230	22.4%	221	-3.7%	\$69,517	36.5%	\$575	47.8%
Very low income	227	22.1%	207	-8.6%	\$115,861	64.8%	\$958	93.7%
Low income	226	22.0%	227	0.6%	\$185,378	81.8%	\$1,532	100.0%
Lower moderate income	145	14.1%	136	-6.3%	\$266,481	97.7%	\$2,202	100.0%
Moderate income	87	8.5%	84	-3.8%	\$324,411	97.7%	\$2,681	100.0%
Upper income	112	10.9%	108	-3.4%	\$389,294	97.7%	\$3,217	100.0%
Lower (0 to 60% MFI ⁹)	497	48.5%	472	-5.1%	\$139,033	69.2%	\$1,149	94.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Ramsey County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	11,605	100%	11,670	0.6%
Ages 0 to 24	3,721	32.1%	3,704	-0.5%
Ages 25 to 44	2,573	22.2%	2,509	-2.5%
Ages 45 to 64	3,008	25.9%	2,608	-13.3%
Ages 65 and older	2,304	19.9%	2,849	23.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$609		
	Vacancy Rate	9.9%		
	Median Year Built	1976		
	Cost Burdened Householders	679	37.0%	
	· Householder Ages 65 Plus	287	57.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,313		
	Median Home Value	\$154,800		
	Median Year Built	1970		
	Vacancy Rate	2.5%		
	Cost Burdened Householders	207	7.1%	
	· Householder Ages 65 Plus	61	7.8%	
	Average Purchase Price	\$186,433		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	5,843	-
Occupied (% of total)	4,947	84.7%
Renter (% of occupied)	2,002	40.5%
Owner (% of occupied)	2,945	59.5%
Vacant (% of total)	896	15.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,729	4,957	3,219	1,738
2010 ⁴	5,641	4,762	3,117	1,645
2020 ^{1,3}	5,843	4,947	2,945	2,002
2025 ²	5,894	4,990	2,960	2,030
Percent Change				
2000-2010	-1.5%	-3.9%	-3.2%	-5.4%
2010-2020	3.6%	3.9%	-5.5%	21.7%
2020-2025	0.9%	0.9%	0.5%	1.4%
Numeric Change				
2020-2025	51	43	15	28

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	4,947	100%	4,990	0.9%	-	-	-	-
Extremely low income	1,094	22.1%	1,158	5.9%	\$77,957	26.4%	\$644	61.5%
Very low income	1,034	20.9%	1,052	1.7%	\$129,928	47.8%	\$1,074	89.1%
Low income	1,045	21.1%	1,066	2.0%	\$207,885	74.5%	\$1,718	97.3%
Lower moderate income	659	13.3%	656	-0.4%	\$298,834	97.7%	\$2,470	99.1%
Moderate income	495	10.0%	466	-5.9%	\$363,798	97.7%	\$3,007	100.0%
Upper income	620	12.5%	590	-4.8%	\$436,558	97.7%	\$3,608	100.0%
Lower (0 to 60% MFI ⁹)	2,254	45.6%	2,347	4.1%	\$155,913	59.3%	\$1,289	92.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Rolette County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	12,187	100%	12,016	-1.4%
Ages 0 to 24	5,165	42.4%	4,953	-4.1%
Ages 25 to 44	2,814	23.1%	2,636	-6.3%
Ages 45 to 64	2,776	22.8%	2,629	-5.3%
Ages 65 and older	1,433	11.8%	1,798	25.5%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$423		
	Vacancy Rate	3.2%		
	Median Year Built	1976		
	Cost Burdened Householders	279	27.9%	
	· Householder Ages 65 Plus	42	25.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,035		
	Median Home Value	\$85,600		
	Median Year Built	1981		
	Vacancy Rate	0.3%		
	Cost Burdened Householders	408	14.1%	
	· Householder Ages 65 Plus	117	13.8%	
	Average Purchase Price	\$79,505		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	4,581	-
Occupied (% of total)	4,114	89.8%
Renter (% of occupied)	1,171	28.5%
Owner (% of occupied)	2,943	71.5%
Vacant (% of total)	467	10.2%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,027	4,556	3,072	1,484
2010 ⁴	5,301	4,653	3,444	1,209
2020 ^{1,3}	4,581	4,114	2,943	1,171
2025 ²	4,715	4,234	3,050	1,184
Percent Change				
2000-2010	5.5%	2.1%	12.1%	-18.5%
2010-2020	-13.6%	-11.6%	-14.5%	-3.1%
2020-2025	2.9%	2.9%	3.6%	1.1%
Numeric Change				
2020-2025	134	120	107	13

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	4,114	100%	4,234	2.9%	-	-	-	-
Extremely low income	1,164	28.3%	1,205	3.5%	\$43,017	18.8%	\$356	47.4%
Very low income	848	20.6%	876	3.3%	\$71,695	45.2%	\$593	67.0%
Low income	762	18.5%	780	2.4%	\$114,712	64.7%	\$948	94.6%
Lower moderate income	527	12.8%	534	1.3%	\$164,898	78.5%	\$1,363	98.8%
Moderate income	277	6.7%	278	0.5%	\$200,745	91.6%	\$1,659	99.6%
Upper income	536	13.0%	561	4.6%	\$240,894	91.6%	\$1,991	99.6%
Lower (0 to 60% MFI ⁹)	2,132	51.8%	2,199	3.2%	\$86,034	53.7%	\$711	85.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Towner County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,162	100%	2,100	-2.9%
Ages 0 to 24	599	27.7%	517	-13.7%
Ages 25 to 44	430	19.9%	510	18.5%
Ages 45 to 64	603	27.9%	458	-24.0%
Ages 65 and older	530	24.5%	615	16.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$556		
	Vacancy Rate	6.3%		
	Median Year Built	1972		
	Cost Burdened Householders	66	38.3%	
	· Householder Ages 65 Plus	32	71.2%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$911		
	Median Home Value	\$93,500		
	Median Year Built	1965		
	Vacancy Rate	3.2%		
	Cost Burdened Householders	94	13.5%	
	· Householder Ages 65 Plus	64	26.3%	
	Average Purchase Price	\$78,579		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,290	-
Occupied (% of total)	965	74.8%
Renter (% of occupied)	263	27.3%
Owner (% of occupied)	702	72.7%
Vacant (% of total)	325	25.2%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,558	1,218	912	306
2010 ⁴	1,461	1,056	834	222
2020 ^{1,3}	1,290	965	702	263
2025 ²	1,306	977	702	275
Percent Change				
2000-2010	-6.2%	-13.3%	-8.6%	-27.5%
2010-2020	-11.7%	-8.6%	-15.8%	18.5%
2020-2025	1.2%	1.2%	0.0%	4.5%
Numeric Change				
2020-2025	16	12	0	12

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	965	100%	977	1.2%	-	-	-	-
Extremely low income	180	18.7%	195	8.3%	\$70,606	45.6%	\$584	66.3%
Very low income	271	28.1%	290	7.0%	\$117,676	71.4%	\$973	83.2%
Low income	174	18.0%	165	-5.1%	\$188,282	86.2%	\$1,556	100.0%
Lower moderate income	131	13.6%	136	3.7%	\$270,655	99.4%	\$2,237	100.0%
Moderate income	110	11.4%	97	-11.9%	\$329,494	99.4%	\$2,723	100.0%
Upper income	99	10.2%	94	-4.8%	\$395,392	99.4%	\$3,268	100.0%
Lower (0 to 60% MFI ⁹)	485	50.3%	516	6.4%	\$141,212	73.2%	\$1,167	94.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Devils Lake city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	7,192	100%	7,248	0.8%
Ages 0 to 24	2,232	31.0%	2,101	-5.9%
Ages 25 to 44	1,617	22.5%	1,484	-8.2%
Ages 45 to 64	1,749	24.3%	1,348	-22.9%
Ages 65 and older	1,594	22.2%	2,315	45.3%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$608		
	Vacancy Rate	10.0%		
	Median Year Built	1977		
	Cost Burdened Householders	616	37.1%	
	· Householder Ages 65 Plus	271	59.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,170		
	Median Home Value	\$114,200		
	Median Year Built	1963		
	Vacancy Rate	3.6%		
	Cost Burdened Householders	108	7.3%	
	· Householder Ages 65 Plus	26	5.5%	
	Average Purchase Price	\$174,064		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	3,687	-
Occupied (% of total)	3,202	86.8%
Renter (% of occupied)	1,712	53.5%
Owner (% of occupied)	1,490	46.5%
Vacant (% of total)	485	13.2%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	3,508	3,145	1,727	1,418
2010 ⁴	3,549	3,081	1,535	1,546
2020 ^{1,3}	3,687	3,202	1,490	1,712
2025 ²	3,807	3,306	1,547	1,759
Percent Change				
2000-2010	1.2%	-2.0%	-11.1%	9.0%
2010-2020	3.9%	3.9%	-3.0%	10.8%
2020-2025	3.3%	3.2%	3.9%	2.7%
Numeric Change				
2020-2025	120	104	57	47

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	3,202	100%	3,306	3.2%	-	-	-	-
Extremely low income	884	27.6%	984	11.3%	\$77,957	34.0%	\$644	62.1%
Very low income	795	24.8%	836	5.2%	\$129,928	64.3%	\$1,074	89.1%
Low income	631	19.7%	637	1.0%	\$207,885	89.1%	\$1,718	97.1%
Lower moderate income	424	13.2%	414	-2.4%	\$298,834	99.4%	\$2,470	99.1%
Moderate income	281	8.8%	254	-9.6%	\$363,798	99.4%	\$3,007	100.0%
Upper income	187	5.8%	180	-3.6%	\$436,558	99.4%	\$3,608	100.0%
Lower (0 to 60% MFI ⁹)	1,777	55.5%	1,937	9.0%	\$155,913	76.8%	\$1,289	92.2%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Red River Region IV



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	93,592	100%	92,698	-1.0%
Ages 0 to 24	35,299	37.7%	33,664	-4.6%
Ages 25 to 44	24,106	25.8%	24,364	1.1%
Ages 45 to 64	20,235	21.6%	17,901	-11.5%
Ages 65 and older	13,952	14.9%	16,769	20.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$771		
	Vacancy Rate	7.3%		
	Median Year Built	1983		
	Cost Burdened Householders	7,473	44.6%	
	· Householder Ages 65 Plus	1,132	53.8%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,206		
	Median Home Value	\$125,658		
	Median Year Built	1971		
	Vacancy Rate	1.5%		
	Cost Burdened Householders	3,098	14.5%	
	· Householder Ages 65 Plus	1,243	19.2%	
	Average Purchase Price	\$211,166		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	43,920	-
Occupied (% of total)	39,540	90.0%
Renter (% of occupied)	17,980	45.5%
Owner (% of occupied)	21,560	54.5%
Vacant (% of total)	4,380	10.0%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	39,259	35,627	21,594	14,033
2010 ⁴	40,436	36,007	21,771	14,236
2020 ^{1,3}	43,920	39,540	21,560	17,980
2025 ²	44,116	39,724	21,911	17,813
Percent Change				
2000-2010	3.0%	1.1%	0.8%	1.4%
2010-2020	8.6%	9.8%	-1.0%	26.3%
2020-2025	0.4%	0.5%	1.6%	-0.9%
Numeric Change				
2020-2025	196	184	351	-167

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	39,540	100%	39,724	0.5%	-	-	-	-
Extremely low income	8,619	21.8%	8,788	2.0%	\$77,594	20.1%	\$641	28.7%
Very low income	7,607	19.2%	7,798	2.5%	\$129,323	39.8%	\$1,069	82.8%
Low income	8,688	22.0%	8,725	0.4%	\$206,917	72.9%	\$1,710	99.0%
Lower moderate income	5,207	13.2%	5,157	-1.0%	\$297,443	96.0%	\$2,458	99.5%
Moderate income	3,860	9.8%	3,821	-1.0%	\$362,104	96.0%	\$2,993	99.6%
Upper income	5,558	14.1%	5,433	-2.3%	\$434,525	96.0%	\$3,591	100.0%
Lower (0 to 60% MFI ⁹)	18,040	45.6%	18,450	2.3%	\$155,187	48.2%	\$1,283	92.2%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Grand Forks County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	73,170	100%	72,511	-0.9%
Ages 0 to 24	29,703	40.6%	28,261	-4.9%
Ages 25 to 44	19,727	27.0%	19,895	0.9%
Ages 45 to 64	14,443	19.7%	12,814	-11.3%
Ages 65 and older	9,297	12.7%	11,541	24.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$828		
	Vacancy Rate	7.1%		
	Median Year Built	1985		
	Cost Burdened Householders	6,875	45.8%	
	· Householder Ages 65 Plus	954	56.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,483		
	Median Home Value	\$208,200		
	Median Year Built	1975		
	Vacancy Rate	1.1%		
	Cost Burdened Householders	2,221	15.0%	
	· Householder Ages 65 Plus	733	17.5%	
	Average Purchase Price	\$237,964		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	33,428	-
Occupied (% of total)	30,658	91.7%
Renter (% of occupied)	15,763	51.4%
Owner (% of occupied)	14,895	48.6%
Vacant (% of total)	2,770	8.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	27,373	25,435	13,655	11,780
2010 ⁴	29,048	26,514	14,426	12,088
2020 ^{1,3}	33,428	30,658	14,895	15,763
2025 ²	33,686	30,895	15,267	15,628
Percent Change				
2000-2010	6.1%	4.2%	5.6%	2.6%
2010-2020	15.1%	15.6%	3.3%	30.4%
2020-2025	0.8%	0.8%	2.5%	-0.9%
Numeric Change				
2020-2025	258	237	372	-135

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	30,658	100%	30,895	0.8%	-	-	-	-
Extremely low income	6,812	22.2%	6,923	1.6%	\$80,952	12.4%	\$669	32.2%
Very low income	6,003	19.6%	6,181	3.0%	\$134,919	24.9%	\$1,115	81.7%
Low income	6,519	21.3%	6,615	1.5%	\$215,871	65.1%	\$1,784	99.0%
Lower moderate income	3,970	13.0%	3,929	-1.0%	\$310,314	95.0%	\$2,565	99.5%
Moderate income	3,049	9.9%	3,028	-0.7%	\$377,774	95.0%	\$3,122	100.0%
Upper income	4,304	14.0%	4,218	-2.0%	\$453,329	95.0%	\$3,746	100.0%
Lower (0 to 60% MFI ⁹)	14,196	46.3%	14,557	2.5%	\$161,903	34.1%	\$1,338	91.8%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Nelson County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,015	100%	3,005	-0.3%
Ages 0 to 24	697	23.1%	680	-2.4%
Ages 25 to 44	634	21.0%	657	3.7%
Ages 45 to 64	850	28.2%	754	-11.2%
Ages 65 and older	835	27.7%	914	9.5%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$506		
	Vacancy Rate	8.5%		
	Median Year Built	1968		
	Cost Burdened Householders	81	28.3%	
	· Householder Ages 65 Plus	20	26.9%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,047		
	Median Home Value	\$96,100		
	Median Year Built	1956		
	Vacancy Rate	1.3%		
	Cost Burdened Householders	138	13.6%	
	· Householder Ages 65 Plus	84	20.3%	
	Average Purchase Price	\$72,058		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,791	-
Occupied (% of total)	1,386	77.4%
Renter (% of occupied)	346	24.9%
Owner (% of occupied)	1,040	75.1%
Vacant (% of total)	405	22.6%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,014	1,628	1,307	321
2010 ⁴	1,952	1,448	1,196	252
2020 ^{1,3}	1,791	1,386	1,040	346
2025 ²	1,787	1,383	1,042	341
Percent Change				
2000-2010	-3.1%	-11.1%	-8.5%	-21.5%
2010-2020	-8.2%	-4.3%	-13.0%	37.1%
2020-2025	-0.2%	-0.2%	0.1%	-1.3%
Numeric Change				
2020-2025	-4	-3	2	-5

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,386	100%	1,383	-0.2%	-	-	-	-
Extremely low income	374	27.0%	384	2.8%	\$67,974	32.0%	\$562	63.1%
Very low income	268	19.3%	264	-1.4%	\$113,290	70.7%	\$936	88.4%
Low income	296	21.4%	295	-0.3%	\$181,264	82.9%	\$1,498	93.0%
Lower moderate income	185	13.4%	183	-1.3%	\$260,567	98.8%	\$2,153	99.7%
Moderate income	124	9.0%	122	-1.8%	\$317,212	98.8%	\$2,622	100.0%
Upper income	139	10.0%	134	-3.5%	\$380,654	98.8%	\$3,146	100.0%
Lower (0 to 60% MFI ⁹)	672	48.5%	679	1.1%	\$135,948	77.4%	\$1,124	91.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Pembina County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	6,844	100%	6,695	-2.2%
Ages 0 to 24	1,795	26.2%	1,722	-4.1%
Ages 25 to 44	1,486	21.7%	1,414	-4.8%
Ages 45 to 64	1,981	28.9%	1,678	-15.3%
Ages 65 and older	1,582	23.1%	1,881	18.9%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$629		
	Vacancy Rate	5.5%		
	Median Year Built	1974		
	Cost Burdened Householders	216	33.7%	
	· Householder Ages 65 Plus	75	52.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$960		
	Median Home Value	\$92,000		
	Median Year Built	1965		
	Vacancy Rate	2.5%		
	Cost Burdened Householders	271	12.4%	
	· Householder Ages 65 Plus	173	23.3%	
	Average Purchase Price	\$101,386		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	3,499	-
Occupied (% of total)	3,003	85.8%
Renter (% of occupied)	824	27.5%
Owner (% of occupied)	2,179	72.5%
Vacant (% of total)	496	14.2%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	4,115	3,535	2,769	766
2010 ⁴	3,896	3,289	2,618	671
2020 ^{1,3}	3,499	3,003	2,179	824
2025 ²	3,465	2,974	2,154	820
Percent Change				
2000-2010	-5.3%	-7.0%	-5.5%	-12.4%
2010-2020	-10.2%	-8.7%	-16.8%	22.9%
2020-2025	-1.0%	-1.0%	-1.1%	-0.5%
Numeric Change				
2020-2025	-34	-29	-25	-4

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	3,003	100%	2,974	-1.0%	-	-	-	-
Extremely low income	588	19.6%	620	5.4%	\$75,053	41.3%	\$620	52.6%
Very low income	479	15.9%	484	1.1%	\$125,088	74.6%	\$1,034	90.1%
Low income	740	24.6%	709	-4.2%	\$200,140	92.4%	\$1,654	100.0%
Lower moderate income	403	13.4%	404	0.3%	\$287,702	98.4%	\$2,378	100.0%
Moderate income	303	10.1%	296	-2.4%	\$350,246	98.4%	\$2,895	100.0%
Upper income	490	16.3%	459	-6.3%	\$420,295	98.4%	\$3,473	100.0%
Lower (0 to 60% MFI ⁹)	1,216	40.5%	1,244	2.3%	\$150,105	81.5%	\$1,241	90.1%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Walsh County



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	10,563	100%	10,487	-0.7%
Ages 0 to 24	3,104	29.4%	3,001	-3.3%
Ages 25 to 44	2,259	21.4%	2,398	6.1%
Ages 45 to 64	2,962	28.0%	2,655	-10.4%
Ages 65 and older	2,238	21.2%	2,433	8.7%

Housing and Householder Characteristics					
Renter Households, 2020 ^{3,4}	Median Monthly Rent			\$728	
	Vacancy Rate			10.9%	
	Median Year Built			1968	
	Cost Burdened Householders			301	36.8%
	· Householder Ages 65 Plus			82	44.7%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)			\$988	
	Median Home Value			\$94,100	
	Median Year Built			1965	
	Vacancy Rate			2.2%	
	Cost Burdened Householders			468	13.7%
	· Householder Ages 65 Plus			252	22.3%
Average Purchase Price			\$95,399		

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	5,202	-		
Occupied (% of total)	4,493	86.4%		
Renter (% of occupied)	1,047	23.3%		
Owner (% of occupied)	3,446	76.7%		
Vacant (% of total)	709	13.6%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,757	5,029	3,863	1,166
2010 ⁴	5,540	4,756	3,531	1,225
2020 ^{1,3}	5,202	4,493	3,446	1,047
2025 ²	5,178	4,472	3,448	1,024
Percent Change				
2000-2010	-3.8%	-5.4%	-8.6%	5.1%
2010-2020	-6.1%	-5.5%	-2.4%	-14.5%
2020-2025	-0.5%	-0.5%	0.1%	-2.2%
Numeric Change				
2020-2025	-24	-21	2	-23

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	4,493	100%	4,472	-0.5%	-	-	-	-
Extremely low income	845	18.8%	861	1.9%	\$62,166	35.1%	\$514	21.4%
Very low income	858	19.1%	869	1.3%	\$103,610	62.7%	\$856	68.1%
Low income	1,133	25.2%	1,106	-2.3%	\$165,775	78.0%	\$1,370	99.3%
Lower moderate income	649	14.4%	641	-1.2%	\$238,302	90.1%	\$1,969	99.7%
Moderate income	384	8.5%	375	-2.4%	\$290,107	98.1%	\$2,398	100.0%
Upper income	625	13.9%	622	-0.6%	\$348,128	98.1%	\$2,877	100.0%
Lower (0 to 60% MFI ⁹)	1,957	43.5%	1,970	0.7%	\$124,331	62.7%	\$1,028	94.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Grand Forks city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	59,166	100%	58,651	-0.9%
Ages 0 to 24	24,430	41.3%	23,164	-5.2%
Ages 25 to 44	16,508	27.9%	16,647	0.8%
Ages 45 to 64	10,768	18.2%	9,546	-11.4%
Ages 65 and older	7,459	12.6%	9,294	24.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$817		
	Vacancy Rate	7.2%		
	Median Year Built	1985		
	Cost Burdened Householders	6,333	46.3%	
	· Householder Ages 65 Plus	897	56.4%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,495		
	Median Home Value	\$209,800		
	Median Year Built	1975		
	Vacancy Rate	1.0%		
	Cost Burdened Householders	1,783	16.1%	
	· Householder Ages 65 Plus	571	17.9%	
	Average Purchase Price	\$240,809		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	27,718	-
Occupied (% of total)	25,446	91.8%
Renter (% of occupied)	14,268	56.1%
Owner (% of occupied)	11,178	43.9%
Vacant (% of total)	2,272	8.2%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	20,838	19,674	9,940	9,734
2010 ⁴	23,296	21,611	10,791	10,820
2020 ^{1,3}	27,718	25,446	11,178	14,268
2025 ²	27,970	25,677	11,507	14,170
Percent Change				
2000-2010	11.8%	9.8%	8.6%	11.2%
2010-2020	19.0%	17.7%	3.6%	31.9%
2020-2025	0.9%	0.9%	2.9%	-0.7%
Numeric Change				
2020-2025	252	231	329	-98

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	25,446	100%	25,677	0.9%	-	-	-	-
Extremely low income	6,259	24.6%	6,355	1.5%	\$80,952	10.5%	\$669	32.6%
Very low income	5,213	20.5%	5,373	3.1%	\$134,919	22.3%	\$1,115	83.8%
Low income	5,282	20.8%	5,380	1.9%	\$215,871	65.7%	\$1,784	98.9%
Lower moderate income	3,143	12.4%	3,113	-0.9%	\$310,314	95.3%	\$2,565	99.5%
Moderate income	2,383	9.4%	2,358	-1.0%	\$377,774	95.3%	\$3,122	100.0%
Upper income	3,167	12.4%	3,098	-2.2%	\$453,329	95.3%	\$3,746	100.0%
Lower (0 to 60% MFI ⁹)	12,666	49.8%	12,991	2.6%	\$161,903	31.4%	\$1,338	92.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Lake Agassiz Region V



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	220,414	100%	229,201	4.0%
Ages 0 to 24	79,034	35.9%	77,475	-2.0%
Ages 25 to 44	64,364	29.2%	67,062	4.2%
Ages 45 to 64	47,801	21.7%	46,931	-1.8%
Ages 65 and older	29,216	13.3%	37,733	29.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$788		
	Vacancy Rate	8.1%		
	Median Year Built	1990		
	Cost Burdened Householders	15,892	39.7%	
	· Householder Ages 65 Plus	2,878	53.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,368		
	Median Home Value	\$182,101		
	Median Year Built	1982		
	Vacancy Rate	0.9%		
	Cost Burdened Householders	6,046	11.7%	
	· Householder Ages 65 Plus	1,839	14.6%	
	Average Purchase Price	\$254,467		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	102,173	-
Occupied (% of total)	93,380	91.4%
Renter (% of occupied)	41,580	44.5%
Owner (% of occupied)	51,800	55.5%
Vacant (% of total)	8,793	8.6%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	70,924	66,600	39,006	27,594
2010 ⁴	83,159	77,798	44,875	32,923
2020 ^{1,3}	102,173	93,380	51,800	41,580
2025 ²	108,743	99,419	55,762	43,657
Percent Change				
2000-2010	17.3%	16.8%	15.0%	19.3%
2010-2020	22.9%	20.0%	15.4%	26.3%
2020-2025	6.4%	6.5%	7.6%	5.0%
Numeric Change				
2020-2025	6,570	6,039	3,962	2,077

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	93,380	100%	99,419	6.5%	-	-	-	-
Extremely low income	16,025	17.2%	17,263	7.7%	\$80,226	12.3%	\$663	32.3%
Very low income	15,089	16.2%	16,267	7.8%	\$133,709	24.8%	\$1,105	87.1%
Low income	21,364	22.9%	22,621	5.9%	\$213,935	60.6%	\$1,768	98.4%
Lower moderate income	13,543	14.5%	14,432	6.6%	\$307,531	93.6%	\$2,542	99.7%
Moderate income	9,367	10.0%	9,886	5.5%	\$374,386	93.6%	\$3,094	99.9%
Upper income	17,993	19.3%	18,958	5.4%	\$449,263	93.6%	\$3,713	100.0%
Lower (0 to 60% MFI ⁹)	34,580	37.0%	37,205	7.6%	\$160,451	34.9%	\$1,326	92.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Cass County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	184,525	100%	192,910	4.5%
Ages 0 to 24	67,492	36.6%	65,217	-3.4%
Ages 25 to 44	56,516	30.6%	59,707	5.6%
Ages 45 to 64	38,296	20.8%	38,747	1.2%
Ages 65 and older	22,220	12.0%	29,239	31.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$830		
	Vacancy Rate	7.8%		
	Median Year Built	1992		
	Cost Burdened Householders	14,528	39.8%	
	· Householder Ages 65 Plus	2,440	52.6%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,559		
	Median Home Value	\$234,100		
	Median Year Built	1987		
	Vacancy Rate	1.0%		
	Cost Burdened Householders	4,878	11.8%	
	· Householder Ages 65 Plus	1,368	14.6%	
	Average Purchase Price	\$271,073		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	85,397	-
Occupied (% of total)	78,672	92.1%
Renter (% of occupied)	37,371	47.5%
Owner (% of occupied)	41,301	52.5%
Vacant (% of total)	6,725	7.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	53,790	51,315	27,892	23,423
2010 ⁴	65,986	62,916	33,712	29,204
2020 ^{1,3}	85,397	78,672	41,301	37,371
2025 ²	91,895	84,658	45,324	39,334
Percent Change				
2000-2010	22.7%	22.6%	20.9%	24.7%
2010-2020	29.4%	25.0%	22.5%	28.0%
2020-2025	7.6%	7.6%	9.7%	5.3%
Numeric Change				
2020-2025	6,498	5,986	4,023	1,963

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	78,672	100%	84,658	7.6%	-	-	-	-
Extremely low income	13,383	17.0%	14,406	7.6%	\$81,133	7.3%	\$671	29.9%
Very low income	12,641	16.1%	13,697	8.4%	\$135,222	17.3%	\$1,118	86.1%
Low income	17,947	22.8%	19,224	7.1%	\$216,355	55.4%	\$1,788	98.3%
Lower moderate income	11,304	14.4%	12,264	8.5%	\$311,010	92.7%	\$2,570	99.7%
Moderate income	7,649	9.7%	8,251	7.9%	\$378,621	92.7%	\$3,129	99.9%
Upper income	15,747	20.0%	16,817	6.8%	\$454,345	92.7%	\$3,755	100.0%
Lower (0 to 60% MFI ⁹)	28,826	36.6%	31,109	7.9%	\$162,266	27.1%	\$1,341	92.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Ransom County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	5,703	100%	5,782	1.4%
Ages 0 to 24	1,648	28.9%	1,493	-9.4%
Ages 25 to 44	1,207	21.2%	1,423	17.9%
Ages 45 to 64	1,653	29.0%	1,436	-13.1%
Ages 65 and older	1,195	21.0%	1,430	19.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$755		
	Vacancy Rate	11.9%		
	Median Year Built	1957		
	Cost Burdened Householders	138	29.0%	
	· Householder Ages 65 Plus	60	50.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,142		
	Median Home Value	\$139,200		
	Median Year Built	1963		
	Vacancy Rate	1.3%		
	Cost Burdened Householders	221	14.0%	
	· Householder Ages 65 Plus	97	18.8%	
	Average Purchase Price	\$144,338		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,536	-
Occupied (% of total)	2,246	88.6%
Renter (% of occupied)	664	29.6%
Owner (% of occupied)	1,582	70.4%
Vacant (% of total)	290	11.4%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,604	2,350	1,775	575
2010 ⁴	2,676	2,345	1,752	593
2020 ^{1,3}	2,536	2,246	1,582	664
2025 ²	2,622	2,322	1,656	666
Percent Change				
2000-2010	2.8%	-0.2%	-1.3%	3.1%
2010-2020	-5.2%	-4.2%	-9.7%	12.0%
2020-2025	3.4%	3.4%	4.7%	0.2%
Numeric Change				
2020-2025	86	76	74	2

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,246	100%	2,322	3.4%	-	-	-	-
Extremely low income	401	17.9%	423	5.5%	\$70,152	22.7%	\$580	36.4%
Very low income	394	17.5%	421	7.0%	\$116,920	44.8%	\$966	90.3%
Low income	547	24.4%	564	3.0%	\$187,072	73.7%	\$1,546	99.3%
Lower moderate income	332	14.8%	339	2.1%	\$268,916	97.7%	\$2,222	100.0%
Moderate income	247	11.0%	248	0.3%	\$327,376	97.7%	\$2,706	100.0%
Upper income	325	14.5%	329	1.3%	\$392,851	97.7%	\$3,247	100.0%
Lower (0 to 60% MFI ⁹)	879	39.1%	935	6.4%	\$140,304	53.9%	\$1,160	93.8%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Richland County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	16,529	100%	16,825	1.8%
Ages 0 to 24	5,837	35.3%	6,753	15.7%
Ages 25 to 44	3,617	21.9%	3,002	-17.0%
Ages 45 to 64	4,118	24.9%	3,372	-18.1%
Ages 65 and older	2,957	17.9%	3,698	25.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$658		
	Vacancy Rate	9.3%		
	Median Year Built	1979		
	Cost Burdened Householders	932	51.6%	
	· Householder Ages 65 Plus	240	67.9%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,189		
	Median Home Value	\$132,800		
	Median Year Built	1969		
	Vacancy Rate	0.6%		
	Cost Burdened Householders	447	9.6%	
	· Householder Ages 65 Plus	181	12.9%	
	Average Purchase Price	\$174,600		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	7,501	-
Occupied (% of total)	6,710	89.5%
Renter (% of occupied)	2,028	30.2%
Owner (% of occupied)	4,682	69.8%
Vacant (% of total)	791	10.5%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	7,575	6,885	4,787	2,098
2010 ⁴	7,525	6,517	4,800	1,717
2020 ^{1,3}	7,501	6,710	4,682	2,028
2025 ²	7,418	6,636	4,491	2,145
Percent Change				
2000-2010	-0.7%	-5.3%	0.3%	-18.2%
2010-2020	-0.3%	3.0%	-2.5%	18.1%
2020-2025	-1.1%	-1.1%	-4.1%	5.8%
Numeric Change				
2020-2025	-83	-74	-191	117

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	6,710	100%	6,636	-1.1%	-	-	-	-
Extremely low income	1,445	21.5%	1,576	9.0%	\$73,238	26.8%	\$605	48.5%
Very low income	1,185	17.7%	1,251	5.6%	\$122,063	47.9%	\$1,009	98.6%
Low income	1,405	20.9%	1,354	-3.6%	\$195,300	70.4%	\$1,614	100.0%
Lower moderate income	1,048	15.6%	976	-6.9%	\$280,744	96.5%	\$2,320	100.0%
Moderate income	636	9.5%	572	-10.0%	\$341,775	96.5%	\$2,825	100.0%
Upper income	991	14.8%	908	-8.4%	\$410,130	96.5%	\$3,389	100.0%
Lower (0 to 60% MFI ⁹)	2,891	43.1%	3,073	6.3%	\$146,475	54.6%	\$1,211	98.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Sargent County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,862	100%	3,867	0.1%
Ages 0 to 24	1,019	26.4%	944	-7.4%
Ages 25 to 44	895	23.2%	886	-1.1%
Ages 45 to 64	1,063	27.5%	1,003	-5.6%
Ages 65 and older	885	22.9%	1,034	16.9%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$732		
	Vacancy Rate	11.3%		
	Median Year Built	1989		
	Cost Burdened Householders	72	17.8%	
	· Householder Ages 65 Plus	35	31.9%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,129		
	Median Home Value	\$110,900		
	Median Year Built	1970		
	Vacancy Rate	0.4%		
	Cost Burdened Householders	101	8.0%	
	· Householder Ages 65 Plus	27	6.7%	
	Average Purchase Price	\$113,165		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,999	-
Occupied (% of total)	1,734	86.7%
Renter (% of occupied)	475	27.4%
Owner (% of occupied)	1,259	72.6%
Vacant (% of total)	265	13.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,016	1,786	1,422	364
2010 ⁴	2,017	1,770	1,375	395
2020 ^{1,3}	1,999	1,734	1,259	475
2025 ²	2,006	1,740	1,286	454
Percent Change				
2000-2010	0.0%	-0.9%	-3.3%	8.5%
2010-2020	-0.9%	-2.0%	-8.5%	20.3%
2020-2025	0.4%	0.3%	2.2%	-4.5%
Numeric Change				
2020-2025	7	6	27	-21

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,734	100%	1,740	0.3%	-	-	-	-
Extremely low income	182	10.5%	187	2.8%	\$79,590	37.3%	\$658	43.6%
Very low income	272	15.7%	283	3.9%	\$132,650	60.1%	\$1,096	93.9%
Low income	537	31.0%	528	-1.8%	\$212,241	82.1%	\$1,754	99.1%
Lower moderate income	280	16.1%	286	2.2%	\$305,096	98.2%	\$2,521	100.0%
Moderate income	258	14.9%	253	-1.9%	\$371,421	98.2%	\$3,070	100.0%
Upper income	205	11.8%	204	-0.4%	\$445,706	98.2%	\$3,683	100.0%
Lower (0 to 60% MFI ⁹)	592	34.2%	615	3.8%	\$159,181	69.9%	\$1,316	96.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Steele County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	1,798	100%	1,800	0.1%
Ages 0 to 24	520	28.9%	493	-5.1%
Ages 25 to 44	356	19.8%	298	-16.3%
Ages 45 to 64	529	29.4%	531	0.3%
Ages 65 and older	393	21.8%	478	21.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$571		
	Vacancy Rate	7.5%		
	Median Year Built	1972		
	Cost Burdened Householders	10	15.6%	
	· Householder Ages 65 Plus	9	37.5%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$933		
	Median Home Value	\$87,000		
	Median Year Built	1965		
	Vacancy Rate	0.4%		
	Cost Burdened Householders	42	6.7%	
	· Householder Ages 65 Plus	20	10.0%	
	Average Purchase Price	\$114,701		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,091	-
Occupied (% of total)	788	72.2%
Renter (% of occupied)	157	19.9%
Owner (% of occupied)	631	80.1%
Vacant (% of total)	303	27.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,231	923	710	213
2010 ⁴	1,196	825	666	159
2020 ^{1,3}	1,091	788	631	157
2025 ²	1,148	829	662	167
Percent Change				
2000-2010	-2.8%	-10.6%	-6.2%	-25.4%
2010-2020	-8.8%	-4.5%	-5.2%	-1.4%
2020-2025	5.2%	5.2%	4.9%	6.5%
Numeric Change				
2020-2025	57	41	31	10

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	788	100%	829	5.2%	-	-	-	-
Extremely low income	116	14.7%	128	10.7%	\$84,491	52.5%	\$698	77.9%
Very low income	79	10.1%	88	10.8%	\$140,818	61.6%	\$1,164	100.0%
Low income	186	23.6%	202	8.5%	\$225,309	87.9%	\$1,862	100.0%
Lower moderate income	108	13.7%	113	4.8%	\$323,882	97.4%	\$2,677	100.0%
Moderate income	129	16.4%	129	-0.3%	\$394,291	97.4%	\$3,259	100.0%
Upper income	170	21.5%	170	0.3%	\$473,149	97.4%	\$3,910	100.0%
Lower (0 to 60% MFI ⁹)	237	30.1%	262	10.5%	\$168,982	75.8%	\$1,397	100.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Trail County



	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	7,997	100%	8,017	0.3%
Ages 0 to 24	2,518	31.5%	2,575	2.2%
Ages 25 to 44	1,772	22.2%	1,746	-1.4%
Ages 45 to 64	2,141	26.8%	1,842	-14.0%
Ages 65 and older	1,566	19.6%	1,854	18.4%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$643	
	Vacancy Rate		11.1%	
	Median Year Built		1973	
	Cost Burdened Householders		213	28.0%
	· Householder Ages 65 Plus		94	49.3%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,237	
	Median Home Value		\$152,200	
	Median Year Built		1956	
	Vacancy Rate		0.6%	
	Cost Burdened Householders		358	15.4%
	· Householder Ages 65 Plus		147	20.4%
	Average Purchase Price		\$149,986	

	2020 ^{1,3}	
	Number	Percent
Total housing units	3,649	-
Occupied (% of total)	3,230	88.5%
Renter (% of occupied)	884	27.4%
Owner (% of occupied)	2,346	72.6%
Vacant (% of total)	419	11.5%

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	3,708	3,341	2,420	921
2010 ⁴	3,759	3,425	2,570	855
2020 ^{1,3}	3,649	3,230	2,346	884
2025 ²	3,654	3,234	2,343	891
Percent Change				
2000-2010	1.4%	2.5%	6.2%	-7.2%
2010-2020	-2.9%	-5.7%	-8.7%	3.4%
2020-2025	0.1%	0.1%	-0.1%	0.8%
Numeric Change				
2020-2025	5	4	-3	7

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	3,230	100%	3,234	0.1%	-	-	-	-
Extremely low income	498	15.4%	543	9.1%	\$80,226	24.0%	\$663	62.4%
Very low income	518	16.0%	527	1.8%	\$133,709	49.0%	\$1,105	95.1%
Low income	740	22.9%	749	1.2%	\$213,935	79.5%	\$1,768	99.6%
Lower moderate income	471	14.6%	454	-3.6%	\$307,531	98.7%	\$2,542	100.0%
Moderate income	447	13.8%	433	-3.2%	\$374,386	98.7%	\$3,094	100.0%
Upper income	556	17.2%	530	-4.6%	\$449,263	98.7%	\$3,713	100.0%
Lower (0 to 60% MFI ⁹)	1,155	35.8%	1,211	4.8%	\$160,451	60.5%	\$1,326	95.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Fargo city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	125,990	100%	131,871	4.7%
Ages 0 to 24	46,596	37.0%	44,791	-3.9%
Ages 25 to 44	38,718	30.7%	40,995	5.9%
Ages 45 to 64	24,520	19.5%	24,797	1.1%
Ages 65 and older	16,156	12.8%	21,288	31.8%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$821		
	Vacancy Rate	7.8%		
	Median Year Built	1991		
	Cost Burdened Householders	12,804	41.9%	
	· Householder Ages 65 Plus	1,950	51.6%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,496		
	Median Home Value	\$225,500		
	Median Year Built	1983		
	Vacancy Rate	1.3%		
	Cost Burdened Householders	3,088	12.4%	
	· Householder Ages 65 Plus	852	13.6%	
	Average Purchase Price	\$257,221		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	61,541	-
Occupied (% of total)	56,116	91.2%
Renter (% of occupied)	31,196	55.6%
Owner (% of occupied)	24,920	44.4%
Vacant (% of total)	5,425	8.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	41,200	39,351	18,549	20,802
2010 ⁴	48,924	46,681	21,007	25,674
2020 ^{1,3}	61,541	56,116	24,920	31,196
2025 ²	66,202	60,366	27,565	32,801
Percent Change				
2000-2010	18.7%	18.6%	13.3%	23.4%
2010-2020	25.8%	20.2%	18.6%	21.5%
2020-2025	7.6%	7.6%	10.6%	5.1%
Numeric Change				
2020-2025	4,661	4,250	2,645	1,605

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	56,116	100%	60,366	7.6%	-	-	-	-
Extremely low income	11,496	20.5%	12,294	6.9%	\$81,133	7.0%	\$671	30.5%
Very low income	10,190	18.2%	10,957	7.5%	\$135,222	17.9%	\$1,118	86.9%
Low income	13,326	23.7%	14,257	7.0%	\$216,355	59.0%	\$1,788	98.3%
Lower moderate income	7,240	12.9%	7,818	8.0%	\$311,010	95.0%	\$2,570	99.8%
Moderate income	4,584	8.2%	5,035	9.8%	\$378,621	95.0%	\$3,129	100.0%
Upper income	9,281	16.5%	10,004	7.8%	\$454,345	95.0%	\$3,755	100.0%
Lower (0 to 60% MFI ⁹)	23,808	42.4%	25,522	7.2%	\$162,266	28.6%	\$1,341	93.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.



	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	8,007	100%	8,473	5.8%
Ages 0 to 24	3,227	40.3%	4,153	28.7%
Ages 25 to 44	1,651	20.6%	1,198	-27.5%
Ages 45 to 64	1,746	21.8%	1,436	-17.8%
Ages 65 and older	1,383	17.3%	1,686	21.9%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$664	
	Vacancy Rate		8.8%	
	Median Year Built		1980	
	Cost Burdened Householders		818	54.7%
	· Householder Ages 65 Plus		188	68.5%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,094	
	Median Home Value		\$125,100	
	Median Year Built		1970	
	Vacancy Rate		0.0%	
	Cost Burdened Householders		134	8.2%
	· Householder Ages 65 Plus		52	9.7%
	Average Purchase Price		\$167,917	

	2020 ^{1,3}	
	Number	Percent
Total housing units	3,597	-
Occupied (% of total)	3,235	89.9%
Renter (% of occupied)	1,612	49.8%
Owner (% of occupied)	1,623	50.2%
Vacant (% of total)	362	10.1%

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	3,492	3,250	1,701	1,549
2010 ⁴	3,506	3,012	1,734	1,278
2020 ^{1,3}	3,597	3,235	1,623	1,612
2025 ²	3,587	3,226	1,527	1,699
Percent Change				
2000-2010	0.4%	-7.3%	1.9%	-17.5%
2010-2020	2.6%	7.4%	-6.4%	26.1%
2020-2025	-0.3%	-0.3%	-5.9%	5.4%
Numeric Change				
2020-2025	-10	-9	-96	87

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	3,235	100%	3,226	-0.3%	-	-	-	-
Extremely low income	988	30.6%	1,069	8.2%	\$73,238	25.9%	\$605	47.2%
Very low income	645	20.0%	678	5.0%	\$122,063	49.9%	\$1,009	98.5%
Low income	650	20.1%	621	-4.5%	\$195,300	78.9%	\$1,614	100.0%
Lower moderate income	485	15.0%	438	-9.7%	\$280,744	96.3%	\$2,320	100.0%
Moderate income	252	7.8%	226	-10.2%	\$341,775	96.3%	\$2,825	100.0%
Upper income	214	6.6%	193	-9.9%	\$410,130	96.3%	\$3,389	100.0%
Lower (0 to 60% MFI ⁹)	1,762	54.5%	1,850	5.0%	\$146,475	61.3%	\$1,211	98.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

West Fargo city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	38,626	100%	40,090	3.8%
Ages 0 to 24	14,212	36.8%	13,862	-2.5%
Ages 25 to 44	12,743	33.0%	13,395	5.1%
Ages 45 to 64	8,301	21.5%	8,409	1.3%
Ages 65 and older	3,370	8.7%	4,424	31.3%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$957		
	Vacancy Rate	7.1%		
	Median Year Built	2005		
	Cost Burdened Householders	1,502	29.2%	
	· Householder Ages 65 Plus	449	59.8%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,635		
	Median Home Value	\$241,800		
	Median Year Built	2001		
	Vacancy Rate	0.6%		
	Cost Burdened Householders	1,075	10.6%	
	· Householder Ages 65 Plus	379	23.3%	
	Average Purchase Price	\$307,785		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	16,058	-
Occupied (% of total)	15,271	95.1%
Renter (% of occupied)	5,151	33.7%
Owner (% of occupied)	10,120	66.3%
Vacant (% of total)	787	4.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,968	5,658	3,862	1,796
2010 ⁴	9,991	9,595	6,795	2,800
2020 ^{1,3}	16,058	15,271	10,120	5,151
2025 ²	17,213	16,369	10,901	5,468
Percent Change				
2000-2010	67.4%	69.6%	75.9%	55.9%
2010-2020	60.7%	59.2%	48.9%	84.0%
2020-2025	7.2%	7.2%	7.7%	6.2%
Numeric Change				
2020-2025	1,155	1,098	781	317

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	15,271	100%	16,369	7.2%	-	-	-	-
Extremely low income	1,428	9.4%	1,590	11.3%	\$81,133	6.8%	\$671	19.7%
Very low income	1,611	10.5%	1,819	12.9%	\$135,222	13.7%	\$1,118	79.4%
Low income	2,976	19.5%	3,163	6.3%	\$216,355	52.9%	\$1,788	98.2%
Lower moderate income	3,102	20.3%	3,400	9.6%	\$311,010	90.4%	\$2,570	98.9%
Moderate income	2,024	13.3%	2,086	3.1%	\$378,621	90.4%	\$3,129	99.7%
Upper income	4,130	27.0%	4,311	4.4%	\$454,345	90.4%	\$3,755	99.8%
Lower (0 to 60% MFI ⁹)	3,380	22.1%	3,770	11.5%	\$162,266	22.8%	\$1,341	85.1%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

South Central Dakota Region VI



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	55,629	100%	55,429	-0.4%
Ages 0 to 24	16,297	29.3%	16,286	-0.1%
Ages 25 to 44	11,964	21.5%	11,619	-2.9%
Ages 45 to 64	14,779	26.6%	12,781	-13.5%
Ages 65 and older	12,589	22.6%	14,743	17.1%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$659	
	Vacancy Rate		9.8%	
	Median Year Built		1971	
	Cost Burdened Householders		2,233	35.6%
	· Householder Ages 65 Plus		807	55.1%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,176	
	Median Home Value		\$133,581	
	Median Year Built		1967	
	Vacancy Rate		2.2%	
	Cost Burdened Householders		2,287	13.8%
	· Householder Ages 65 Plus		996	17.1%
	Average Purchase Price		\$138,887	

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	28,763	-		
Occupied (% of total)	23,854	82.9%		
Renter (% of occupied)	7,173	30.1%		
Owner (% of occupied)	16,681	69.9%		
Vacant (% of total)	4,909	17.1%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	29,346	25,426	18,489	6,937
2010 ⁴	29,194	24,408	17,806	6,602
2020 ^{1,3}	28,763	23,854	16,681	7,173
2025 ²	28,740	23,837	16,663	7,174
Percent Change				
2000-2010	-0.5%	-4.0%	-3.7%	-4.8%
2010-2020	-1.5%	-2.3%	-6.3%	8.7%
2020-2025	-0.1%	-0.1%	-0.1%	0.0%
Numeric Change				
2020-2025	-23	-17	-18	1

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	23,854	100%	23,837	-0.1%	-	-	-	-
Extremely low income	5,067	21.2%	5,362	5.8%	\$70,878	28.9%	\$586	38.1%
Very low income	4,390	18.4%	4,525	3.1%	\$118,130	49.7%	\$976	86.1%
Low income	5,500	23.1%	5,421	-1.4%	\$189,008	70.9%	\$1,562	96.9%
Lower moderate income	3,515	14.7%	3,402	-3.2%	\$271,699	96.6%	\$2,245	97.5%
Moderate income	2,197	9.2%	2,081	-5.3%	\$330,764	96.6%	\$2,734	97.6%
Upper income	3,185	13.4%	3,037	-4.6%	\$396,917	96.6%	\$3,280	97.7%
Lower (0 to 60% MFI ⁹)	10,523	44.1%	10,941	4.0%	\$141,756	55.6%	\$1,172	95.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Barnes County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	10,853	100%	10,727	-1.2%
Ages 0 to 24	3,157	29.1%	3,194	1.2%
Ages 25 to 44	2,404	22.1%	2,081	-13.4%
Ages 45 to 64	2,851	26.3%	2,593	-9.0%
Ages 65 and older	2,442	22.5%	2,859	17.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$732		
	Vacancy Rate	9.3%		
	Median Year Built	1974		
	Cost Burdened Householders	398	30.9%	
	· Householder Ages 65 Plus	78	31.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,169		
	Median Home Value	\$138,300		
	Median Year Built	1963		
	Vacancy Rate	1.4%		
	Cost Burdened Householders	474	14.1%	
	· Householder Ages 65 Plus	172	15.1%	
	Average Purchase Price	\$154,831		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	5,671	-
Occupied (% of total)	4,772	84.1%
Renter (% of occupied)	1,404	29.4%
Owner (% of occupied)	3,368	70.6%
Vacant (% of total)	899	15.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,599	4,884	3,474	1,410
2010 ⁴	5,694	4,830	3,290	1,540
2020 ^{1,3}	5,671	4,772	3,368	1,404
2025 ²	5,628	4,736	3,333	1,403
Percent Change				
2000-2010	1.7%	-1.1%	-5.3%	9.2%
2010-2020	-0.4%	-1.2%	2.4%	-8.8%
2020-2025	-0.8%	-0.8%	-1.0%	-0.1%
Numeric Change				
2020-2025	-43	-36	-35	-1

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	4,772	100%	4,736	-0.8%	-	-	-	-
Extremely low income	885	18.6%	948	7.1%	\$73,238	25.6%	\$605	39.1%
Very low income	910	19.1%	942	3.5%	\$122,063	46.5%	\$1,009	97.4%
Low income	1,117	23.4%	1,083	-3.0%	\$195,300	73.5%	\$1,614	99.5%
Lower moderate income	672	14.1%	643	-4.4%	\$280,744	98.2%	\$2,320	99.5%
Moderate income	574	12.0%	529	-7.8%	\$341,775	98.2%	\$2,825	100.0%
Upper income	614	12.9%	590	-3.9%	\$410,130	98.2%	\$3,389	100.0%
Lower (0 to 60% MFI ⁹)	2,028	42.5%	2,112	4.2%	\$146,475	53.1%	\$1,211	97.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Dickey County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	4,999	100%	4,961	-0.8%
Ages 0 to 24	1,629	32.6%	1,620	-0.6%
Ages 25 to 44	1,002	20.1%	950	-5.2%
Ages 45 to 64	1,335	26.7%	1,266	-5.2%
Ages 65 and older	1,032	20.7%	1,125	9.0%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$640		
	Vacancy Rate	12.3%		
	Median Year Built	1970		
	Cost Burdened Householders	77	21.9%	
	· Householder Ages 65 Plus	24	34.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,086		
	Median Home Value	\$129,600		
	Median Year Built	1966		
	Vacancy Rate	1.8%		
	Cost Burdened Householders	189	12.7%	
	· Householder Ages 65 Plus	96	20.0%	
	Average Purchase Price	\$123,876		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,383	-
Occupied (% of total)	1,985	83.3%
Renter (% of occupied)	490	24.7%
Owner (% of occupied)	1,495	75.3%
Vacant (% of total)	398	16.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,656	2,283	1,629	654
2010 ⁴	2,650	2,167	1,579	588
2020 ^{1,3}	2,383	1,985	1,495	490
2025 ²	2,378	1,981	1,492	489
Percent Change				
2000-2010	-0.2%	-5.1%	-3.1%	-10.1%
2010-2020	-10.1%	-8.4%	-5.3%	-16.7%
2020-2025	-0.2%	-0.2%	-0.2%	-0.2%
Numeric Change				
2020-2025	-5	-4	-3	-1

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,985	100%	1,981	-0.2%	-	-	-	-
Extremely low income	385	19.4%	400	3.8%	\$70,333	28.8%	\$581	38.7%
Very low income	283	14.2%	291	2.9%	\$117,222	48.7%	\$969	91.4%
Low income	454	22.8%	452	-0.3%	\$187,556	73.9%	\$1,550	100.0%
Lower moderate income	301	15.1%	295	-1.8%	\$269,612	97.3%	\$2,228	100.0%
Moderate income	221	11.1%	211	-4.6%	\$328,223	97.3%	\$2,713	100.0%
Upper income	342	17.2%	330	-3.4%	\$393,868	97.3%	\$3,255	100.0%
Lower (0 to 60% MFI ⁹)	755	38.0%	779	3.2%	\$140,667	55.9%	\$1,163	95.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Foster County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,397	100%	3,383	-0.4%
Ages 0 to 24	982	28.9%	928	-5.5%
Ages 25 to 44	754	22.2%	776	2.9%
Ages 45 to 64	892	26.2%	846	-5.1%
Ages 65 and older	770	22.7%	833	8.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$598		
	Vacancy Rate	6.6%		
	Median Year Built	1971		
	Cost Burdened Householders	133	39.0%	
	· Householder Ages 65 Plus	55	74.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,290		
	Median Home Value	\$151,200		
	Median Year Built	1973		
	Vacancy Rate	3.5%		
	Cost Burdened Householders	105	10.1%	
	· Householder Ages 65 Plus	47	12.9%	
	Average Purchase Price	\$138,100		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,773	-
Occupied (% of total)	1,458	82.2%
Renter (% of occupied)	399	27.4%
Owner (% of occupied)	1,059	72.6%
Vacant (% of total)	315	17.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,793	1,540	1,144	396
2010 ⁴	1,837	1,506	1,142	364
2020 ^{1,3}	1,773	1,458	1,059	399
2025 ²	1,795	1,476	1,076	400
Percent Change				
2000-2010	2.5%	-2.2%	-0.2%	-8.1%
2010-2020	-3.5%	-3.2%	-7.3%	9.7%
2020-2025	1.2%	1.2%	1.6%	0.2%
Numeric Change				
2020-2025	22	18	17	1

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,458	100%	1,476	1.2%	-	-	-	-
Extremely low income	270	18.5%	275	1.7%	\$70,515	20.1%	\$583	50.6%
Very low income	277	19.0%	281	1.4%	\$117,525	41.8%	\$971	89.6%
Low income	311	21.3%	315	1.4%	\$188,040	66.5%	\$1,554	98.8%
Lower moderate income	150	10.3%	150	-0.3%	\$270,308	90.3%	\$2,234	98.8%
Moderate income	186	12.7%	188	1.2%	\$329,070	90.3%	\$2,720	100.0%
Upper income	263	18.1%	268	1.7%	\$394,884	90.3%	\$3,263	100.0%
Lower (0 to 60% MFI ⁹)	607	41.6%	617	1.7%	\$141,030	49.4%	\$1,166	96.2%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Griggs County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,306	100%	2,272	-1.5%
Ages 0 to 24	600	26.0%	548	-8.7%
Ages 25 to 44	362	15.7%	382	5.6%
Ages 45 to 64	607	26.3%	508	-16.3%
Ages 65 and older	737	32.0%	834	13.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$565		
	Vacancy Rate	21.6%		
	Median Year Built	1966		
	Cost Burdened Householders	30	21.4%	
	· Householder Ages 65 Plus	22	47.8%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,027		
	Median Home Value	\$100,900		
	Median Year Built	1954		
	Vacancy Rate	3.1%		
	Cost Burdened Householders	131	16.2%	
	· Householder Ages 65 Plus	103	27.3%	
	Average Purchase Price	\$79,102		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,378	-
Occupied (% of total)	1,015	73.7%
Renter (% of occupied)	204	20.1%
Owner (% of occupied)	811	79.9%
Vacant (% of total)	363	26.3%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,521	1,178	923	255
2010 ⁴	1,463	1,099	868	231
2020 ^{1,3}	1,378	1,015	811	204
2025 ²	1,396	1,028	828	200
Percent Change				
2000-2010	-3.8%	-6.7%	-6.0%	-9.4%
2010-2020	-5.8%	-7.6%	-6.5%	-11.8%
2020-2025	1.3%	1.3%	2.1%	-1.9%
Numeric Change				
2020-2025	18	13	17	-4

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,015	100%	1,028	1.3%	-	-	-	-
Extremely low income	213	21.0%	225	5.8%	\$71,967	39.3%	\$595	56.3%
Very low income	180	17.7%	177	-1.8%	\$119,945	59.3%	\$991	91.0%
Low income	269	26.5%	272	1.2%	\$191,912	77.9%	\$1,586	100.0%
Lower moderate income	114	11.3%	115	0.7%	\$275,874	98.1%	\$2,280	100.0%
Moderate income	66	6.5%	64	-3.0%	\$335,846	98.1%	\$2,776	100.0%
Upper income	173	17.1%	173	-0.2%	\$403,015	98.1%	\$3,331	100.0%
Lower (0 to 60% MFI ⁹)	457	45.0%	466	2.0%	\$143,934	65.8%	\$1,190	91.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

LaMoure County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	4,093	100%	4,085	-0.2%
Ages 0 to 24	1,199	29.3%	1,208	0.7%
Ages 25 to 44	753	18.4%	753	0.0%
Ages 45 to 64	1,085	26.5%	904	-16.7%
Ages 65 and older	1,056	25.8%	1,220	15.5%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$499		
	Vacancy Rate	7.0%		
	Median Year Built	1968		
	Cost Burdened Householders	58	26.4%	
	· Householder Ages 65 Plus	36	67.2%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,119		
	Median Home Value	\$99,900		
	Median Year Built	1970		
	Vacancy Rate	1.8%		
	Cost Burdened Householders	138	10.1%	
	· Householder Ages 65 Plus	64	11.5%	
	Average Purchase Price	\$78,020		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,064	-
Occupied (% of total)	1,720	83.3%
Renter (% of occupied)	341	19.8%
Owner (% of occupied)	1,379	80.2%
Vacant (% of total)	344	16.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,271	1,942	1,573	369
2010 ⁴	2,252	1,962	1,640	322
2020 ^{1,3}	2,064	1,720	1,379	341
2025 ²	2,080	1,733	1,392	341
Percent Change				
2000-2010	-0.8%	1.0%	4.3%	-12.7%
2010-2020	-8.3%	-12.3%	-15.9%	5.7%
2020-2025	0.8%	0.8%	0.9%	0.1%
Numeric Change				
2020-2025	16	13	13	0

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,720	100%	1,733	0.8%	-	-	-	-
Extremely low income	299	17.4%	315	5.3%	\$71,241	35.2%	\$589	69.6%
Very low income	321	18.7%	333	3.7%	\$118,735	61.2%	\$981	94.6%
Low income	370	21.5%	379	2.4%	\$189,976	76.6%	\$1,570	98.3%
Lower moderate income	293	17.0%	285	-2.6%	\$273,091	95.9%	\$2,257	100.0%
Moderate income	130	7.5%	128	-1.4%	\$332,458	95.9%	\$2,748	100.0%
Upper income	307	17.9%	290	-5.7%	\$398,950	95.9%	\$3,297	100.0%
Lower (0 to 60% MFI ⁹)	668	38.8%	700	4.8%	\$142,482	64.9%	\$1,178	97.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Logan County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	1,876	100%	1,879	0.2%
Ages 0 to 24	478	25.5%	476	-0.4%
Ages 25 to 44	327	17.4%	379	15.8%
Ages 45 to 64	520	27.7%	398	-23.4%
Ages 65 and older	551	29.4%	626	13.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$720		
	Vacancy Rate	8.3%		
	Median Year Built	1970		
	Cost Burdened Householders	25	32.9%	
	· Householder Ages 65 Plus	11	61.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$950		
	Median Home Value	\$84,500		
	Median Year Built	1968		
	Vacancy Rate	0.1%		
	Cost Burdened Householders	94	14.6%	
	· Householder Ages 65 Plus	46	19.9%	
	Average Purchase Price	\$59,712		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,078	-
Occupied (% of total)	791	73.4%
Renter (% of occupied)	125	15.8%
Owner (% of occupied)	666	84.2%
Vacant (% of total)	287	26.6%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,193	963	822	141
2010 ⁴	1,075	815	675	140
2020 ^{1,3}	1,078	791	666	125
2025 ²	1,041	764	647	117
Percent Change				
2000-2010	-9.9%	-15.4%	-17.9%	-0.7%
2010-2020	0.3%	-2.9%	-1.3%	-10.9%
2020-2025	-3.4%	-3.4%	-2.9%	-6.2%
Numeric Change				
2020-2025	-37	-27	-19	-8

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	791	100%	764	-3.4%	-	-	-	-
Extremely low income	136	17.2%	136	-0.3%	\$70,515	46.9%	\$583	43.0%
Very low income	166	20.9%	165	-0.4%	\$117,525	72.4%	\$971	94.9%
Low income	220	27.8%	215	-2.3%	\$188,040	83.6%	\$1,554	100.0%
Lower moderate income	105	13.3%	103	-2.1%	\$270,308	96.9%	\$2,234	100.0%
Moderate income	45	5.7%	40	-10.7%	\$329,070	96.9%	\$2,720	100.0%
Upper income	119	15.0%	105	-11.6%	\$394,884	96.9%	\$3,263	100.0%
Lower (0 to 60% MFI ⁹)	345	43.6%	345	0.0%	\$141,030	75.0%	\$1,166	97.5%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

McIntosh County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,530	100%	2,525	-0.2%
Ages 0 to 24	558	22.1%	540	-3.2%
Ages 25 to 44	488	19.3%	512	4.9%
Ages 45 to 64	686	27.1%	597	-12.9%
Ages 65 and older	798	31.6%	876	9.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$529		
	Vacancy Rate	12.2%		
	Median Year Built	1967		
	Cost Burdened Householders	95	34.0%	
	· Householder Ages 65 Plus	26	33.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,055		
	Median Home Value	\$75,700		
	Median Year Built	1962		
	Vacancy Rate	2.3%		
	Cost Burdened Householders	124	14.8%	
	· Householder Ages 65 Plus	82	23.8%	
	Average Purchase Price	\$57,428		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,704	-
Occupied (% of total)	1,177	69.1%
Renter (% of occupied)	337	28.6%
Owner (% of occupied)	840	71.4%
Vacant (% of total)	527	30.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,853	1,467	1,214	253
2010 ⁴	1,931	1,337	1,113	224
2020 ^{1,3}	1,704	1,177	840	337
2025 ²	1,729	1,194	846	348
Percent Change				
2000-2010	4.2%	-8.9%	-8.3%	-11.5%
2010-2020	-11.8%	-12.0%	-24.5%	50.5%
2020-2025	1.5%	1.4%	0.7%	3.2%
Numeric Change				
2020-2025	25	17	6	11

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,177	100%	1,194	1.4%	-	-	-	-
Extremely low income	303	25.8%	319	5.2%	\$57,719	40.3%	\$477	38.0%
Very low income	225	19.1%	231	2.7%	\$96,198	62.5%	\$795	85.0%
Low income	276	23.5%	280	1.4%	\$153,917	83.4%	\$1,272	98.4%
Lower moderate income	183	15.6%	181	-1.2%	\$221,256	89.3%	\$1,829	99.7%
Moderate income	78	6.7%	76	-3.0%	\$269,355	95.4%	\$2,226	100.0%
Upper income	111	9.4%	106	-4.6%	\$323,226	95.4%	\$2,671	100.0%
Lower (0 to 60% MFI ⁹)	579	49.2%	602	3.9%	\$115,438	69.3%	\$954	90.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Stutsman County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	21,593	100%	21,629	0.2%
Ages 0 to 24	6,681	30.9%	6,708	0.4%
Ages 25 to 44	5,151	23.9%	5,018	-2.6%
Ages 45 to 64	5,636	26.1%	4,759	-15.6%
Ages 65 and older	4,124	19.1%	5,144	24.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$689		
	Vacancy Rate	8.0%		
	Median Year Built	1972		
	Cost Burdened Householders	1,272	39.4%	
	· Householder Ages 65 Plus	483	62.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,265		
	Median Home Value	\$158,900		
	Median Year Built	1972		
	Vacancy Rate	2.0%		
	Cost Burdened Householders	853	15.1%	
	· Householder Ages 65 Plus	267	15.1%	
	Average Purchase Price	\$180,832		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	10,374	-
Occupied (% of total)	9,084	87.6%
Renter (% of occupied)	3,410	37.5%
Owner (% of occupied)	5,674	62.5%
Vacant (% of total)	1,290	12.4%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	9,817	8,954	6,015	2,939
2010 ⁴	9,827	8,633	5,933	2,700
2020 ^{1,3}	10,374	9,084	5,674	3,410
2025 ²	10,417	9,122	5,691	3,431
Percent Change				
2000-2010	0.1%	-3.6%	-1.4%	-8.1%
2010-2020	5.6%	5.2%	-4.4%	26.3%
2020-2025	0.4%	0.4%	0.3%	0.6%
Numeric Change				
2020-2025	43	38	17	21

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	9,084	100%	9,122	0.4%	-	-	-	-
Extremely low income	2,161	23.8%	2,307	6.7%	\$71,604	20.8%	\$592	34.0%
Very low income	1,690	18.6%	1,770	4.7%	\$119,340	40.3%	\$986	81.9%
Low income	2,019	22.2%	1,988	-1.5%	\$190,944	60.7%	\$1,578	94.4%
Lower moderate income	1,454	16.0%	1,400	-3.7%	\$274,482	96.1%	\$2,268	95.4%
Moderate income	780	8.6%	734	-5.9%	\$334,152	96.1%	\$2,762	95.4%
Upper income	980	10.8%	922	-5.9%	\$400,983	96.1%	\$3,314	95.6%
Lower (0 to 60% MFI ⁹)	4,243	46.7%	4,460	5.1%	\$143,208	46.4%	\$1,184	93.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Wells County



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,982	100%	3,968	-0.4%
Ages 0 to 24	1,013	25.4%	1,064	5.1%
Ages 25 to 44	723	18.2%	768	6.2%
Ages 45 to 64	1,168	29.3%	910	-22.1%
Ages 65 and older	1,078	27.1%	1,226	13.7%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$614	
	Vacancy Rate		18.2%	
	Median Year Built		1970	
	Cost Burdened Householders		146	41.5%
	· Householder Ages 65 Plus		73	71.7%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,242	
	Median Home Value		\$89,600	
	Median Year Built		1964	
	Vacancy Rate		4.7%	
	Cost Burdened Householders		178	12.9%
	· Householder Ages 65 Plus		117	20.8%
	Average Purchase Price		\$98,041	

Housing Occupancy		
	2020 ^{1,3}	
	Number	Percent
Total housing units	2,338	-
Occupied (% of total)	1,852	79.2%
Renter (% of occupied)	464	25.0%
Owner (% of occupied)	1,388	75.0%
Vacant (% of total)	486	20.8%

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,643	2,215	1,695	520
2010 ⁴	2,465	2,059	1,566	493
2020 ^{1,3}	2,338	1,852	1,388	464
2025 ²	2,276	1,803	1,358	445
Percent Change				
2000-2010	-6.7%	-7.0%	-7.6%	-5.2%
2010-2020	-5.2%	-10.1%	-11.3%	-5.9%
2020-2025	-2.7%	-2.6%	-2.2%	-4.0%
Numeric Change				
2020-2025	-62	-49	-30	-19

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,852	100%	1,803	-2.6%	-	-	-	-
Extremely low income	413	22.3%	437	5.8%	\$70,243	41.8%	\$581	46.9%
Very low income	338	18.2%	335	-0.8%	\$117,071	63.8%	\$968	86.7%
Low income	466	25.1%	437	-6.1%	\$187,314	82.5%	\$1,548	100.0%
Lower moderate income	242	13.1%	230	-5.1%	\$269,264	98.7%	\$2,225	100.0%
Moderate income	117	6.3%	111	-5.4%	\$327,799	98.7%	\$2,709	100.0%
Upper income	276	14.9%	253	-8.2%	\$393,359	98.7%	\$3,251	100.0%
Lower (0 to 60% MFI ⁹)	842	45.4%	860	2.2%	\$140,485	68.4%	\$1,161	100.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Jamestown city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	15,849	100%	15,939	0.6%
Ages 0 to 24	4,999	31.5%	5,045	0.9%
Ages 25 to 44	4,097	25.8%	3,965	-3.2%
Ages 45 to 64	3,692	23.3%	3,139	-15.0%
Ages 65 and older	3,061	19.3%	3,790	23.8%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$688		
	Vacancy Rate	8.7%		
	Median Year Built	1972		
	Cost Burdened Householders	1,262	41.2%	
	· Householder Ages 65 Plus	481	63.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,135		
	Median Home Value	\$151,100		
	Median Year Built	1967		
	Vacancy Rate	1.5%		
	Cost Burdened Householders	431	12.2%	
	· Householder Ages 65 Plus	163	14.3%	
	Average Purchase Price	\$178,267		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	7,493	-
Occupied (% of total)	6,709	89.5%
Renter (% of occupied)	3,167	47.2%
Owner (% of occupied)	3,542	52.8%
Vacant (% of total)	784	10.5%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	6,970	6,498	3,860	2,638
2010 ⁴	7,026	6,315	3,890	2,425
2020 ^{1,3}	7,493	6,709	3,542	3,167
2025 ²	7,573	6,781	3,575	3,206
Percent Change				
2000-2010	0.8%	-2.8%	0.8%	-8.1%
2010-2020	6.6%	6.2%	-9.0%	30.6%
2020-2025	1.1%	1.1%	0.9%	1.2%
Numeric Change				
2020-2025	80	72	33	39

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	6,709	100%	6,781	1.1%	-	-	-	-
Extremely low income	1,786	26.6%	1,930	8.1%	\$71,604	19.9%	\$592	34.0%
Very low income	1,249	18.6%	1,289	3.2%	\$119,340	40.9%	\$986	82.0%
Low income	1,606	23.9%	1,580	-1.6%	\$190,944	67.0%	\$1,578	94.1%
Lower moderate income	1,069	15.9%	1,038	-2.9%	\$274,482	99.0%	\$2,268	95.2%
Moderate income	546	8.1%	520	-4.8%	\$334,152	99.0%	\$2,762	95.2%
Upper income	452	6.7%	423	-6.5%	\$400,983	99.0%	\$3,314	95.4%
Lower (0 to 60% MFI ⁹)	3,359	50.1%	3,540	5.4%	\$143,208	49.5%	\$1,184	92.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Valley City city



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	6,575	100%	6,516	-0.9%
Ages 0 to 24	2,130	32.4%	2,207	3.6%
Ages 25 to 44	1,638	24.9%	1,350	-17.6%
Ages 45 to 64	1,409	21.4%	1,286	-8.7%
Ages 65 and older	1,398	21.3%	1,673	19.7%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$735	
	Vacancy Rate		12.3%	
	Median Year Built		1978	
	Cost Burdened Householders		373	32.4%
	· Householder Ages 65 Plus		77	31.1%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,139	
	Median Home Value		\$136,300	
	Median Year Built		1959	
	Vacancy Rate		1.6%	
	Cost Burdened Householders		253	14.3%
	· Householder Ages 65 Plus		63	11.7%
	Average Purchase Price		\$158,089	

Housing Occupancy		
	2020 ^{1,3}	
	Number	Percent
Total housing units	3,391	-
Occupied (% of total)	2,966	87.5%
Renter (% of occupied)	1,195	40.3%
Owner (% of occupied)	1,771	59.7%
Vacant (% of total)	425	12.5%

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	3,250	2,989	1,845	1,144
2010 ⁴	3,273	2,989	1,662	1,327
2020 ^{1,3}	3,391	2,966	1,771	1,195
2025 ²	3,348	2,928	1,726	1,202
Percent Change				
2000-2010	0.7%	0.0%	-9.9%	16.0%
2010-2020	3.6%	-0.8%	6.6%	-10.0%
2020-2025	-1.3%	-1.3%	-2.5%	0.6%
Numeric Change				
2020-2025	-43	-38	-45	7

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,966	100%	2,928	-1.3%	-	-	-	-
Extremely low income	676	22.8%	729	7.8%	\$73,238	23.5%	\$605	38.5%
Very low income	581	19.6%	627	7.9%	\$122,063	46.3%	\$1,009	97.1%
Low income	677	22.8%	634	-6.4%	\$195,300	79.7%	\$1,614	99.4%
Lower moderate income	354	11.9%	336	-5.0%	\$280,744	99.1%	\$2,320	99.4%
Moderate income	386	13.0%	331	-14.2%	\$341,775	99.1%	\$2,825	100.0%
Upper income	292	9.9%	270	-7.6%	\$410,130	99.1%	\$3,389	100.0%
Lower (0 to 60% MFI ⁹)	1,399	47.2%	1,493	6.8%	\$146,475	54.5%	\$1,211	97.1%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Lewis and Clark Region VII



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	164,906	100%	169,194	2.6%
Ages 0 to 24	51,911	31.5%	52,306	0.8%
Ages 25 to 44	43,128	26.2%	41,748	-3.2%
Ages 45 to 64	41,224	25.0%	38,651	-6.2%
Ages 65 and older	28,643	17.4%	36,489	27.4%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$874	
	Vacancy Rate		7.4%	
	Median Year Built		1981	
	Cost Burdened Householders		6,819	39.5%
	· Householder Ages 65 Plus		1,638	58.4%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,492	
	Median Home Value		\$226,575	
	Median Year Built		1982	
	Vacancy Rate		1.5%	
	Cost Burdened Householders		6,870	14.3%
	· Householder Ages 65 Plus		2,690	19.0%
Average Purchase Price		\$247,815		

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	76,508	-		
Occupied (% of total)	67,369	88.1%		
Renter (% of occupied)	18,894	28.0%		
Owner (% of occupied)	48,475	72.0%		
Vacant (% of total)	9,139	11.9%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	57,799	51,476	37,462	14,014
2010 ⁴	64,960	57,714	42,551	15,163
2020 ^{1,3}	76,508	67,369	48,475	18,894
2025 ²	79,548	70,170	50,685	19,485
Percent Change				
2000-2010	12.4%	12.1%	13.6%	8.2%
2010-2020	17.8%	16.7%	13.9%	24.6%
2020-2025	4.0%	4.2%	4.6%	3.1%
Numeric Change				
2020-2025	3,040	2,801	2,210	591

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	67,369	100%	70,170	4.2%	-	-	-	-
Extremely low income	10,015	14.9%	11,054	10.4%	\$83,946	15.8%	\$694	26.8%
Very low income	10,536	15.6%	11,390	8.1%	\$139,911	25.5%	\$1,156	84.4%
Low income	14,818	22.0%	15,472	4.4%	\$223,857	54.2%	\$1,850	98.6%
Lower moderate income	9,811	14.6%	10,060	2.5%	\$321,795	92.0%	\$2,659	99.4%
Moderate income	7,465	11.1%	7,521	0.8%	\$391,750	92.0%	\$3,238	99.7%
Upper income	14,724	21.9%	14,678	-0.3%	\$470,100	92.0%	\$3,885	99.8%
Lower (0 to 60% MFI ⁹)	22,983	34.1%	25,037	8.9%	\$167,893	32.2%	\$1,388	92.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Burleigh County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	98,458	100%	101,485	3.1%
Ages 0 to 24	32,012	32.5%	33,182	3.7%
Ages 25 to 44	26,992	27.4%	24,737	-8.4%
Ages 45 to 64	23,508	23.9%	22,384	-4.8%
Ages 65 and older	15,946	16.2%	21,182	32.8%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$880		
	Vacancy Rate	7.7%		
	Median Year Built	1983		
	Cost Burdened Householders	4,495	40.2%	
	· Householder Ages 65 Plus	1,015	62.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,667		
	Median Home Value	\$266,800		
	Median Year Built	1988		
	Vacancy Rate	0.9%		
	Cost Burdened Householders	4,287	15.4%	
	· Householder Ages 65 Plus	1,631	20.4%	
	Average Purchase Price	\$289,729		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	42,692	-
Occupied (% of total)	39,927	93.5%
Renter (% of occupied)	12,040	30.2%
Owner (% of occupied)	27,887	69.8%
Vacant (% of total)	2,765	6.5%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	29,003	27,670	18,822	8,848
2010 ⁴	34,557	33,001	23,194	9,807
2020 ^{1,3}	42,692	39,927	27,887	12,040
2025 ²	44,631	41,740	29,299	12,441
Percent Change				
2000-2010	19.1%	19.3%	23.2%	10.8%
2010-2020	23.5%	21.0%	20.2%	22.8%
2020-2025	4.5%	4.5%	5.1%	3.3%
Numeric Change				
2020-2025	1,939	1,813	1,412	401

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	39,927	100%	41,740	4.5%	-	-	-	-
Extremely low income	5,655	14.2%	6,413	13.4%	\$87,123	10.7%	\$720	30.9%
Very low income	5,778	14.5%	6,333	9.6%	\$145,205	16.9%	\$1,200	81.9%
Low income	9,099	22.8%	9,528	4.7%	\$232,327	44.3%	\$1,920	98.0%
Lower moderate income	5,744	14.4%	5,929	3.2%	\$333,971	90.8%	\$2,760	99.1%
Moderate income	4,366	10.9%	4,336	-0.7%	\$406,573	90.8%	\$3,360	99.5%
Upper income	9,285	23.3%	9,201	-0.9%	\$487,888	90.8%	\$4,032	100.0%
Lower (0 to 60% MFI ⁹)	12,837	32.2%	14,232	10.9%	\$174,246	21.9%	\$1,440	91.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Emmons County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,301	100%	3,262	-1.2%
Ages 0 to 24	847	25.7%	843	-0.5%
Ages 25 to 44	626	19.0%	658	5.0%
Ages 45 to 64	843	25.5%	755	-10.4%
Ages 65 and older	985	29.8%	1,006	2.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$455		
	Vacancy Rate	9.0%		
	Median Year Built	1966		
	Cost Burdened Householders	78	39.1%	
	· Householder Ages 65 Plus	36	34.9%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,098		
	Median Home Value	\$94,500		
	Median Year Built	1961		
	Vacancy Rate	2.7%		
	Cost Burdened Householders	207	17.5%	
	· Householder Ages 65 Plus	110	22.7%	
	Average Purchase Price	\$83,436		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,047	-
Occupied (% of total)	1,492	72.9%
Renter (% of occupied)	290	19.5%
Owner (% of occupied)	1,202	80.5%
Vacant (% of total)	555	27.1%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,168	1,786	1,503	283
2010 ⁴	2,099	1,608	1,352	256
2020 ^{1,3}	2,047	1,492	1,202	290
2025 ²	2,002	1,459	1,171	288
Percent Change				
2000-2010	-3.2%	-10.0%	-10.0%	-9.5%
2010-2020	-2.5%	-7.2%	-11.1%	13.5%
2020-2025	-2.2%	-2.2%	-2.5%	-0.9%
Numeric Change				
2020-2025	-45	-33	-31	-2

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,492	100%	1,459	-2.2%	-	-	-	-
Extremely low income	380	25.5%	378	-0.6%	\$58,082	26.7%	\$480	59.9%
Very low income	310	20.8%	305	-1.5%	\$96,803	51.9%	\$800	88.9%
Low income	275	18.4%	263	-4.4%	\$154,885	70.7%	\$1,280	96.6%
Lower moderate income	230	15.4%	220	-4.2%	\$222,647	81.9%	\$1,840	100.0%
Moderate income	115	7.7%	113	-1.6%	\$271,049	96.7%	\$2,240	100.0%
Upper income	182	12.2%	179	-1.9%	\$325,258	96.7%	\$2,688	100.0%
Lower (0 to 60% MFI ⁹)	730	48.9%	722	-1.0%	\$116,164	60.2%	\$960	88.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Grant County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,301	100%	2,323	1.0%
Ages 0 to 24	625	27.2%	637	1.9%
Ages 25 to 44	443	19.2%	492	11.1%
Ages 45 to 64	569	24.7%	472	-17.0%
Ages 65 and older	664	28.9%	722	8.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$527		
	Vacancy Rate	11.2%		
	Median Year Built	1967		
	Cost Burdened Householders	16	17.9%	
	· Householder Ages 65 Plus	11	36.4%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,029		
	Median Home Value	\$75,600		
	Median Year Built	1962		
	Vacancy Rate	2.9%		
	Cost Burdened Householders	138	15.8%	
	· Householder Ages 65 Plus	74	21.4%	
	Average Purchase Price	\$55,263		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,649	-
Occupied (% of total)	1,028	62.3%
Renter (% of occupied)	124	12.1%
Owner (% of occupied)	904	87.9%
Vacant (% of total)	621	37.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,722	1,195	951	244
2010 ⁴	1,721	1,152	942	210
2020 ^{1,3}	1,649	1,028	904	124
2025 ²	1,641	1,023	899	124
Percent Change				
2000-2010	-0.1%	-3.6%	-0.9%	-13.9%
2010-2020	-4.2%	-10.8%	-4.1%	-40.7%
2020-2025	-0.5%	-0.5%	-0.5%	-0.4%
Numeric Change				
2020-2025	-8	-5	-5	0

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,028	100%	1,023	-0.5%	-	-	-	-
Extremely low income	238	23.1%	245	3.1%	\$68,791	48.2%	\$569	58.3%
Very low income	213	20.7%	211	-0.9%	\$114,651	66.4%	\$948	96.9%
Low income	226	22.0%	220	-2.7%	\$183,442	81.1%	\$1,516	100.0%
Lower moderate income	139	13.5%	132	-4.8%	\$263,698	93.4%	\$2,179	100.0%
Moderate income	59	5.7%	59	0.2%	\$321,023	93.4%	\$2,653	100.0%
Upper income	154	15.0%	158	2.7%	\$385,228	93.4%	\$3,184	100.0%
Lower (0 to 60% MFI ⁹)	496	48.2%	502	1.2%	\$137,581	73.3%	\$1,137	99.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Kidder County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,394	100%	2,359	-1.5%
Ages 0 to 24	712	29.7%	633	-11.1%
Ages 25 to 44	395	16.5%	423	7.1%
Ages 45 to 64	759	31.7%	599	-21.0%
Ages 65 and older	529	22.1%	704	33.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$633		
	Vacancy Rate	5.5%		
	Median Year Built	1974		
	Cost Burdened Householders	61	36.3%	
	· Householder Ages 65 Plus	33	61.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,093		
	Median Home Value	\$101,600		
	Median Year Built	1965		
	Vacancy Rate	0.0%		
	Cost Burdened Householders	61	8.0%	
	· Householder Ages 65 Plus	33	11.9%	
	Average Purchase Price	\$112,381		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,631	-
Occupied (% of total)	1,043	63.9%
Renter (% of occupied)	257	24.7%
Owner (% of occupied)	786	75.3%
Vacant (% of total)	588	36.1%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,610	1,158	948	210
2010 ⁴	1,678	1,188	843	345
2020 ^{1,3}	1,631	1,043	786	257
2025 ²	1,675	1,071	809	262
Percent Change				
2000-2010	4.2%	2.6%	-11.1%	64.3%
2010-2020	-2.8%	-12.2%	-6.8%	-25.4%
2020-2025	2.7%	2.7%	3.0%	1.8%
Numeric Change				
2020-2025	44	28	23	5

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,043	100%	1,071	2.7%	-	-	-	-
Extremely low income	228	21.9%	257	12.5%	\$60,260	36.5%	\$498	31.9%
Very low income	236	22.6%	260	10.2%	\$100,433	57.1%	\$830	90.7%
Low income	266	25.5%	249	-6.3%	\$160,693	73.6%	\$1,328	96.7%
Lower moderate income	92	8.8%	88	-4.3%	\$230,996	88.5%	\$1,909	100.0%
Moderate income	115	11.0%	119	3.3%	\$281,213	96.8%	\$2,324	100.0%
Upper income	106	10.2%	101	-4.6%	\$337,456	96.8%	\$2,789	100.0%
Lower (0 to 60% MFI ⁹)	506	48.5%	558	10.2%	\$120,520	57.1%	\$996	91.8%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

McLean County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	9,771	100%	9,832	0.6%
Ages 0 to 24	2,671	27.3%	2,603	-2.5%
Ages 25 to 44	2,077	21.3%	2,094	0.8%
Ages 45 to 64	2,733	28.0%	2,449	-10.4%
Ages 65 and older	2,290	23.4%	2,686	17.3%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$707		
	Vacancy Rate	6.9%		
	Median Year Built	1973		
	Cost Burdened Householders	249	34.3%	
	· Householder Ages 65 Plus	59	37.1%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,303		
	Median Home Value	\$184,800		
	Median Year Built	1973		
	Vacancy Rate	1.4%		
	Cost Burdened Householders	426	12.9%	
	· Householder Ages 65 Plus	160	14.5%	
	Average Purchase Price	\$164,403		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	5,728	-
Occupied (% of total)	4,129	72.1%
Renter (% of occupied)	827	20.0%
Owner (% of occupied)	3,302	80.0%
Vacant (% of total)	1,599	27.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	5,264	3,815	3,140	675
2010 ⁴	5,528	3,937	3,123	814
2020 ^{1,3}	5,728	4,129	3,302	827
2025 ²	5,806	4,185	3,359	826
Percent Change				
2000-2010	5.0%	3.2%	-0.5%	20.6%
2010-2020	3.6%	4.9%	5.7%	1.6%
2020-2025	1.4%	1.4%	1.7%	-0.2%
Numeric Change				
2020-2025	78	56	57	-1

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	4,129	100%	4,185	1.4%	-	-	-	-
Extremely low income	545	13.2%	581	6.6%	\$75,325	16.0%	\$623	46.4%
Very low income	775	18.8%	796	2.7%	\$125,542	36.4%	\$1,038	93.7%
Low income	861	20.9%	895	3.9%	\$200,866	69.2%	\$1,660	99.0%
Lower moderate income	733	17.7%	731	-0.3%	\$288,745	97.0%	\$2,386	99.0%
Moderate income	482	11.7%	479	-0.6%	\$351,516	97.0%	\$2,905	99.0%
Upper income	733	17.7%	705	-3.8%	\$421,819	97.0%	\$3,486	100.0%
Lower (0 to 60% MFI ⁹)	1,418	34.3%	1,477	4.2%	\$150,650	47.2%	\$1,245	93.7%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Mercer County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	8,350	100%	8,222	-1.5%
Ages 0 to 24	2,399	28.7%	2,262	-5.7%
Ages 25 to 44	1,768	21.2%	1,686	-4.6%
Ages 45 to 64	2,572	30.8%	2,298	-10.7%
Ages 65 and older	1,610	19.3%	1,976	22.7%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$811		
	Vacancy Rate	27.6%		
	Median Year Built	1980		
	Cost Burdened Householders	179	34.7%	
	· Householder Ages 65 Plus	48	43.2%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,298		
	Median Home Value	\$181,100		
	Median Year Built	1976		
	Vacancy Rate	4.4%		
	Cost Burdened Householders	267	9.3%	
	· Householder Ages 65 Plus	89	10.5%	
	Average Purchase Price	\$174,842		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	4,657	-
Occupied (% of total)	3,475	74.6%
Renter (% of occupied)	576	16.6%
Owner (% of occupied)	2,899	83.4%
Vacant (% of total)	1,182	25.4%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	4,402	3,346	2,824	522
2010 ⁴	4,435	3,644	2,870	774
2020 ^{1,3}	4,657	3,475	2,899	576
2025 ²	4,701	3,508	2,926	582
Percent Change				
2000-2010	0.7%	8.9%	1.6%	48.3%
2010-2020	5.0%	-4.6%	1.0%	-25.6%
2020-2025	0.9%	0.9%	0.9%	1.1%
Numeric Change				
2020-2025	44	33	27	6

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	3,475	100%	3,508	0.9%	-	-	-	-
Extremely low income	515	14.8%	556	7.9%	\$89,301	18.5%	\$738	44.1%
Very low income	487	14.0%	498	2.3%	\$148,835	39.7%	\$1,230	96.7%
Low income	575	16.5%	601	4.5%	\$238,136	70.1%	\$1,968	100.0%
Lower moderate income	539	15.5%	532	-1.3%	\$342,320	97.5%	\$2,829	100.0%
Moderate income	469	13.5%	469	0.1%	\$416,737	97.5%	\$3,444	100.0%
Upper income	891	25.6%	849	-4.7%	\$500,085	100.0%	\$4,133	100.0%
Lower (0 to 60% MFI ⁹)	1,124	32.4%	1,187	5.6%	\$178,602	55.6%	\$1,476	96.9%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Morton County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	33,291	100%	34,855	4.7%
Ages 0 to 24	10,024	30.1%	9,673	-3.5%
Ages 25 to 44	9,364	28.1%	10,248	9.4%
Ages 45 to 64	8,484	25.5%	8,077	-4.8%
Ages 65 and older	5,419	16.3%	6,857	26.5%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$872		
	Vacancy Rate	3.0%		
	Median Year Built	1978		
	Cost Burdened Householders	1,558	41.1%	
	· Householder Ages 65 Plus	388	63.6%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,443		
	Median Home Value	\$220,900		
	Median Year Built	1978		
	Vacancy Rate	2.1%		
	Cost Burdened Householders	1,239	12.7%	
	· Householder Ages 65 Plus	499	20.0%	
	Average Purchase Price	\$254,807		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	15,107	-
Occupied (% of total)	13,827	91.5%
Renter (% of occupied)	4,017	29.1%
Owner (% of occupied)	9,810	70.9%
Vacant (% of total)	1,280	8.5%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	10,587	9,889	7,472	2,417
2010 ⁴	11,829	10,724	8,494	2,230
2020 ^{1,3}	15,107	13,827	9,810	4,017
2025 ²	16,103	14,739	10,527	4,212
Percent Change				
2000-2010	11.7%	8.4%	13.7%	-7.7%
2010-2020	27.7%	28.9%	15.5%	80.2%
2020-2025	6.6%	6.6%	7.3%	4.8%
Numeric Change				
2020-2025	996	912	717	195

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	13,827	100%	14,739	6.6%	-	-	-	-
Extremely low income	1,866	13.5%	2,034	9.0%	\$87,123	14.3%	\$720	29.3%
Very low income	2,275	16.5%	2,515	10.5%	\$145,205	25.4%	\$1,200	85.4%
Low income	2,961	21.4%	3,155	6.6%	\$232,327	59.6%	\$1,920	100.0%
Lower moderate income	2,090	15.1%	2,188	4.7%	\$333,971	90.6%	\$2,760	100.0%
Moderate income	1,641	11.9%	1,732	5.6%	\$406,573	90.6%	\$3,360	100.0%
Upper income	2,994	21.7%	3,114	4.0%	\$487,888	90.6%	\$4,032	100.0%
Lower (0 to 60% MFI ⁹)	4,729	34.2%	5,206	10.1%	\$174,246	34.7%	\$1,440	92.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Oliver County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	1,877	100%	1,875	-0.1%
Ages 0 to 24	566	30.2%	572	1.0%
Ages 25 to 44	351	18.7%	312	-11.1%
Ages 45 to 64	494	26.3%	477	-3.4%
Ages 65 and older	466	24.8%	514	10.3%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$536		
	Vacancy Rate	17.0%		
	Median Year Built	1975		
	Cost Burdened Householders	42	78.8%	
	· Householder Ages 65 Plus	9	100.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,450		
	Median Home Value	\$202,400		
	Median Year Built	1975		
	Vacancy Rate	0.8%		
	Cost Burdened Householders	85	12.6%	
	· Householder Ages 65 Plus	54	18.1%	
	Average Purchase Price	\$155,629		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	912	-
Occupied (% of total)	760	83.3%
Renter (% of occupied)	85	11.2%
Owner (% of occupied)	675	88.8%
Vacant (% of total)	152	16.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	903	791	677	114
2010 ⁴	887	762	654	108
2020 ^{1,3}	912	760	675	85
2025 ²	920	767	686	81
Percent Change				
2000-2010	-1.8%	-3.7%	-3.4%	-5.3%
2010-2020	2.8%	-0.3%	3.2%	-21.4%
2020-2025	0.9%	0.9%	1.6%	-4.6%
Numeric Change				
2020-2025	8	7	11	-4

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	760	100%	767	0.9%	-	-	-	-
Extremely low income	135	17.8%	137	1.5%	\$80,589	21.8%	\$666	78.3%
Very low income	105	13.9%	112	6.3%	\$134,314	35.9%	\$1,110	100.0%
Low income	157	20.6%	162	3.5%	\$214,903	62.3%	\$1,776	100.0%
Lower moderate income	84	11.0%	84	0.1%	\$308,923	93.8%	\$2,553	100.0%
Moderate income	101	13.3%	101	-0.3%	\$376,080	93.8%	\$3,108	100.0%
Upper income	178	23.4%	172	-3.4%	\$451,296	93.8%	\$3,730	100.0%
Lower (0 to 60% MFI ⁹)	262	34.5%	271	3.5%	\$161,177	43.8%	\$1,332	100.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Sheridan County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	1,265	100%	1,232	-2.6%
Ages 0 to 24	261	20.6%	255	-2.3%
Ages 25 to 44	212	16.8%	233	9.9%
Ages 45 to 64	391	30.9%	317	-18.8%
Ages 65 and older	401	31.7%	427	6.4%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$437		
	Vacancy Rate	2.0%		
	Median Year Built	1975		
	Cost Burdened Householders	46	56.3%	
	· Householder Ages 65 Plus	27	55.4%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,392		
	Median Home Value	\$95,800		
	Median Year Built	1963		
	Vacancy Rate	0.0%		
	Cost Burdened Householders	63	13.3%	
	· Householder Ages 65 Plus	26	12.4%	
	Average Purchase Price	\$36,610		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	808	-
Occupied (% of total)	585	72.4%
Renter (% of occupied)	110	18.9%
Owner (% of occupied)	475	81.1%
Vacant (% of total)	223	27.6%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	924	731	620	111
2010 ⁴	919	638	549	89
2020 ^{1,3}	808	585	475	110
2025 ²	782	566	457	109
Percent Change				
2000-2010	-0.5%	-12.7%	-11.5%	-19.8%
2010-2020	-12.1%	-8.3%	-13.5%	24.0%
2020-2025	-3.2%	-3.2%	-3.7%	-1.2%
Numeric Change				
2020-2025	-26	-19	-18	-1

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	585	100%	566	-3.2%	-	-	-	-
Extremely low income	113	19.3%	110	-2.6%	\$57,628	38.2%	\$476	54.2%
Very low income	118	20.2%	121	2.5%	\$96,047	51.0%	\$794	74.0%
Low income	164	28.1%	161	-2.0%	\$153,675	65.9%	\$1,270	76.0%
Lower moderate income	81	13.9%	76	-6.5%	\$220,908	83.4%	\$1,826	76.0%
Moderate income	50	8.6%	49	-2.9%	\$268,931	97.7%	\$2,223	85.4%
Upper income	58	9.9%	51	-12.3%	\$322,717	97.7%	\$2,667	100.0%
Lower (0 to 60% MFI ⁹)	264	45.2%	258	-2.4%	\$115,256	58.9%	\$953	76.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Sioux County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,898	100%	3,749	-3.8%
Ages 0 to 24	1,793	46.0%	1,646	-8.2%
Ages 25 to 44	899	23.1%	865	-3.8%
Ages 45 to 64	872	22.4%	823	-5.7%
Ages 65 and older	333	8.6%	415	24.5%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$430	
	Vacancy Rate	4.0%	
	Median Year Built	1979	
	Cost Burdened Householders	95	20.6%
	· Householder Ages 65 Plus	12	23.1%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,158	
	Median Home Value	\$83,300	
	Median Year Built	1978	
	Vacancy Rate	0.1%	
	Cost Burdened Householders	98	18.6%
	· Householder Ages 65 Plus	15	10.6%
	Average Purchase Price	\$15,990	

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,277	-
Occupied (% of total)	1,103	86.4%
Renter (% of occupied)	566	51.3%
Owner (% of occupied)	537	48.7%
Vacant (% of total)	174	13.6%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,216	1,095	505	590
2010 ⁴	1,307	1,060	530	530
2020 ^{1,3}	1,277	1,103	537	566
2025 ²	1,287	1,112	552	560
Percent Change				
2000-2010	7.5%	-3.2%	5.0%	-10.2%
2010-2020	-2.3%	4.1%	1.3%	6.8%
2020-2025	0.8%	0.8%	2.8%	-1.1%
Numeric Change				
2020-2025	10	9	15	-6

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,103	100%	1,112	0.8%	-	-	-	-
Extremely low income	340	30.8%	343	1.0%	\$40,476	37.8%	\$335	32.3%
Very low income	239	21.7%	239	-0.1%	\$67,460	44.0%	\$558	69.2%
Low income	235	21.3%	238	1.2%	\$107,935	65.9%	\$892	96.4%
Lower moderate income	80	7.2%	80	0.4%	\$155,157	71.2%	\$1,282	99.4%
Moderate income	67	6.1%	64	-4.1%	\$188,887	75.5%	\$1,561	100.0%
Upper income	142	12.9%	148	3.9%	\$226,664	85.3%	\$1,873	100.0%
Lower (0 to 60% MFI ⁹)	617	55.9%	624	1.2%	\$80,952	52.9%	\$669	76.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Bismarck city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	73,622	100%	76,303	3.6%
Ages 0 to 24	23,147	31.4%	24,079	4.0%
Ages 25 to 44	20,442	27.8%	18,659	-8.7%
Ages 45 to 64	17,263	23.4%	16,416	-4.9%
Ages 65 and older	12,770	17.3%	17,149	34.3%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$874		
	Vacancy Rate	8.0%		
	Median Year Built	1983		
	Cost Burdened Householders	4,266	40.8%	
	· Householder Ages 65 Plus	986	62.2%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,632		
	Median Home Value	\$249,200		
	Median Year Built	1984		
	Vacancy Rate	1.1%		
	Cost Burdened Householders	3,273	15.9%	
	· Householder Ages 65 Plus	1,325	21.1%	
	Average Purchase Price	\$278,169		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	34,049	-
Occupied (% of total)	31,739	93.2%
Renter (% of occupied)	11,121	35.0%
Owner (% of occupied)	20,618	65.0%
Vacant (% of total)	2,310	6.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	24,217	23,143	14,656	8,487
2010 ⁴	27,945	26,726	17,325	9,401
2020 ^{1,3}	34,049	31,739	20,618	11,121
2025 ²	35,863	33,430	21,868	11,562
Percent Change				
2000-2010	15.4%	15.5%	18.2%	10.8%
2010-2020	21.8%	18.8%	19.0%	18.3%
2020-2025	5.3%	5.3%	6.1%	4.0%
Numeric Change				
2020-2025	1,814	1,691	1,250	441

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	31,739	100%	33,430	5.3%	-	-	-	-
Extremely low income	5,107	16.1%	5,836	14.3%	\$87,123	12.0%	\$720	31.5%
Very low income	4,881	15.4%	5,366	9.9%	\$145,205	18.6%	\$1,200	83.0%
Low income	7,512	23.7%	7,806	3.9%	\$232,327	50.3%	\$1,920	98.0%
Lower moderate income	4,574	14.4%	4,787	4.7%	\$333,971	93.0%	\$2,760	99.1%
Moderate income	3,261	10.3%	3,269	0.3%	\$406,573	93.0%	\$3,360	99.5%
Upper income	6,404	20.2%	6,366	-0.6%	\$487,888	93.0%	\$4,032	100.0%
Lower (0 to 60% MFI ⁹)	11,187	35.2%	12,468	11.4%	\$174,246	24.1%	\$1,440	92.7%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Mandan city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	24,206	100%	25,108	3.7%
Ages 0 to 24	7,716	31.9%	7,432	-3.7%
Ages 25 to 44	7,197	29.7%	7,753	7.7%
Ages 45 to 64	5,666	23.4%	5,379	-5.1%
Ages 65 and older	3,628	15.0%	4,544	25.2%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$877		
	Vacancy Rate	2.3%		
	Median Year Built	1979		
	Cost Burdened Householders	1,436	42.1%	
	· Householder Ages 65 Plus	288	58.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,430		
	Median Home Value	\$222,500		
	Median Year Built	1979		
	Vacancy Rate	1.9%		
	Cost Burdened Householders	802	12.0%	
	· Householder Ages 65 Plus	322	19.7%	
	Average Purchase Price	\$265,504		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	10,960	-
Occupied (% of total)	10,222	93.3%
Renter (% of occupied)	3,494	34.2%
Owner (% of occupied)	6,728	65.8%
Vacant (% of total)	738	6.7%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	6,958	6,634	4,667	1,967
2010 ⁴	7,973	7,310	5,455	1,855
2020 ^{1,3}	10,960	10,222	6,728	3,494
2025 ²	11,525	10,749	7,147	3,602
Percent Change				
2000-2010	14.6%	10.2%	16.9%	-5.7%
2010-2020	37.5%	39.8%	23.3%	88.4%
2020-2025	5.2%	5.2%	6.2%	3.1%
Numeric Change				
2020-2025	565	527	419	108

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	10,222	100%	10,749	5.2%	-	-	-	-
Extremely low income	1,395	13.6%	1,484	6.4%	\$87,123	9.9%	\$720	27.9%
Very low income	1,677	16.4%	1,821	8.6%	\$145,205	19.8%	\$1,200	84.5%
Low income	2,316	22.7%	2,423	4.6%	\$232,327	61.3%	\$1,920	100.0%
Lower moderate income	1,532	15.0%	1,622	5.8%	\$333,971	92.8%	\$2,760	100.0%
Moderate income	1,200	11.7%	1,251	4.3%	\$406,573	92.8%	\$3,360	100.0%
Upper income	2,101	20.6%	2,146	2.1%	\$487,888	92.8%	\$4,032	100.0%
Lower (0 to 60% MFI ⁹)	3,561	34.8%	3,853	8.2%	\$174,246	30.5%	\$1,440	91.7%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Roosevelt-Custer Region VIII



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	48,810	100%	48,676	-0.3%
Ages 0 to 24	16,128	33.0%	16,091	-0.2%
Ages 25 to 44	13,113	26.9%	12,887	-1.7%
Ages 45 to 64	11,834	24.2%	10,363	-12.4%
Ages 65 and older	7,734	15.8%	9,335	20.7%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent		\$814	
	Vacancy Rate		10.6%	
	Median Year Built		1987	
	Cost Burdened Householders		1,924	34.2%
	· Householder Ages 65 Plus		473	57.1%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)		\$1,449	
	Median Home Value		\$233,913	
	Median Year Built		1976	
	Vacancy Rate		2.0%	
	Cost Burdened Householders		1,979	14.8%
	· Householder Ages 65 Plus		665	17.0%
	Average Purchase Price		\$187,359	

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	23,757	-		
Occupied (% of total)	19,918	83.8%		
Renter (% of occupied)	6,455	32.4%		
Owner (% of occupied)	13,463	67.6%		
Vacant (% of total)	3,839	16.2%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	18,071	15,381	11,365	4,016
2010 ⁴	19,008	15,882	11,983	3,899
2020 ^{1,3}	23,757	19,918	13,463	6,455
2025 ²	23,717	19,889	13,540	6,350
Percent Change				
2000-2010	5.2%	3.3%	5.4%	-2.9%
2010-2020	25.0%	25.4%	12.3%	65.6%
2020-2025	-0.2%	-0.1%	0.6%	-1.6%
Numeric Change				
2020-2025	-40	-29	77	-105

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	19,918	100%	19,889	-0.1%	-	-	-	-
Extremely low income	3,612	18.1%	3,775	4.5%	\$89,936	17.8%	\$743	35.5%
Very low income	2,536	12.7%	2,578	1.6%	\$149,894	31.0%	\$1,239	77.8%
Low income	4,778	24.0%	4,787	0.2%	\$239,830	61.2%	\$1,982	95.8%
Lower moderate income	2,323	11.7%	2,306	-0.7%	\$344,755	92.4%	\$2,849	100.0%
Moderate income	2,451	12.3%	2,362	-3.6%	\$419,702	92.4%	\$3,469	100.0%
Upper income	4,218	21.2%	4,081	-3.2%	\$503,642	98.8%	\$4,162	100.0%
Lower (0 to 60% MFI ⁹)	6,914	34.7%	7,136	3.2%	\$179,872	47.3%	\$1,487	87.7%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Adams County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,200	100%	2,181	-0.9%
Ages 0 to 24	633	28.8%	607	-4.0%
Ages 25 to 44	417	18.9%	417	0.1%
Ages 45 to 64	585	26.6%	469	-19.8%
Ages 65 and older	566	25.7%	688	21.6%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$587		
	Vacancy Rate	11.2%		
	Median Year Built	1970		
	Cost Burdened Householders	99	46.2%	
	· Householder Ages 65 Plus	30	40.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,159		
	Median Home Value	\$95,600		
	Median Year Built	1968		
	Vacancy Rate	4.6%		
	Cost Burdened Householders	90	12.4%	
	· Householder Ages 65 Plus	17	7.3%	
	Average Purchase Price	\$96,332		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,364	-
Occupied (% of total)	1,011	74.1%
Renter (% of occupied)	277	27.4%
Owner (% of occupied)	734	72.6%
Vacant (% of total)	353	25.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,416	1,121	795	326
2010 ⁴	1,353	1,015	688	327
2020 ^{1,3}	1,364	1,011	734	277
2025 ²	1,364	1,011	726	285
Percent Change				
2000-2010	-4.4%	-9.5%	-13.5%	0.3%
2010-2020	0.8%	-0.4%	6.7%	-15.3%
2020-2025	0.0%	0.0%	-1.1%	2.8%
Numeric Change				
2020-2025	0	0	-8	8

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,011	100%	1,011	0.0%	-	-	-	-
Extremely low income	290	28.6%	299	3.3%	\$71,150	42.8%	\$588	53.6%
Very low income	177	17.5%	186	5.2%	\$118,584	62.5%	\$980	88.1%
Low income	208	20.6%	203	-2.6%	\$189,734	76.6%	\$1,568	94.0%
Lower moderate income	72	7.1%	71	-0.9%	\$272,743	96.6%	\$2,254	95.7%
Moderate income	114	11.2%	109	-4.1%	\$332,035	96.6%	\$2,744	100.0%
Upper income	151	14.9%	144	-4.6%	\$398,442	96.6%	\$3,293	100.0%
Lower (0 to 60% MFI ⁹)	516	51.0%	532	3.1%	\$142,301	68.0%	\$1,176	92.3%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Billings County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	945	100%	939	-0.6%
Ages 0 to 24	266	28.1%	264	-0.6%
Ages 25 to 44	250	26.4%	216	-13.5%
Ages 45 to 64	230	24.4%	242	5.0%
Ages 65 and older	199	21.1%	217	8.8%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	-
	Vacancy Rate	18.3%
	Median Year Built	1960
	Cost Burdened Householders	17 24.6%
	· Householder Ages 65 Plus	7 100.0%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,563
	Median Home Value	\$232,400
	Median Year Built	1978
	Vacancy Rate	0.0%
	Cost Burdened Householders	21 6.8%
	· Householder Ages 65 Plus	6 5.1%
	Average Purchase Price	\$227,153

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	567	-
Occupied (% of total)	406	71.6%
Renter (% of occupied)	94	23.2%
Owner (% of occupied)	312	76.8%
Vacant (% of total)	161	28.4%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	529	366	279	87
2010 ⁴	488	354	294	60
2020 ^{1,3}	567	406	312	94
2025 ²	580	415	315	100
Percent Change				
2000-2010	-7.8%	-3.3%	5.4%	-31.0%
2010-2020	16.2%	14.7%	6.0%	57.1%
2020-2025	2.3%	2.2%	1.1%	6.1%
Numeric Change				
2020-2025	13	9	3	6

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	406	100%	415	2.2%	-	-	-	-
Extremely low income	68	16.7%	75	10.8%	\$97,741	20.6%	\$808	65.6%
Very low income	42	10.4%	46	9.1%	\$162,901	34.2%	\$1,346	100.0%
Low income	115	28.4%	118	2.3%	\$260,642	84.3%	\$2,154	100.0%
Lower moderate income	31	7.7%	30	-3.4%	\$374,673	84.3%	\$3,096	100.0%
Moderate income	67	16.4%	65	-2.3%	\$456,124	84.3%	\$3,770	100.0%
Upper income	83	20.5%	82	-1.4%	\$547,349	91.8%	\$4,523	100.0%
Lower (0 to 60% MFI ⁹)	119	29.2%	130	9.5%	\$195,482	39.1%	\$1,616	100.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Bowman County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,993	100%	2,917	-2.5%
Ages 0 to 24	962	32.1%	857	-10.9%
Ages 25 to 44	653	21.8%	601	-7.9%
Ages 45 to 64	740	24.7%	626	-15.4%
Ages 65 and older	639	21.4%	833	30.3%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$732		
	Vacancy Rate	26.4%		
	Median Year Built	1967		
	Cost Burdened Householders	32	19.0%	
	· Householder Ages 65 Plus	18	52.9%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,056		
	Median Home Value	\$154,300		
	Median Year Built	1971		
	Vacancy Rate	0.7%		
	Cost Burdened Householders	108	10.3%	
	· Householder Ages 65 Plus	28	7.9%	
	Average Purchase Price	\$145,528		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,633	-
Occupied (% of total)	1,294	79.2%
Renter (% of occupied)	246	19.0%
Owner (% of occupied)	1,048	81.0%
Vacant (% of total)	339	20.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,596	1,358	1,079	279
2010 ⁴	1,636	1,318	1,057	261
2020 ^{1,3}	1,633	1,294	1,048	246
2025 ²	1,647	1,305	1,072	233
Percent Change				
2000-2010	2.5%	-2.9%	-2.0%	-6.5%
2010-2020	-0.2%	-1.8%	-0.9%	-5.6%
2020-2025	0.9%	0.9%	2.3%	-5.5%
Numeric Change				
2020-2025	14	11	24	-13

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,294	100%	1,305	0.9%	-	-	-	-
Extremely low income	169	13.1%	179	5.8%	\$90,208	29.5%	\$746	52.2%
Very low income	201	15.6%	208	3.2%	\$150,347	67.9%	\$1,243	82.6%
Low income	311	24.0%	310	-0.3%	\$240,556	80.6%	\$1,988	99.5%
Lower moderate income	242	18.7%	248	2.7%	\$345,799	95.6%	\$2,858	100.0%
Moderate income	129	10.0%	119	-7.8%	\$420,972	95.6%	\$3,479	100.0%
Upper income	242	18.7%	239	-1.1%	\$505,167	100.0%	\$4,175	100.0%
Lower (0 to 60% MFI ⁹)	412	31.8%	431	4.7%	\$180,417	75.4%	\$1,491	85.3%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Dunn County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	4,095	100%	4,094	0.0%
Ages 0 to 24	1,211	29.6%	1,301	7.4%
Ages 25 to 44	1,015	24.8%	975	-3.9%
Ages 45 to 64	1,166	28.5%	1,027	-11.9%
Ages 65 and older	703	17.2%	791	12.5%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$1,017		
	Vacancy Rate	11.2%		
	Median Year Built	1973		
	Cost Burdened Householders	80	26.3%	
	· Householder Ages 65 Plus	3	4.8%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,398		
	Median Home Value	\$213,600		
	Median Year Built	1971		
	Vacancy Rate	1.3%		
	Cost Burdened Householders	178	15.7%	
	· Householder Ages 65 Plus	41	11.6%	
	Average Purchase Price	\$176,038		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	2,105	-
Occupied (% of total)	1,558	74.0%
Renter (% of occupied)	412	26.5%
Owner (% of occupied)	1,146	73.5%
Vacant (% of total)	547	26.0%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,965	1,378	1,101	277
2010 ⁴	2,117	1,318	1,119	199
2020 ^{1,3}	2,105	1,558	1,146	412
2025 ²	2,067	1,530	1,125	406
Percent Change				
2000-2010	7.7%	-4.4%	1.6%	-28.2%
2010-2020	-0.6%	18.2%	2.4%	107.2%
2020-2025	-1.8%	-1.8%	-1.8%	-1.6%
Numeric Change				
2020-2025	-38	-28	-21	-6

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,558	100%	1,530	-1.8%	-	-	-	-
Extremely low income	227	14.6%	233	2.5%	\$83,493	21.8%	\$690	35.7%
Very low income	168	10.8%	169	0.8%	\$139,154	30.3%	\$1,150	78.7%
Low income	333	21.4%	327	-1.7%	\$222,647	55.4%	\$1,840	96.8%
Lower moderate income	166	10.6%	164	-1.1%	\$320,055	84.0%	\$2,645	100.0%
Moderate income	273	17.5%	259	-5.2%	\$389,632	84.0%	\$3,220	100.0%
Upper income	391	25.1%	378	-3.4%	\$467,559	84.0%	\$3,864	100.0%
Lower (0 to 60% MFI ⁹)	478	30.7%	483	1.0%	\$166,985	42.4%	\$1,380	95.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Golden Valley County



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	1,736	100%	1,790	3.1%
Ages 0 to 24	453	26.1%	388	-14.4%
Ages 25 to 44	325	18.7%	392	20.7%
Ages 45 to 64	561	32.3%	501	-10.6%
Ages 65 and older	397	22.9%	509	28.1%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent			\$689
	Vacancy Rate			9.9%
	Median Year Built			1969
	Cost Burdened Householders			46 29.7%
	· Householder Ages 65 Plus			23 34.7%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)			\$1,031
	Median Home Value			\$113,700
	Median Year Built			1949
	Vacancy Rate			4.2%
	Cost Burdened Householders			43 7.8%
	· Householder Ages 65 Plus			24 12.8%
	Average Purchase Price			\$127,756

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	899	-		
Occupied (% of total)	721	80.2%		
Renter (% of occupied)	174	24.1%		
Owner (% of occupied)	547	75.9%		
Vacant (% of total)	178	19.8%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	973	761	592	169
2010 ⁴	956	730	582	148
2020 ^{1,3}	899	721	547	174
2025 ²	985	790	599	191
Percent Change				
2000-2010	-1.7%	-4.1%	-1.7%	-12.4%
2010-2020	-6.0%	-1.2%	-5.9%	17.3%
2020-2025	9.6%	9.6%	9.4%	10.0%
Numeric Change				
2020-2025	86	69	52	17

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	721	100%	790	9.6%	-	-	-	-
Extremely low income	109	15.1%	131	20.2%	\$71,332	21.0%	\$590	42.9%
Very low income	128	17.7%	137	7.4%	\$118,886	60.0%	\$983	90.9%
Low income	156	21.6%	168	7.8%	\$190,218	72.8%	\$1,572	100.0%
Lower moderate income	105	14.6%	111	5.3%	\$273,438	98.1%	\$2,260	100.0%
Moderate income	92	12.8%	99	7.5%	\$332,882	98.1%	\$2,751	100.0%
Upper income	131	18.2%	143	9.1%	\$399,458	98.1%	\$3,301	100.0%
Lower (0 to 60% MFI ⁹)	264	36.6%	299	13.3%	\$142,664	63.4%	\$1,179	98.3%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Hettinger County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	2,489	100%	2,407	-3.3%
Ages 0 to 24	596	23.9%	652	9.4%
Ages 25 to 44	620	24.9%	625	0.8%
Ages 45 to 64	650	26.1%	432	-33.5%
Ages 65 and older	624	25.1%	698	11.9%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$729		
	Vacancy Rate	16.3%		
	Median Year Built	1953		
	Cost Burdened Householders	54	35.5%	
	· Householder Ages 65 Plus	14	58.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,159		
	Median Home Value	\$109,500		
	Median Year Built	1963		
	Vacancy Rate	1.9%		
	Cost Burdened Householders	114	13.7%	
	· Householder Ages 65 Plus	71	20.3%	
	Average Purchase Price	\$101,614		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	1,399	-
Occupied (% of total)	1,064	76.1%
Renter (% of occupied)	232	21.8%
Owner (% of occupied)	832	78.2%
Vacant (% of total)	335	23.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,419	1,152	971	181
2010 ⁴	1,460	1,177	969	208
2020 ^{1,3}	1,399	1,064	832	232
2025 ²	1,307	994	773	221
Percent Change				
2000-2010	2.9%	2.2%	-0.2%	14.9%
2010-2020	-4.2%	-9.6%	-14.1%	11.4%
2020-2025	-6.6%	-6.6%	-7.1%	-4.6%
Numeric Change				
2020-2025	-92	-70	-59	-11

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	1,064	100%	994	-6.6%	-	-	-	-
Extremely low income	247	23.2%	247	-0.1%	\$72,058	32.9%	\$596	25.8%
Very low income	200	18.8%	192	-3.8%	\$120,096	59.9%	\$993	75.5%
Low income	262	24.6%	248	-5.3%	\$192,154	80.5%	\$1,588	100.0%
Lower moderate income	97	9.1%	90	-7.5%	\$276,222	98.7%	\$2,283	100.0%
Moderate income	71	6.7%	63	-11.3%	\$336,270	98.7%	\$2,779	100.0%
Upper income	187	17.6%	154	-17.6%	\$403,524	98.7%	\$3,335	100.0%
Lower (0 to 60% MFI ⁹)	469	44.1%	459	-2.2%	\$144,116	67.0%	\$1,191	94.2%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Slope County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	706	100%	693	-1.8%
Ages 0 to 24	187	26.5%	183	-2.3%
Ages 25 to 44	150	21.2%	157	4.9%
Ages 45 to 64	180	25.5%	143	-20.6%
Ages 65 and older	189	26.8%	210	11.1%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$650		
	Vacancy Rate	6.1%		
	Median Year Built	1944		
	Cost Burdened Householders	8	26.5%	
	· Householder Ages 65 Plus	8	75.0%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,199		
	Median Home Value	\$91,000		
	Median Year Built	1975		
	Vacancy Rate	0.7%		
	Cost Burdened Householders	43	17.2%	
	· Householder Ages 65 Plus	18	18.2%	
	Average Purchase Price	\$19,793		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	409	-
Occupied (% of total)	303	74.1%
Renter (% of occupied)	51	17.0%
Owner (% of occupied)	252	83.0%
Vacant (% of total)	106	25.9%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	451	313	273	40
2010 ⁴	470	327	260	67
2020 ^{1,3}	409	303	252	51
2025 ²	406	301	245	56
Percent Change				
2000-2010	4.2%	4.5%	-4.8%	67.5%
2010-2020	-13.0%	-7.3%	-3.2%	-23.3%
2020-2025	-0.7%	-0.7%	-2.6%	8.9%
Numeric Change				
2020-2025	-3	-2	-7	5

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	303	100%	301	-0.7%	-	-	-	-
Extremely low income	50	16.4%	50	0.8%	\$76,232	33.3%	\$630	50.0%
Very low income	38	12.5%	36	-5.0%	\$127,054	63.1%	\$1,050	100.0%
Low income	87	28.9%	90	2.9%	\$203,286	83.9%	\$1,680	100.0%
Lower moderate income	47	15.5%	46	-1.9%	\$292,224	99.3%	\$2,415	100.0%
Moderate income	23	7.4%	22	-2.4%	\$355,751	99.3%	\$2,940	100.0%
Upper income	59	19.3%	57	-2.8%	\$426,902	99.3%	\$3,528	100.0%
Lower (0 to 60% MFI ⁹)	113	37.2%	110	-2.4%	\$152,465	75.6%	\$1,260	100.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Stark County



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	33,646	100%	33,655	0.0%
Ages 0 to 24	11,821	35.1%	11,839	0.2%
Ages 25 to 44	9,685	28.8%	9,504	-1.9%
Ages 45 to 64	7,723	23.0%	6,923	-10.4%
Ages 65 and older	4,417	13.1%	5,389	22.0%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$915		
	Vacancy Rate	9.1%		
	Median Year Built	1994		
	Cost Burdened Householders	1,588	35.0%	
	· Householder Ages 65 Plus	371	66.7%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,557		
	Median Home Value	\$240,800		
	Median Year Built	1981		
	Vacancy Rate	2.0%		
	Cost Burdened Householders	1,383	16.2%	
	· Householder Ages 65 Plus	459	20.8%	
	Average Purchase Price	\$244,928		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	15,381	-
Occupied (% of total)	13,561	88.2%
Renter (% of occupied)	4,968	36.6%
Owner (% of occupied)	8,593	63.4%
Vacant (% of total)	1,820	11.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	9,722	8,932	6,275	2,657
2010 ⁴	10,528	9,643	7,014	2,629
2020 ^{1,3}	15,381	13,561	8,593	4,968
2025 ²	15,361	13,543	8,685	4,858
Percent Change				
2000-2010	8.3%	8.0%	11.8%	-1.1%
2010-2020	46.1%	40.6%	22.5%	89.0%
2020-2025	-0.1%	-0.1%	1.1%	-2.2%
Numeric Change				
2020-2025	-20	-18	92	-110

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	13,561	100%	13,543	-0.1%	-	-	-	-
Extremely low income	2,452	18.1%	2,561	4.4%	\$94,655	10.2%	\$782	32.8%
Very low income	1,583	11.7%	1,604	1.3%	\$157,759	28.2%	\$1,304	85.9%
Low income	3,306	24.4%	3,323	0.5%	\$252,414	91.8%	\$2,086	98.1%
Lower moderate income	1,563	11.5%	1,546	-1.1%	\$362,845	91.8%	\$2,999	100.0%
Moderate income	1,683	12.4%	1,626	-3.4%	\$441,725	91.8%	\$3,651	100.0%
Upper income	2,974	21.9%	2,884	-3.0%	\$530,070	99.0%	\$4,381	100.0%
Lower (0 to 60% MFI ⁹)	4,543	33.5%	4,692	3.3%	\$189,311	35.8%	\$1,565	95.3%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Dickinson city



Population

	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	25,679	100%	25,549	-0.5%
Ages 0 to 24	9,360	36.5%	9,219	-1.5%
Ages 25 to 44	7,635	29.7%	7,467	-2.2%
Ages 45 to 64	5,713	22.2%	5,119	-10.4%
Ages 65 and older	2,971	11.6%	3,744	26.0%

Housing and Householder Characteristics

Renter Households, 2020 ^{3,4}	Median Monthly Rent	\$904		
	Vacancy Rate	9.6%		
	Median Year Built	1998		
	Cost Burdened Householders	1,504	35.2%	
	· Householder Ages 65 Plus	315	63.3%	
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)	\$1,537		
	Median Home Value	\$237,900		
	Median Year Built	1981		
	Vacancy Rate	2.4%		
	Cost Burdened Householders	942	16.1%	
	· Householder Ages 65 Plus	284	20.3%	
	Average Purchase Price	\$245,367		

Housing Occupancy

	2020 ^{1,3}	
	Number	Percent
Total housing units	11,953	-
Occupied (% of total)	10,544	88.2%
Renter (% of occupied)	4,649	44.1%
Owner (% of occupied)	5,895	55.9%
Vacant (% of total)	1,409	11.8%

Housing Trends

	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	7,033	6,491	4,177	2,314
2010 ⁴	7,844	7,171	4,805	2,366
2020 ^{1,3}	11,953	10,544	5,895	4,649
2025 ²	11,901	10,498	5,967	4,531
Percent Change				
2000-2010	11.5%	10.5%	15.0%	2.2%
2010-2020	52.4%	47.0%	22.7%	96.5%
2020-2025	-0.4%	-0.4%	1.2%	-2.5%
Numeric Change				
2020-2025	-52	-46	72	-118

Housing Affordability

Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	10,544	100%	10,498	-0.4%	-	-	-	-
Extremely low income	2,034	19.3%	2,111	3.8%	\$94,655	8.4%	\$782	33.9%
Very low income	1,324	12.6%	1,325	0.1%	\$157,759	25.9%	\$1,304	85.4%
Low income	2,613	24.8%	2,633	0.8%	\$252,414	94.6%	\$2,086	98.0%
Lower moderate income	982	9.3%	963	-1.9%	\$362,845	94.6%	\$2,999	100.0%
Moderate income	1,349	12.8%	1,293	-4.1%	\$441,725	94.6%	\$3,651	100.0%
Upper income	2,242	21.3%	2,174	-3.0%	\$530,070	98.9%	\$4,381	100.0%
Lower (0 to 60% MFI ⁹)	3,830	36.3%	3,931	2.6%	\$189,311	35.2%	\$1,565	95.4%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Fort Berthold Reservation



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	8,350	100%	8,172	-2.1%
Ages 0 to 24	3,435	41.1%	3,370	-1.9%
Ages 25 to 44	2,136	25.6%	2,089	-2.2%
Ages 45 to 64	1,979	23.7%	1,766	-10.8%
Ages 65 and older	800	9.6%	947	18.4%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent			\$622
	Vacancy Rate			6.7%
	Median Year Built			1981
	Cost Burdened Householders			258 26.7%
	· Householder Ages 65 Plus			7 5.5%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)			\$1,305
	Median Home Value			\$150,200
	Median Year Built			1982
	Vacancy Rate			1.5%
	Cost Burdened Householders			149 9.1%
	· Householder Ages 65 Plus			49 11.3%
	Average Purchase Price			-

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	4,116	-		
Occupied (% of total)	2,861	69.5%		
Renter (% of occupied)	1,217	42.5%		
Owner (% of occupied)	1,644	57.5%		
Vacant (% of total)	1,255	30.5%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,881	1,894	1,116	778
2010 ⁴	3,322	2,132	1,157	975
2020 ^{1,3}	4,116	2,861	1,644	1,217
2025 ²	4,051	2,816	1,630	1,186
Percent Change				
2000-2010	15.3%	12.6%	3.7%	25.3%
2010-2020	23.9%	34.2%	42.1%	24.8%
2020-2025	-1.6%	-1.6%	-0.9%	-2.5%
Numeric Change				
2020-2025	-65	-45	-14	-31

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,861	100%	2,816	-1.6%	-	-	-	-
Extremely low income	701	24.5%	715	1.9%	\$65,342	25.6%	\$540	43.1%
Very low income	500	17.5%	494	-1.1%	\$108,903	44.1%	\$900	84.6%
Low income	559	19.5%	550	-1.6%	\$174,246	60.1%	\$1,440	97.9%
Lower moderate income	347	12.1%	338	-2.6%	\$250,478	94.2%	\$2,070	100.0%
Moderate income	255	8.9%	242	-5.0%	\$304,930	94.2%	\$2,520	100.0%
Upper income	500	17.5%	477	-4.5%	\$365,916	94.2%	\$3,024	100.0%
Lower (0 to 60% MFI ⁹)	1,309	45.8%	1,318	0.7%	\$130,684	49.9%	\$1,080	94.2%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Spirit Lake Reservation



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,787	100%	3,756	-0.8%
Ages 0 to 24	1,857	49.0%	1,851	-0.3%
Ages 25 to 44	855	22.6%	876	2.4%
Ages 45 to 64	690	18.2%	601	-12.9%
Ages 65 and older	384	10.2%	429	11.5%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent			\$415
	Vacancy Rate			6.0%
	Median Year Built			1977
	Cost Burdened Householders			66 30.5%
	· Householder Ages 65 Plus			5 30.0%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)			\$1,524
	Median Home Value			\$76,300
	Median Year Built			1977
	Vacancy Rate			0.6%
	Cost Burdened Householders			89 15.3%
	· Householder Ages 65 Plus			23 10.7%
	Average Purchase Price			-

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	1,230	-		
Occupied (% of total)	998	81.1%		
Renter (% of occupied)	364	36.5%		
Owner (% of occupied)	634	63.5%		
Vacant (% of total)	232	18.9%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,534	1,253	709	544
2010 ⁴	1,300	1,082	468	614
2020 ^{1,3}	1,230	998	634	364
2025 ²	1,208	980	630	350
Percent Change				
2000-2010	-15.3%	-13.6%	-34.0%	12.9%
2010-2020	-5.4%	-7.8%	35.4%	-40.6%
2020-2025	-1.8%	-1.8%	-0.6%	-4.0%
Numeric Change				
2020-2025	-22	-18	-4	-14

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	998	100%	980	-1.8%	-	-	-	-
Extremely low income	398	39.9%	391	-1.9%	\$32,580	34.0%	\$269	32.2%
Very low income	144	14.4%	142	-1.5%	\$54,300	44.4%	\$449	72.8%
Low income	230	23.1%	233	1.2%	\$86,881	54.9%	\$718	94.4%
Lower moderate income	68	6.8%	64	-5.8%	\$124,891	70.5%	\$1,032	99.3%
Moderate income	42	4.2%	41	-2.9%	\$152,041	74.0%	\$1,257	100.0%
Upper income	115	11.5%	106	-7.9%	\$182,450	76.1%	\$1,508	100.0%
Lower (0 to 60% MFI ⁹)	582	58.3%	573	-1.6%	\$65,161	49.0%	\$539	86.0%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Standing Rock Reservation



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	3,898	100%	3,749	-3.8%
Ages 0 to 24	1,793	46.0%	1,646	-8.2%
Ages 25 to 44	899	23.1%	865	-3.8%
Ages 45 to 64	872	22.4%	823	-5.7%
Ages 65 and older	333	8.6%	415	24.5%

Housing and Householder Characteristics				
Renter Households, 2020 ^{3,4}	Median Monthly Rent			\$430
	Vacancy Rate			4.0%
	Median Year Built			1979
	Cost Burdened Householders			95 20.6%
	· Householder Ages 65 Plus			12 23.1%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)			\$1,158
	Median Home Value			\$83,300
	Median Year Built			1978
	Vacancy Rate			0.1%
	Cost Burdened Householders			98 18.6%
	· Householder Ages 65 Plus			15 10.6%
	Average Purchase Price			-

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	1,277	-		
Occupied (% of total)	1,103	86.4%		
Renter (% of occupied)	566	51.3%		
Owner (% of occupied)	537	48.7%		
Vacant (% of total)	174	13.6%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	1,216	1,095	505	590
2010 ⁴	1,307	1,060	530	530
2020 ^{1,3}	1,277	1,103	537	566
2025 ²	1,287	1,112	552	560
Percent Change				
2000-2010	7.5%	-3.2%	5.0%	-10.2%
2010-2020	-2.3%	4.1%	1.3%	6.8%
2020-2025	0.8%	0.8%	2.8%	-1.1%
Numeric Change				
2020-2025	10	9	15	-6

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase		Rent, 2020 ^{3,8}	
	Number	Percent	Projection	Change	Price, 2020 ⁷	Units, 2020 ³	Units, 2020 ³	
Total households	1,103	100%	1,112	0.8%	-	-	-	-
Extremely low income	340	30.8%	343	1.0%	\$40,476	37.8%	\$335	32.3%
Very low income	239	21.7%	239	-0.1%	\$67,460	44.0%	\$558	69.2%
Low income	235	21.3%	238	1.2%	\$107,935	65.9%	\$892	96.4%
Lower moderate income	80	7.2%	80	0.4%	\$155,157	71.2%	\$1,282	99.4%
Moderate income	67	6.1%	64	-4.1%	\$188,887	75.5%	\$1,561	100.0%
Upper income	142	12.9%	148	3.9%	\$226,664	85.3%	\$1,873	100.0%
Lower (0 to 60% MFI ⁹)	617	55.9%	624	1.2%	\$80,952	52.9%	\$669	76.6%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.

Turtle Mountain Reservation



Population				
	2020 ^{1,3}		2025 ²	%
	Number	Percent	Projection	Change
Total	7,605	100%	7,416	-2.5%
Ages 0 to 24	3,504	46.1%	3,359	-4.1%
Ages 25 to 44	1,812	23.8%	1,698	-6.3%
Ages 45 to 64	1,671	22.0%	1,583	-5.3%
Ages 65 and older	618	8.1%	776	25.6%

Housing and Householder Characteristics					
Renter Households, 2020 ^{3,4}	Median Monthly Rent			\$374	
	Vacancy Rate			1.8%	
	Median Year Built			1978	
	Cost Burdened Householders			100	17.8%
	· Householder Ages 65 Plus			12	12.4%
Owner Households, 2020 ^{3,4,5}	Mo. Housing Costs (w/mortgage)			\$867	
	Median Home Value			\$82,500	
	Median Year Built			1985	
	Vacancy Rate			0.2%	
	Cost Burdened Householders			249	15.3%
	· Householder Ages 65 Plus			88	22.6%
Average Purchase Price			-		

Housing Occupancy				
	2020 ^{1,3}			
	Number	Percent		
Total housing units	2,518	-		
Occupied (% of total)	2,334	92.7%		
Renter (% of occupied)	658	28.2%		
Owner (% of occupied)	1,676	71.8%		
Vacant (% of total)	184	7.3%		

Housing Trends				
	Total Units	Occupied Housing Units		
		Total	Owner	Renter
2000 ¹	2,640	2,483	1,604	879
2010 ⁴	2,802	2,426	1,745	681
2020 ^{1,3}	2,518	2,334	1,676	658
2025 ²	2,557	2,370	1,709	661
Percent Change				
2000-2010	6.1%	-2.3%	8.8%	-22.5%
2010-2020	-10.1%	-3.8%	-4.0%	-3.4%
2020-2025	1.5%	1.5%	2.0%	0.4%
Numeric Change				
2020-2025	39	36	33	3

Housing Affordability								
Household Income Level ⁶	Number of Households				Owner Households Maximum Affordable		Renter Households Maximum Affordable	
	2020 ^{1,3}		2025 ²	%	Purchase Price, 2020 ⁷	Units, 2020 ³	Rent, 2020 ^{3,8}	Units, 2020 ³
	Number	Percent	Projection	Change				
Total households	2,334	100%	2,370	1.5%	-	-	-	-
Extremely low income	724	31.0%	746	3.0%	\$43,017	16.9%	\$356	59.4%
Very low income	517	22.2%	523	1.1%	\$71,695	47.1%	\$593	78.1%
Low income	408	17.5%	414	1.5%	\$114,712	66.9%	\$948	97.6%
Lower moderate income	278	11.9%	277	-0.2%	\$164,898	82.9%	\$1,363	100.0%
Moderate income	127	5.4%	127	0.4%	\$200,745	93.9%	\$1,659	100.0%
Upper income	281	12.0%	282	0.3%	\$240,894	93.9%	\$1,991	100.0%
Lower (0 to 60% MFI ⁹)	1,320	56.5%	1,345	1.9%	\$86,034	58.5%	\$711	91.7%

References: ‘-’ Not available or applicable. ¹U.S. Census Bureau (2021b). ²Center for Social Research at NDSU (2022b). Total Housing Unit projections based on Model 2. ³Center for Social Research at NDSU (2022a). ⁴U.S. Census Bureau (2021c). ⁵ND Office of State Tax Commissioner (2022). ⁶U.S. Department of Housing and Urban Development (2021). ⁷Assumptions include a 30-year fixed loan at 5% interest, 5% down payment, property taxes at 1% of loan, property insurance at 1% of loan, a 10% debt ratio (excluding housing costs), a front-end debt-to-income ratio at no more than 28%, and the back-end ratio including all monthly debts at no higher than 36%. ⁸Affordability is calculated as a maximum of 30% of median family income toward housing costs. ⁹MFI Median Family Income.