

HOUSING STATISTICS FOR THE 118TH CONGRESS

California District 42

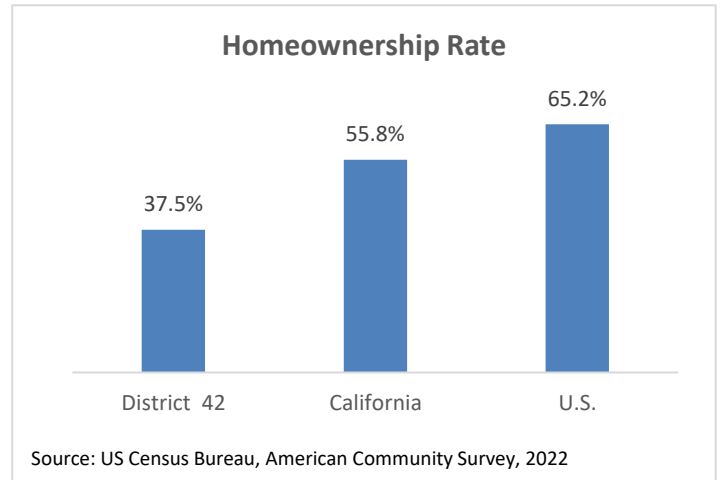
Honorable Robert Garcia (D)



Housing Stock in 2022

| | | |
|---|------------------|-------|
| Value of owner-occupied units (\$ Bil)¹ | \$66.7 | |
| Total Housing Units | 257,204 | |
| Occupied Housing Units | 244,322 | |
| Owner Occupied Units | 91,505 | |
| With Mortgage | 62,060 | 67.8% |
| Without Mortgage | 29,445 | 32.2% |
| Renter Occupied Units | 152,817 | |
| Vacant Units | 12,882 | 5.0% |
| Homeownership rate | 37.5% | |
| Median property value | \$729,200 | |

Homeownership Rate in 2022



¹/1 NAR estimate which is the number of owner-occupied housing units multiplied by the median property value.

Homeownership Rate by Race/Ethnicity and Age in 2022

| | District 42 | CA | U.S. |
|-------------------------------------|-------------|-------|-------|
| By race | | | |
| All | 37.5% | 55.8% | 65.2% |
| White Alone | 50.9% | 63.0% | 72.3% |
| Black Alone | 20.1% | 35.2% | 44.1% |
| Amer. Indian/Alaskan Native | 47.6% | 47.7% | 55.1% |
| Asian Alone | 33.3% | 61.5% | 63.3% |
| Native Hawaiian/Pacific Is. | 21.5% | 46.2% | 44.4% |
| Some Other Race Alone | 30.6% | 43.1% | 47.0% |
| Two or More Races | 32.8% | 49.1% | 55.2% |
| Hispanic (ethnicity) | 30.8% | 45.9% | 51.1% |
| By age of head of household: | | | |
| 25-34 years old | 16% | 28% | 42% |
| 35 to 44 years old | 26% | 48% | 61% |
| 45 to 54 years old | 36% | 58% | 70% |
| 55 and over years old | 55% | 71% | 77% |

* N means no data is reported

Broadband Access in 2022

| | District 42 | CA | U.S. |
|--------------------------------------|-------------|------------|-------------|
| Households with internet | 221,842 | 12,674,005 | 118,377,653 |
| Households with broadband | 221,293 | 12,660,165 | 118,202,131 |
| Percent of households with internet | 90.8% | 93.5% | 91.2% |
| Percent of households with broadband | 90.6% | 93.4% | 91.0% |

Household Income and Unemployment by Race in 2022

| | Household Income | Unemployment Rate |
|-----------------------------|------------------|-------------------|
| All | \$73,006 | 0.1 |
| White Alone | \$91,912 | 3.5 |
| Black Alone | \$62,510 | 7.8 |
| Amer. Indian/Alaskan Native | \$80,741 | N |
| Asian Alone | \$65,678 | 3.7 |
| Native Hawaiian/Pacific Is. | N | N |
| Some Other Race Alone | \$64,820 | 6.7 |
| Two or More Races | \$63,229 | 4.9 |
| Hispanic (ethnicity) | \$65,507 | 5.7 |

* N means no data is reported

Monthly Housing Cost, Gross Rent, and Real Estate Taxes in 2022

| | Median household Income | Median property value | Price-to-income ratio* | Housing Cost ² | Housing cost as percent of income** |
|-----------------------|-------------------------|-----------------------|------------------------|---------------------------|-------------------------------------|
| Owner Occupied Units | \$110,894 | \$729,200 | 6.6 | \$1,975 | 21% |
| With Mortgage | \$122,731 | \$760,100 | 6.2 | \$2,618 | 26% |
| Without Mortgage | \$84,005 | \$669,400 | 8.0 | \$618 | 9% |
| Renter Occupied Units | \$57,182 | | | \$1,686 | 35% |

*Households are cost-burdened if they spend more than 30 percent of income on housing.

² Selected monthly owner cost is the sum of payment for mortgages, real estate taxes, various insurance, utilities, fuels, mobile home costs, and condominium fees. Gross rent includes contract rent, utilities, and fuels.

| | |
|-------------------------------------|-----------|
| Median property value in the US | \$320,900 |
| Median household income in the U.S. | \$74,755 |
| Price-to-income | 4.3 |

*Price to income ratio of 10 or higher is highly unaffordable.

Where People Lived in 2022

| | Owner-occupied | | Renter-occupied | | Total |
|---------------------------|----------------|--------|-----------------|--------|--------|
| 1-unit, detached | 68,838 | 75.2% | 38,417 | 25.1% | 43.9% |
| 1-unit, attached | 6,895 | 7.5% | 13,891 | 9.1% | 8.5% |
| 2-unit | 1,734 | 1.9% | 49,863 | 32.6% | 21.1% |
| 3-4 unit | 1,341 | 1.5% | 8,081 | 5.3% | 3.9% |
| 5-9 unit | 1,213 | 1.3% | 20,530 | 13.4% | 8.9% |
| 10 or more unit | 9,695 | 10.6% | 21,345 | 14.0% | 12.7% |
| Mobile home or other type | 1,789 | 2.0% | 690 | 0.5% | 1.0% |
| | 91,505 | 100.0% | 152,817 | 100.0% | 100.0% |

| | |
|---|-------|
| Percent of homeowners in 1-unit homes | 82.8% |
| Percent of renters in 1-unit structures | 34.2% |