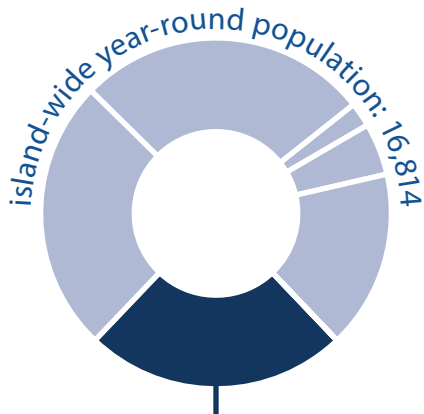




# WHO LIVES IN TISBURY?

## ALMOST A QUARTER OF THE ISLAND'S YEAR-ROUND POPULATION LIVES IN TISBURY



**24% of the year-round population of Martha's Vineyard (4,194 residents)**

Source: 2010-14 ACS

## THE PROJECTED INCREASE OF TISBURY'S YEAR-ROUND POPULATION IS COMPARABLE TO THE ISLAND'S

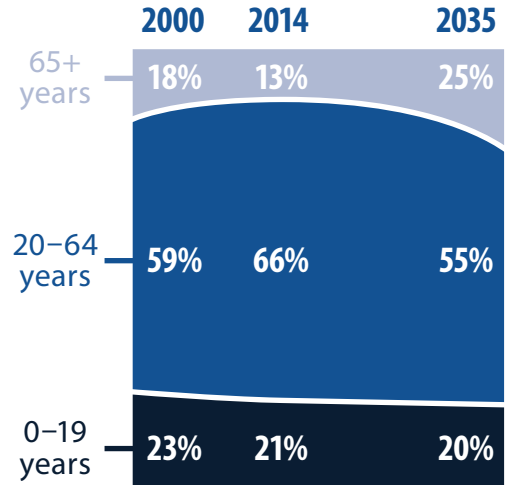
### PROJECTED YEAR-ROUND POPULATION FROM 2010 TO 2035:



Tisbury's year-round population is expected to increase from 3,949 in 2010 to 4,385 in 2035.

Source: 2000 US Census and UMass Donahue Institute Population Projections

## GROWTH OF OLDER ADULT POPULATION AND LOSS OF WORKING ADULTS BY 2035



Source: 2000 US Census, 2010-2014 ACS, and UMass Donahue Institute Population Projections

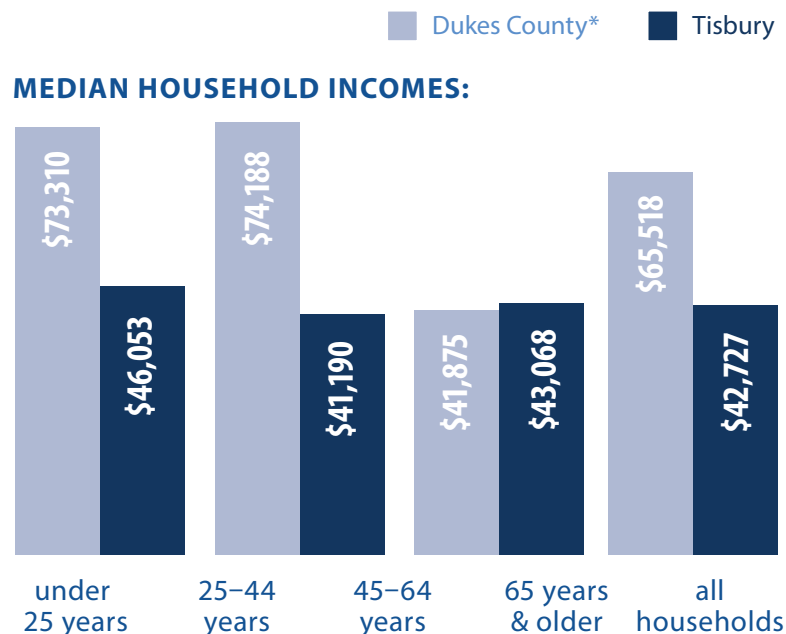
## 10% of Tisbury's year-round population is foreign-born.

Tisbury and Oak Bluffs have the largest percentage of foreign-born population of the six Island communities. Tisbury's foreign born population is largely from Brazil.

Source: 2010-2014 ACS

## YEAR-ROUND HOUSEHOLDS HAVE SIGNIFICANTLY LOWER INCOME COMPARED WITH THE COUNTY

In Tisbury and across the Island, older adults tend to have lower incomes.



Source: 2010-2014 ACS

## NUMBER OF ESTIMATED YEAR-ROUND HOUSEHOLDS IS DECREASING WHILE SIZE OF HOUSEHOLDS IS GROWING

TISBURY	2000	2014
Number of Households	<b>1,646</b>	<b>1,260</b>
Household Size	<b>2.21</b>	<b>3.29</b>

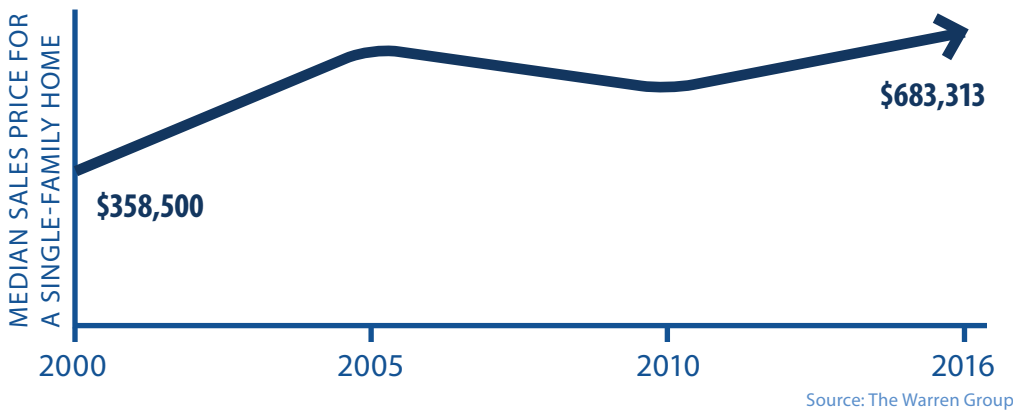
Source: 2000 US Census and 2010-2014 ACS



# TISBURY HOUSING AND AFFORDABILITY

## IF YOU DON'T ALREADY OWN A HOME HERE, YOU PROBABLY CAN'T AFFORD ONE NOW

Sales prices have risen over 90% since 2000.



income needed to afford the 2016 median sales price for single-family home\*



2014 Tisbury median household income\*\*



\*based on assumptions of 30-year fixed mortgage, August 18, 2016 interest rates, and Tisbury FY2016 residential tax rate (9.16). The median sales price for 2016 Jan-July was \$683,313. | \*\*estimated median household income isn't available yet for 2016  
Source: 2010-2014 ACS, The Warren Group, and author's calculations using MA DHCD's affordability calculator

### Over half of all year-round households in Tisbury have low/moderate income.



61% of these households spend more than half of their total gross income on housing.

Source: 2009-2013 ACS, CHAS data

### TISBURY HAS THE MOST YEAR-ROUND HOUSING ON THE ISLAND

# 48% YEAR-ROUND HOUSING

Island-Wide, the housing is 38% year-round.

Source: 2010-2014 ACS

### TISBURY HAS THE MOST DIVERSE HOUSING ON THE ISLAND

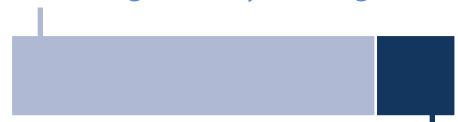
70% owner-occupied



30% renter-occupied

These figures do not include seasonal rentals. Island-wide the housing is 22% renter-occupied. State-wide it is 38%.

82% single-family housing



18% other (townhouses, two-family, multi-family, and mobile homes)

Island-wide, the housing stock is 91% single-family housing.

Source: 2010-2014 ACS