

Neighborhood Market Snapshot

416 Cedar St Nw · Washington, DC

Prepared September 7, 2026 · ACS 5-Year, 2024

Census block group covering this address · ≈0.16 sq mi · 1,489 residents

THE AREA

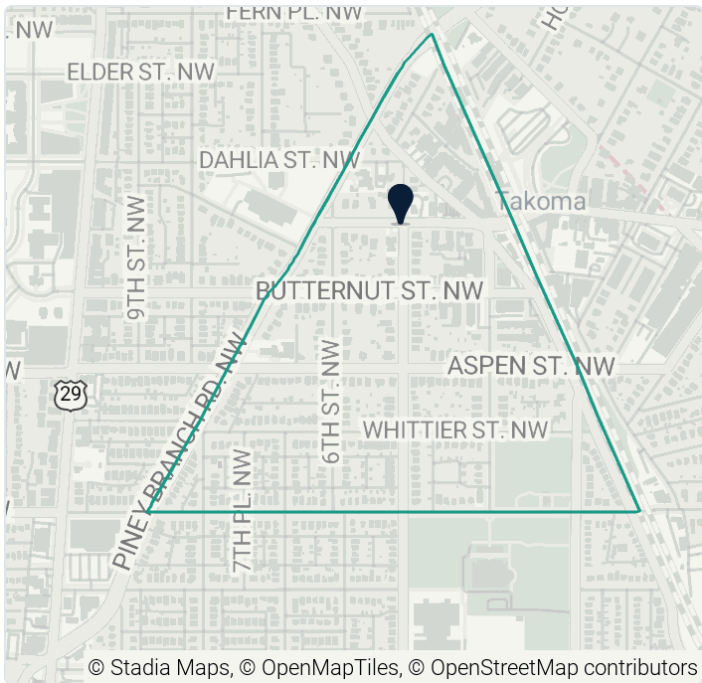
<p>POPULATION DENSITY</p> <p>9,199/sq mi</p> <p>Higher than 84% of US block groups.</p>	<p>MEDIAN AGE</p> <p>42.9</p> <p>National 38.9 10% older than the national median.</p>	<p>AVG. HOUSEHOLD SIZE</p> <p>2.13</p> <p>National 2.53 16% below the national average.</p>
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MONEY

<p>MEDIAN HOUSEHOLD INCOME</p> <p>\$190,882</p> <p>National \$80,734 Higher than 95% of US block groups.</p>	<p>MEDIAN HOME VALUE</p> <p>\$727,800</p> <p>National \$332,700 Higher than 87% of US block groups.</p>	<p>MEDIAN GROSS RENT</p> <p>\$2,408</p> <p>National \$1,413 70% above the national median.</p>
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HOUSING

<p>OWNER-OCCUPANCY RATE</p> <p>65.9%</p> <p>National 65.2% Higher than 40% of US block groups.</p>	<p>PRICE-TO-RENT RATIO</p> <p>25.2</p> <p>National 19.6 28% above the national ratio.</p>	<p>5-YEAR POPULATION CHANGE</p> <p>▼ -1.6%</p> <p>National +3.1% 4.7 percentage points slower than the national rate.</p>
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The outlined area is the Census block group covering this address. Every 'immediate neighborhood' figure in this report describes this area.

HOUSING

Owner vs. Renter Breakdown

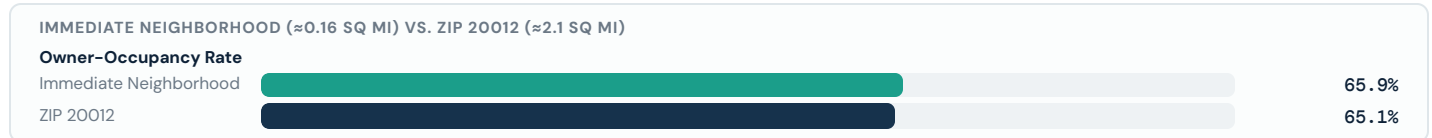


☒ Owner-occupied
 ☐ Renter-occupied

Owner : Renter ratio — 1.93 : 1

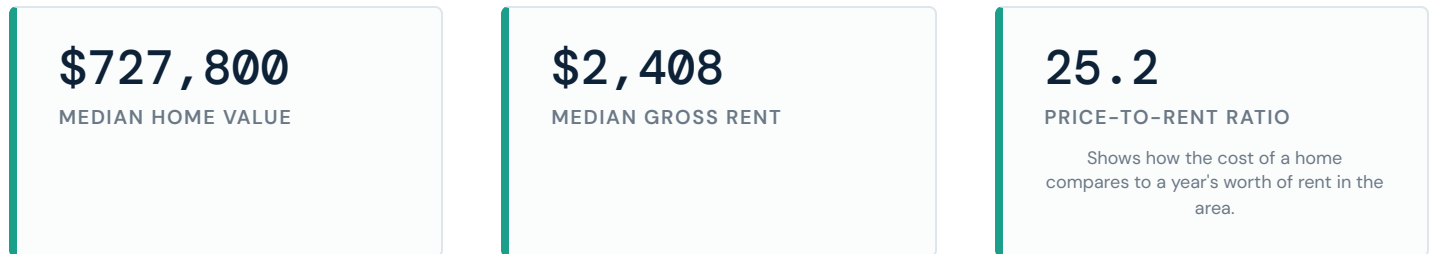
The number of homeowners for every renter. Higher means more owner-occupied homes; lower means a stronger rental market.

Vacancy rate — 7.5% · ZIP 20012: 8.0%



HOUSING

Median Home Value & Rent



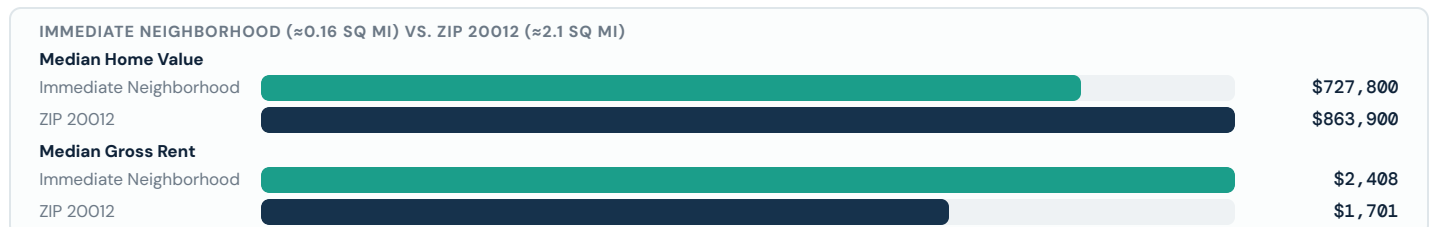
WHERE THIS RATIO FALLS



☐ **Under 15**
 Homes inexpensive relative to local rents

☒ **15–20**
 Home prices and rents roughly proportional

☐ **Over 20**
 Homes expensive relative to local rents



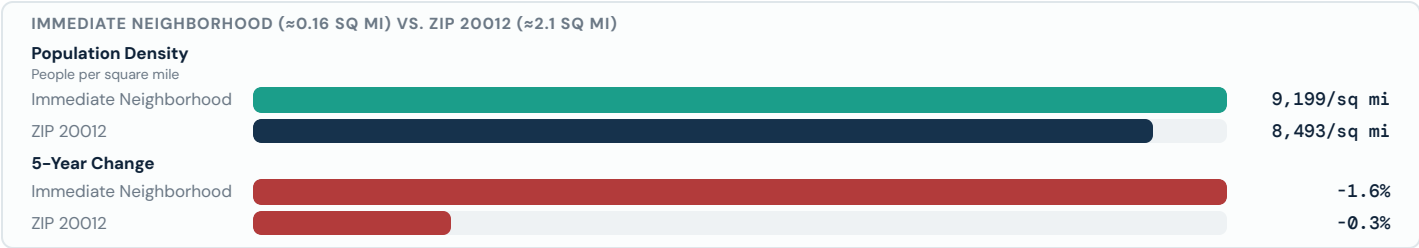
POPULATION

Population & 5-Year Change



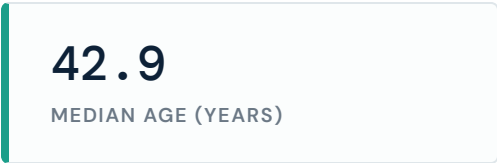
Reflects the change between the 2019 and 2024 American Community Survey 5-Year Estimates for this immediate neighborhood (Census block group).

Small-Area Note. This area has an estimated population of 1,489, smaller than many service areas. Some figures in this report are based on smaller sample sizes and are best read as approximate rather than precise.

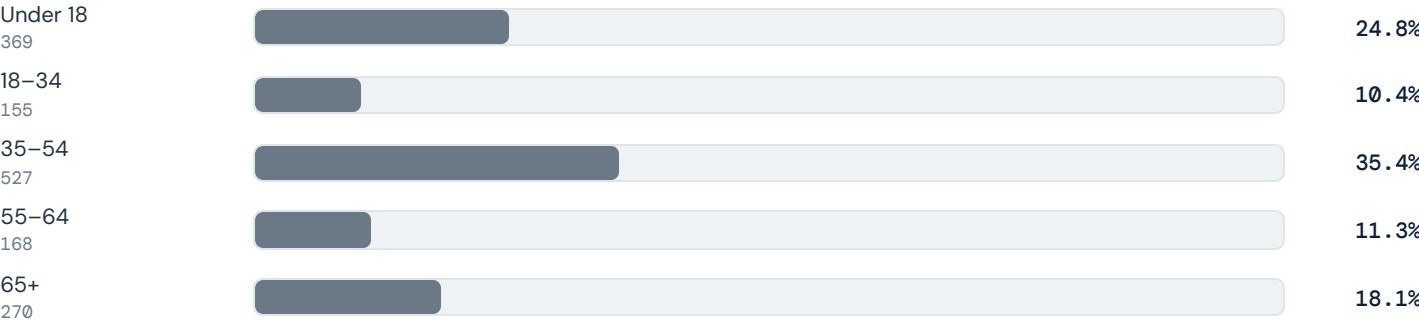
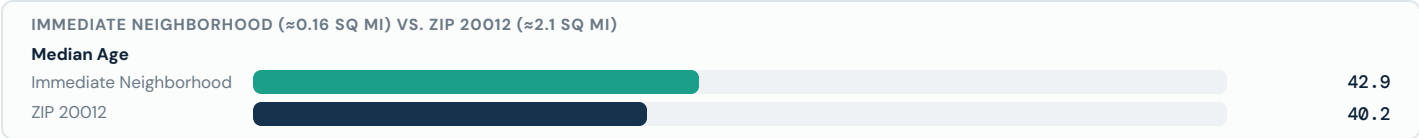


DEMOGRAPHICS

Age Distribution & Median Age



POPULATION BY AGE GROUP



ECONOMICS

Median Household Income & Income Distribution

\$190,882

MEDIAN HOUSEHOLD INCOME

SHARE OF HOUSEHOLDS BY INCOME BAND



IMMEDIATE NEIGHBORHOOD (≈0.16 SQ MI) VS. ZIP 20012 (≈2.1 SQ MI)

Median Household Income



HOUSEHOLDS

Household Composition & Average Household Size

2.13

AVG. HOUSEHOLD SIZE

700

TOTAL HOUSEHOLDS

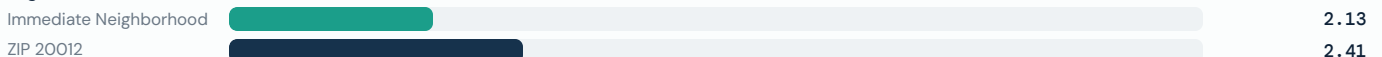


Family : Non-Family ratio – 1.05 : 1

The number of family households for every non-family household (like singles or roommates). Higher means a more family-oriented area.

IMMEDIATE NEIGHBORHOOD (≈0.16 SQ MI) VS. ZIP 20012 (≈2.1 SQ MI)

Avg. Household Size

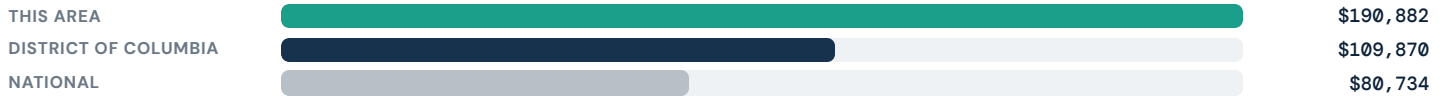


BENCHMARKS

How This Area Compares

■ This Area
 ■ District of Columbia
 ■ National

Median Household Income



This area's median household income is 136% above the national median (\$190,882 vs. \$80,734).

Population Growth (5-Year)



This area's population grew -1.6% over the past five years — 4.7 percentage points slower than the national rate of +3.1%.

Median Home Value



This area's median home value is 119% above the national median (\$727,800 vs. \$332,700).

Median Age



This area's median age of 42.9 is 10% older than the national median of 38.9.

Owner-Occupancy Rate



This area's owner-occupancy rate of 65.9% is 0.7 percentage points higher than the national rate of 65.2%.

COVERAGE

What This Report Covers

A Census block group is the smallest geography for which the Census Bureau publishes detailed demographic data; a ZIP Code Tabulation Area (ZCTA) approximates the corresponding ZIP code and covers a wider surrounding area. The figures below give a sense of how large each reported area actually is. Where the Census does not publish a figure, this report says so in place of it and names which figure is missing, rather than substituting a zero or an estimate.

IMMEDIATE NEIGHBORHOOD (BLOCK GROUP)

≈0.16 sq mi

Population: 1,489

Households: 700

ZIP 20012

≈2.1 sq mi

Population: 17,519

Households: 7,155

METHODOLOGY

How the Rankings Work

Each ranking compares this area's own ACS figure against that same figure for all US block groups — 50 states, the District of Columbia and Puerto Rico, excluding areas with no population, and counting each area once regardless of its size. That distribution is made of area-level figures, so it is not the same as the household-weighted national figure shown beside each value. Median gross rent and price-to-rent are not ranked: the Census does not publish them for enough areas to build a meaningful national distribution. Five-year population change is not ranked because area boundaries are redrawn between data vintages. Distribution: ACS 5-Year, 2024.

A ranking is only shown when the survey is precise enough to support one. Every Census estimate carries a margin of error; where an estimate's spans more than 30 percentile points, or where the Census cannot reliably size the area at all, this report gives a plain comparison instead of a rank. Most areas keep a ranking for median home value; fewer keep one for income, age or household size.

AREAS INCLUDED IN EACH RANKING

METRIC	US BLOCK GROUPS RANKED
Population density	237,457
Median age	239,988
Average household size	239,342
Median household income	223,659
Median home value	218,005
Owner-occupancy rate	239,548

Totals differ between metrics because the Census does not publish every figure for every area.

SOURCES

Sources & Disclosures

All figures are drawn from the U.S. Census Bureau American Community Survey (ACS) 5-Year Estimates (2019 and 2024 vintages) for the Census block group covering 416 Cedar St Nw (the immediate neighborhood) and the surrounding ZIP Code Tabulation Area 20012, the state of District of Columbia, and the United States. Block groups are official Census Bureau geographies and may not align exactly with commonly understood neighborhood boundaries. ZCTAs approximate, but do not exactly match, USPS ZIP code boundaries. This report is provided for general market research purposes only and does not constitute financial, legal, or investment advice.