

Area Economic Profile

FOREST GROVE

2021

	Forest Grove	Wash. County	Metro-PMSA Region	Oregon
Population July 1, 2020	25,435	620,080	2,478,810	4,268,055
% Population Growth 10-20	+20.6	+17.1%	+14.5%	+11.4%
% Population Growth 2000-20	+44.2%	+39.2%	+32.2%	+24.7%
Population Projection 2030	31,561	673,425	3,015,000	4,654,230
Median Age 2010	33.2	36.7	38.4	39.7
Area size (square miles)	5.96	727 sq mi.	397sq. mi. UGB 6,686 6 Counties	96,002 sq. mi.
% in Labor Force	65.9%	69.1%	66.9%	62.4%
Labor Force 2019 ACS Annual	12,805	322,118	1,329,508	2,105,967
Labor Force 10 mi radius 2019	85,545 †	--	--	--
% Difference in Unemployment 2020 over 2019	+3.7	+3.7	+4.6	+4.3
Unemployment Rate 2020 Annual	6.9%	6.8%	8.1%	8.0%
Unemployment Rate 2019 Annual	3.2%	3.1%	3.5%	3.7%
Total nonfarm employment 2019 Annual	7,340	303,600	1,222,900	1,953,489
Total nonfarm employment 2020 Annual	NA	285,200	1,130,600	1,812,000
Total nonfarm employment loss 2020 over 2019	NA	-18,400(-6%)	-92,300 (-8.9%)	-130,800 (-6.7%)
% Job Growth 2019 over 2010	+21.6%	+29%	+25%	+22 %
New Jobs created 2019 over 2018	261 (+3.7%)	8,137 (+2.7%)	19,750	32,685 (+1.7%)
% Manufacturing of all Jobs 2019 Annual	20.7%	17.1%	11%	10.1%

	Forest Grove	Wash. County	Metro-PMSA Region	Oregon
% & # Change in Manufacturing Jobs 2019 over 2010	+135 9.7% growth	+10,996 26.7% growth	+19,620 20.6% growth	+34,118 21% growth
% & # Change in Manufacturing Jobs 2019 over 2015	+152 11.1% growth	+4,874 10.3 % growth	+6,221 5.7% growth	+12,117 6.5% growth
Per Capita Income ACS 2019	\$28,155	\$39,769	\$38,544	\$33,763
Median HH Income ACS 2019	\$64,171	\$82,215	\$74,792	\$62,818
Median HH Income 2000	\$40,135	\$52,122	\$47,077	\$40,916
% Median HH Income growth 2000-2019	+14.82%	+13.93%	+11.32%	+12.08%
Median Wage Earnings 2019 (Full Time)	Male \$50,614 Female \$40,109	Male \$64,969 Female \$50,969	Male \$62,147 Female \$50,677	Male \$55,654 Female \$44,654
Average Wage Annual 2019	\$46,408	\$73,226	\$63,227	\$55,019
Avg. Manufacturing Wage Annual 2019	\$49,940	\$113,694	\$85,359	\$71,436
Avg. Wage increase 2018-2019	+2.4%	+4.1%	+3.6%	+3.7%
Poverty Rate ACS 2019	10.6%	8.4%	9.6%	11.4%
% High School Diploma 2019	87.1%	92.2%	92.7%	90.3%
% 4-yr College degree or more 2019	28.4%	44.4%	40.3%	32.7%
Inflation Rate 2020 Annual	2.9%	2.9%	2.9%	--
Housing Units 2019	8,973	234,162	1,082,843	1,808,482
% Housing Unit increase 2010-2019	14.4%	10.2%	17%	7.9%
% Housing Units Owner-Occup.2019	59.4%	61.6%	61.7%	62.4%
% Housing Units Rented 2019	40.6%	38.4%	38.3%	37.6%

	Forest Grove	Wash. County	Metro-PMSA Region	Oregon
Median Monthly Rent 2020	\$1,141	\$1,359	\$1,484 (Portland)	--
Median Home Sale Price DEC 2020 YTD	\$410,000#		\$440,000	--
Average Home Sale Price DEC 2020 YTD	\$435,400#		\$494,000	--
% Avg price change 2020 over 2019	+5.1%		+7.6%	--
Median Home Sale Price 2020 Annual	\$410,000 #	\$340,000	\$440,000	--
Median Condo Sale Price 2020 DEC ytd			\$451,000	--

Source Notes:

Data is from US Census-ACS or Oregon Employment Department/Quality Info except where indicated

Population data is from the Portland State University Population Research Center

Housing data is from RMLS Market Action

††Data from Oregon Department of Employment/OLMIS 2020

† ESRI 2021

Forest Grove/Hillsboro sub-region