



housing

Henry County, MO (29083)

Geography: County

Population		Households	
2010 Total Population	22,272	2020 Median Household Income	\$47,554
2020 Total Population	22,474	2025 Median Household Income	\$50,764
2025 Total Population	22,388	2020-2025 Annual Rate	1.32%
2020-2025 Annual Rate	-0.08%		

Housing Units by Occupancy Status and Tenure	Census 2010		2020		2025	
	Number	Percent	Number	Percent	Number	Percent
Total Housing Units	10,886	100.0%	11,203	100.0%	11,336	100.0%
Occupied	9,405	86.4%	9,553	85.3%	9,535	84.1%
Owner	6,877	63.2%	7,142	63.8%	7,133	62.9%
Renter	2,528	23.2%	2,411	21.5%	2,402	21.2%
Vacant	1,481	13.6%	1,650	14.7%	1,801	15.9%

Owner Occupied Housing Units by Value	2020		2025	
	Number	Percent	Number	Percent
Total	7,142	100.0%	7,133	100.0%
<\$50,000	1,196	16.7%	1,047	14.7%
\$50,000-\$99,999	2,201	30.8%	2,067	29.0%
\$100,000-\$149,999	1,319	18.5%	1,327	18.6%
\$150,000-\$199,999	903	12.6%	934	13.1%
\$200,000-\$249,999	543	7.6%	581	8.1%
\$250,000-\$299,999	325	4.6%	370	5.2%
\$300,000-\$399,999	425	6.0%	520	7.3%
\$400,000-\$499,999	72	1.0%	93	1.3%
\$500,000-\$749,999	130	1.8%	169	2.4%
\$750,000-\$999,999	12	0.2%	12	0.2%
\$1,000,000-\$1,499,999	6	0.1%	5	0.1%
\$1,500,000-\$1,999,999	0	0.0%	0	0.0%
\$2,000,000+	10	0.1%	8	0.1%

Median Value	\$106,596	\$117,050
Average Value	\$144,543	\$155,226

Census 2010 Housing Units	Number	Percent
Total	10,886	100.0%
In Urbanized Areas	0	0.0%
In Urban Clusters	5,538	50.9%
Rural Housing Units	5,348	49.1%

Data Note: Persons of Hispanic Origin may be of any race.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.

Census 2010 Owner Occupied Housing Units by Mortgage Status		
	Number	Percent
Total	6,877	100.0%
Owned with a Mortgage/Loan	3,894	56.6%
Owned Free and Clear	2,983	43.4%

Census 2010 Vacant Housing Units by Status		
	Number	Percent
Total	1,481	100.0%
For Rent	348	23.5%
Rented- Not Occupied	20	1.4%
For Sale Only	231	15.6%
Sold - Not Occupied	164	11.1%
Seasonal/Recreational/Occasional Use	345	23.3%
For Migrant Workers	0	0.0%
Other Vacant	373	25.2%

Census 2010 Occupied Housing Units by Age of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	9,405	6,877	73.1%
15-24	362	108	29.8%
25-34	1,154	639	55.4%
35-44	1,354	946	69.9%
45-54	1,870	1,395	74.6%
55-64	1,792	1,435	80.1%
65-74	1,489	1,263	84.8%
75-84	980	794	81.0%
85+	404	297	73.5%

Census 2010 Occupied Housing Units by Race/Ethnicity of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	9,405	6,877	73.1%
White Alone	9,130	6,719	73.6%
Black/African American Alone	87	51	58.6%
American Indian/Alaska Native	53	29	54.7%
Asian Alone	14	5	35.7%
Pacific Islander Alone	3	3	100.0%
Other Race Alone	19	12	63.2%
Two or More Races	99	58	58.6%
Hispanic Origin	93	60	64.5%

Census 2010 Occupied Housing Units by Size and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	9,405	6,877	73.1%
1-Person	2,719	1,644	60.5%
2-Person	3,614	2,990	82.7%
3-Person	1,337	992	74.2%
4-Person	1,005	737	73.3%
5-Person	492	348	70.7%
6-Person	145	97	66.9%
7+ Person	93	69	74.2%

2020 Housing Affordability	
Housing Affordability Index	245
Percent of Income for Mortgage	9.4%

Data Note: Persons of Hispanic Origin may be of any race.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2020 and 2025.