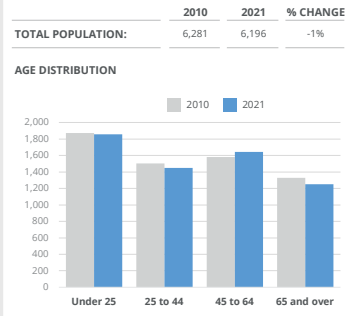


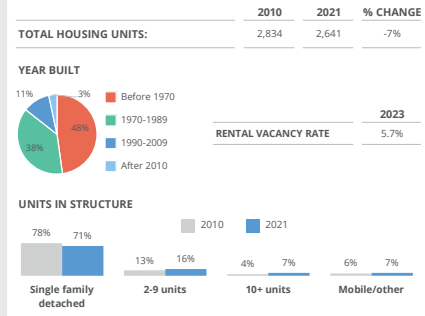
PLACE: **Torrington**

Population 2010: **6,281** Population Forecast 2030: **6,693** Population Change from 2010: **7%**

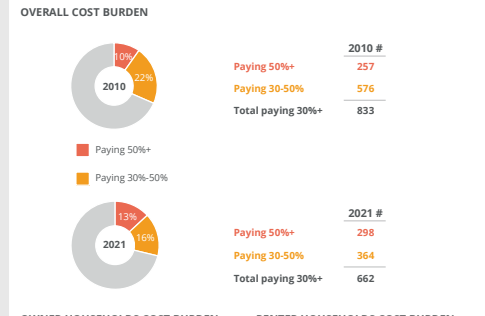
**POPULATION BY AGE**



**HOUSING STOCK**



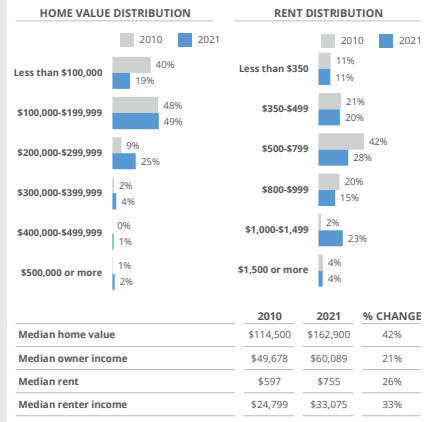
**HOUSING NEEDS**



**SOCIOECONOMIC MAKE-UP**

	2010	2021	CHANGE
Households	2,644	2,290	-354
Median income	\$40,991	\$52,917	\$11,926
Average household size	2.21	2.36	0.15
Homeownership rate	67%	64%	-3%
Poverty rate	13%	10%	-3%
Disability rate	N/A	21%	N/A
Pct. households with children	24%	23%	-1%
Pct. single parents	9%	7%	-2%
Pct. non-family households	43%	40%	-3%
Pct. senior (65+) living alone	15%	22%	7%

**HOUSING MARKET TRENDS**

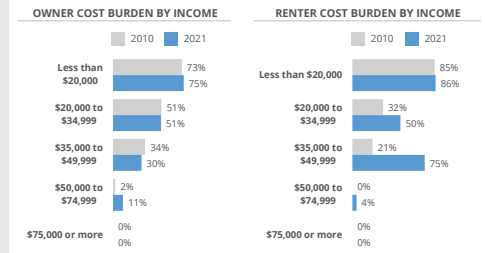


OWNER HOUSEHOLDS COST BURDEN

	2010	2021
All Owners:	26%	22%

RENTER HOUSEHOLDS COST BURDEN

	2010	2021
All Renters:	43%	41%



OVERCROWDING

	2010	2021
All	4%	0%
Owners	1%	1%
Renters	10%	0%

MARKET MISMATCH

	2010	2021
Renters with income <\$25,000	51%	37%
Rental units affordable to them	59%	45%
Renters with income <\$100,000	99%	92%
Ownership units affordable to them	99%	92%

**WORKER AFFORDABILITY**

OCCUPATION	2010 % EMPLOYMENT	2021 % EMPLOYMENT	2021 MEDIAN EARNINGS	MAX RENT	CAN AFFORD MEDIAN RENT?	MAX PURCHASE PRICE	CAN AFFORD MEDIAN PRICE?
Education, legal, community service, arts, and media occupations	10%	13%	\$50,272	\$1,257	Yes	\$218,187	Yes
Installation, maintenance, and repair occupations	7%	11%	\$47,083	\$1,177	Yes	\$204,346	Yes
Transportation occupations	10%	10%	\$35,000	\$875	Yes	\$151,905	No
Management, business, and financial occupations	17%	9%	\$44,107	\$1,103	Yes	\$191,430	Yes
Healthcare practitioners and technical occupations	3%	8%	\$56,189	\$1,405	Yes	\$243,868	Yes
Production occupations	6%	8%	\$44,805	\$1,120	Yes	\$194,460	Yes
Office and administrative support occupations	6%	7%	\$29,519	\$738	No	\$128,116	No
Sales and related occupations	9%	6%	\$92,500	\$2,313	Yes	\$401,462	Yes
Building and grounds cleaning and maintenance occupations	3%	5%	\$21,728	\$543	No	\$94,302	No
Construction and extraction occupations	9%	5%	\$43,750	\$1,094	Yes	\$189,881	Yes