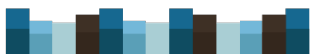


# Riverwest Neighborhood

Data Portrait | Created May 2026

DATA YOU CAN USE



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# Introduction and Background

This Neighborhood Portrait data profile was prepared by Data You Can Use with the support of the Urban Economic Development Association of Wisconsin (UEDA). The framework is based on input and advice from community organizers working in the neighborhoods supported by Milwaukee's Community Development Block Grant (CDBG) program. The original set of neighborhood portraits were released by Data You Can Use in 2016 using 2010-2014 American Community Survey 5-year estimates. This document is part of an update to those original Neighborhood Portraits and has been edited in response to community feedback following the release and use of the original portraits.

Data You Can Use and our partners hope that these tables continue to be used by those working in Milwaukee neighborhoods in their work planning, organizing, and funding development work and programming. It is designed to be used with their staff, their partners, their funders, their elected officials, and the residents of their neighborhoods, and can be used to supplement and support the stories and anecdotes of residents to build a case for needed resources, and to identify more questions.

As part of the release of the updated Neighborhood Portraits, related training on the use of census data was conducted and offered to the neighborhood partners. A final draft of each Portrait was reviewed by these same partners, and neighborhood organizers shared the ideas, stories, and strategies that they derived from the data.

With each update to the Neighborhood Portraits, Data You Can Use strives to provide both timely data and improvements to the way data is displayed and/or the topics covered. Data You Can Use actively maintains a "wish list" of hopeful future improvements for the Neighborhood Portraits; please reach out to us if you have any questions, comments, or recommendations for future expansion of this project to new topics or neighborhoods in Milwaukee at [connectwithus@datayoucanuse.org](mailto:connectwithus@datayoucanuse.org).

# About the Data and Acknowledgements

## Data Sources

This data portrait uses data from the 2020-2024 American Community Survey (ACS) 5-year estimates, which was the most up-to-date data at the time of the writing of this report. Specific source tables from the ACS are cited below each table within this report.

Census tracts 71, 72, 79, 80 and 107 were used to define the Riverwest neighborhood for the purposes of this report. These tracts were chosen based on Neighborhood Strategic Planning Area (NSP) boundaries and in consultation with our neighborhood partners. The tables in the report describe the population that live within these census tracts. Please note that the boundaries of these tracts may differ from neighborhood or NSP boundaries.

## Data Quality and Reliability

The data found in this report is from the American Community Survey and is some of the best data available that describes the people, households, families, and housing in Milwaukee neighborhoods. The American Community Survey data is collected by the U.S. Census Bureau, which holds its data to high standards.

It is also important to note that numbers and percentages included in this report are considered estimates. This is because the Census Bureau uses a sample of the population when they conduct the survey, which creates some level of uncertainty. The data presented here have a margin of error associated with each data point, which is a measure of the possible variation of the estimate and the true population value of each number. The margin of error helps data users understand the reliability of each data point.

We have chosen not to include margin of error for the estimates in the tables below so that the tables are clearer and easier to use. If you would like more information about data reliability for the tables in this report or would like to know the margin of error for a particular estimate, please reach out to our team at Data You Can Use. If you want to learn more about the American Community Survey, please refer to the [handbook for American Community Survey Data Users](#).

## Acknowledgements and Contact

This report was prepared by Data You Can Use in collaboration with community partners and stakeholders working in the Riverwest neighborhood in Milwaukee, Wisconsin.

Please reach out to Data You Can Use with questions about this report or the data it contains at [connectwithus@datayoucanuse.org](mailto:connectwithus@datayoucanuse.org).

# Section One | Population Characteristics

Table 1: Population by Race

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total Population	10,310	100.0%	566,973	100.0%
Hispanic or Latino	999	9.7%	118,591	20.9%
White Alone (Not Hispanic or Latino)	7,256	70.4%	179,514	31.7%
Black or African American Alone (Not Hispanic or Latino)	1,208	11.7%	214,848	37.9%
American Indian and Alaska Native Alone (Not Hispanic or Latino)	-	0.0%	1,972	0.3%
Asian Alone (Not Hispanic or Latino)	142	1.4%	28,556	5.0%
Native Hawaiian and Other Pacific Islander Alone (Not Hispanic or Latino)	-	0.0%	16	0.0%
Some Other Race Alone (Not Hispanic or Latino)	14	0.1%	1,597	0.3%
Two or More Races (Not Hispanic or Latino)	691	6.7%	21,879	3.9%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table B03002

## Key Takeaway(s)

- 11.7% of Riverwest neighborhood residents identify as Black or African American alone, which is lower than the percentage for the City of Milwaukee as a whole (37.9%).
- 9.7% of Riverwest neighborhood residents identify as Hispanic or Latino, lower than the City of Milwaukee as a whole (20.9%).

Table 2: Population by Age and Sex

	Riverwest				City of Milwaukee			
	Total		Male	Female	Total		Male	Female
	Estimate	%			Estimate	%		
Total	10,310		5,235	5,075	566,973		274,137	292,836
Under 5 years	389	3.8%	2.3%	5.3%	38,651	6.8%	7.2%	6.5%
5 to 9 years	393	3.8%	3.6%	4.0%	39,226	6.9%	7.4%	6.5%
10 to 14 years	362	3.5%	2.2%	4.9%	42,270	7.5%	7.8%	7.2%
15 to 19 years	398	3.9%	3.4%	4.4%	43,732	7.7%	8.0%	7.4%
20 to 24 years	706	6.8%	6.8%	6.9%	46,321	8.2%	8.2%	8.2%
25 to 29 years	1,653	16.0%	14.9%	17.2%	49,921	8.8%	8.9%	8.7%
30 to 34 years	1,483	14.4%	13.6%	15.2%	46,467	8.2%	8.3%	8.1%
35 to 39 years	1,247	12.1%	12.1%	12.1%	38,743	6.8%	6.6%	7.1%
40 to 44 years	806	7.8%	8.7%	6.9%	36,431	6.4%	6.5%	6.4%
45 to 49 years	457	4.4%	4.4%	4.5%	30,304	5.3%	5.2%	5.5%
50 to 54 years	485	4.7%	4.6%	4.8%	29,026	5.1%	4.9%	5.3%
55 to 59 years	507	4.9%	6.4%	3.4%	29,492	5.2%	5.1%	5.3%
60 to 64 years	390	3.8%	5.0%	2.5%	28,499	5.0%	5.1%	5.0%
65 to 69 years	451	4.4%	5.1%	3.7%	24,136	4.3%	4.1%	4.4%
70 to 74 years	308	3.0%	3.2%	2.7%	18,315	3.2%	3.2%	3.3%
75 to 79 years	193	1.9%	2.9%	0.8%	10,563	1.9%	1.8%	2.0%
80 to 84 years	53	0.5%	0.7%	0.4%	7,153	1.3%	1.0%	1.5%
85 years and over	29	0.3%	0.1%	0.4%	7,723	1.4%	0.9%	1.8%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table B01001

### Key Takeaways

- 50.8% of the residents in the Riverwest neighborhood are male and 49.2% are female.
- 15% of the residents in the Riverwest neighborhood are under 20 years old compared to 28.9% in the City of Milwaukee overall.
- 10.7% of the residents in the Riverwest neighborhood are between the ages of 15 and 24 compared to 15.2% in the City of Milwaukee overall.

Table 3: Residents Living in Poverty by Age

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total Population *	9,999		552,601	
Income in the past 12 months below poverty level	1,281	12.8%	125,891	22.8%
Under 5 years	19	1.5%	12,801	10.2%
5 years	25	2.0%	2,699	2.1%
6 to 11 years	36	2.8%	16,079	12.8%
12 to 14 years	-	0.0%	7,110	5.6%
15 years	-	0.0%	2,027	1.6%
16 and 17 years	30	2.3%	4,215	3.3%
18 to 24 years	263	20.5%	16,548	13.1%
25 to 34 years	246	19.2%	17,169	13.6%
35 to 44 years	184	14.4%	12,821	10.2%
45 to 54 years	199	15.5%	9,824	7.8%
55 to 64 years	117	9.1%	12,557	10.0%
65 to 74 years	99	7.7%	7,678	6.1%
75 years and over	63	4.9%	4,363	3.5%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table B17001. Note: The total population number for this table does not match the total population number that can be seen in the previous tables. This is because this table is showing data for the total population for whom poverty status can be determined – in this case, slightly fewer people from the neighborhood.

### How to interpret this table

The Census Bureau defines the poverty threshold differently for each person or family. Thresholds vary by the size of the family and the age of the members and are updated for inflation on an annual basis. [Read more about poverty thresholds here.](#)

### Key Takeaways

- 12.8% of Riverwest neighborhood residents live in households with incomes below the poverty line, compared to 22.8% in the City of Milwaukee overall.

Table 4: Household Characteristics

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total	5,616		232,520	
Family households	1,637	29.1%	118,290	50.9%
Married couple family	1,052	18.7%	57,955	24.9%
Family with male householder, no spouse present	157	2.8%	14,341	6.2%
Family with female householder, no spouse present	428	7.6%	45,994	19.8%
Non-family Households	3,979	70.9%	114,230	49.1%
Householder living alone	2,752	49.0%	91,349	39.3%
Householder not living alone	1,227	21.8%	22,881	9.8%
Average Household Size	1.84*		2.37	

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, tables B11001 and S1101 \*Note: the average household for Riverwest is an estimate calculated by dividing the estimated total number of residents in the neighborhood by the estimated total number of households. This methodology is the same as the methodology used by the U.S. Census.

**How to interpret this table**

The Census Bureau defines a family as “a group of two people or more (one of whom is the householder) related by birth, marriage, or adoption and residing together; all such people (including related subfamily members) are considered as members of one family.”

**Key Takeaways**

- 49.0% of households in the Riverwest neighborhood are occupied by individuals living alone, greater than the rate for the City of Milwaukee (39.3%).
- The estimated average household size for the Riverwest neighborhood is 1.84 people per household, which is less than the average household size for the City of Milwaukee as a whole (2.37).

Table 5: Vehicles per Household

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total Households	5,616		232,520	
No vehicle available	781	13.9%	37,704	16.2%
1 vehicle available	3,043	54.2%	106,938	46.0%
2 vehicles available	1,519	27.0%	64,820	27.9%
3 vehicles available	236	4.2%	17,419	7.5%
4 or more vehicles available	37	0.7%	5,639	2.4%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table B08021

**Key Takeaways**

- Approximately 13.9% of households in the Riverwest neighborhood do not have access to a vehicle, a smaller percentage than the rate of the City of Milwaukee as a whole (16.2%).

Table 6: Employment Status by Sex

	Riverwest					City of Milwaukee				
	Estimate	Labor Force Participation Rate	Employment/Population Ratio	Unemployment Rate	Not Working	Estimate	Labor Force Participation Rate	Employment/Population Ratio	Unemployment Rate	Not Working
Population Age 20-64 Years	7,734	87.5%	84.1%	3.9%	16.0%	335,204	77.0%	72.2%	6.1%	27.7%
Male	4,006	86.8%	83.5%	3.7%	16.5%	161,004	78.7%	73.5%	6.5%	26.4%
Female	3,728	88.2%	84.7%	4.0%	15.3%	174,200	75.4%	71.1%	5.7%	28.9%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table S2301

**How to interpret this table**

- The **labor force participation rate** refers to the proportion of the population age 20-64 that is either working or actively looking for work.
- The **employment/population ratio** is the proportion of the population age 20-64 that is working.
- **Unemployment rate** is the percentage of those in the labor force who are not working.
- In this table, **not working** refers to the combined percentage of people who are not in the labor force and those who are in the labor force but are unemployed.

**Key Takeaways**

- 87.5% of Riverwest neighborhood residents ages 20-64 are participating in the labor force by working or actively looking for work, greater than the rate for the City of Milwaukee (77%).
- 3.9% of the labor force from the Riverwest neighborhood is unemployed and looking for work, less than the City of Milwaukee (6.1%).

Table 7: Commute Method and Time to Work

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
<b>COMMUTE METHOD</b>				
Total workers 16 and over	6,692		261,320	
Drove alone in car, truck, or van	4,317	64.5%	173,173	66.3%
Carpooled in car, truck, or van	311	4.6%	25,785	9.9%
Public transportation	268	4.0%	12,946	5.0%
Taxicab	17	0.3%	996	0.4%
Motorcycle	-	0.0%	118	0.0%
Bicycle	174	2.6%	1,384	0.5%
Walked	330	4.9%	10,496	4.0%
Other means	59	0.9%	2,674	1.0%
Worked from home	1,216	18.2%	33,748	12.9%
<b>COMMUTE TIME</b>				
Total workers 16 and over who did not work from home	5,476		227,572	
Less than 10 minutes	639	11.7%	24,402	10.7%
10 to 19 minutes	2,129	38.9%	83,390	36.6%
20 to 29 minutes	1,264	23.1%	58,439	25.7%
30 to 39 minutes	1,061	19.4%	37,838	16.6%
40 to 59 minutes	280	5.1%	12,989	5.7%
60 to 89 minutes	38	0.7%	7,031	3.1%
90 minutes or more	65	1.2%	3,483	1.5%
Mean travel time to work (minutes)	20.9		22.4	

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, tables B08301 and B08303. Mean travel time to work for Riverwest is calculated based on table B08303. Mean travel time to work for City of Milwaukee is taken from table S0801.

### Key Takeaways

- 64.5% of Riverwest neighborhood working residents ages 16 and over drive alone in a car, truck, or van to work, a smaller percentage than the City of Milwaukee overall (66.3%).
- The mean travel time to work in the Riverwest neighborhood is 20.9 minutes, compared to 22.4 minutes in the City of Milwaukee.

Table 8: Employment Sector by Sex

	Riverwest				City of Milwaukee			
	Total		Male	Female	Total		Male	Female
	Estimate	%			Estimate	%		
Civilian employed population 16 years and over	6,772		3,458	3,314	265,636		130,130	135,506
Management, business, science, and arts occupations	3,951	58.3%	54.3%	62.6%	93,409	35.2%	30.3%	39.8%
Service occupations	993	14.7%	11.8%	17.7%	56,202	21.2%	16.7%	25.5%
Sales and office occupations	817	12.1%	10.8%	13.4%	46,752	17.6%	12.5%	22.5%
Natural resources, construction, and maintenance occupations	413	6.1%	11.0%	1.0%	16,045	6.0%	11.5%	0.8%
Production, transportation, and material moving occupations	598	8.8%	12.1%	5.4%	53,228	20.0%	29.0%	11.5%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table S2301

### Key Takeaways

- The most common employment sectors for Riverwest neighborhood residents are management, business, science, and arts occupations, which accounts for 58.3% of the employed population in the Riverwest neighborhood.
- 48.9% of the civilian employed population in the Riverwest neighborhood is female, compared to 51% in the City of Milwaukee.

Table 9: Educational Attainment

	Riverwest				City of Milwaukee			
	Total		Male	Female	Total		Male	Female
	Estimate	%			Estimate	%		
Population 18 to 24 years	979		488	491	66,459		32,523	33,936
Less than high school graduate	43	4.4%	7.2%	1.6%	8,391	12.6%	14.6%	10.8%
High school graduate (includes equivalency)	224	22.9%	25.8%	20.0%	25,963	39.1%	41.1%	37.1%
Some college or associate's degree	500	51.1%	39.5%	62.5%	24,811	37.3%	35.4%	39.2%
Bachelor's degree or higher	212	21.7%	27.5%	15.9%	7,294	11.0%	8.9%	12.9%

Population 25 years and over	8,062		4,279	3,783	356,773		168,398	188,375
Less than 9th grade	115	1.4%	1.8%	1.1%	21,450	6.0%	6.7%	5.4%
9th to 12th grade, no diploma	296	3.7%	4.8%	2.4%	30,313	8.5%	8.9%	8.1%
High school graduate (includes equivalency)	954	11.8%	12.4%	11.2%	108,358	30.4%	32.2%	28.7%
Some college, no degree	1,756	21.8%	22.6%	20.9%	72,483	20.3%	19.8%	20.8%
Associate's degree	450	5.6%	4.3%	7.1%	26,253	7.4%	6.9%	7.8%
Bachelor's degree	3,044	37.8%	37.5%	38.0%	63,079	17.7%	17.1%	18.2%
Graduate or professional degree	1,447	17.9%	16.8%	19.3%	34,837	9.8%	8.4%	11.0%
High school graduate or higher	7,651	94.9%	93.5%	96.5%	305,010	85.5%	84.3%	86.5%
Bachelor's degree or higher	4,491	55.7%	54.3%	57.3%	97,916	27.4%	25.5%	29.2%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table S1501

**Key Takeaways**

- In the Riverwest neighborhood, 94.9% of residents over 25 years old have graduated from high school or higher, a larger percentage than the City of Milwaukee overall (85.5%).

# Section Two | Housing and Household Characteristics

Table 10: Housing Occupancy and Tenure

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total Housing Units	6,232		259,101	
Vacant Housing Units	616	9.9%	26,581	10.3%
Occupied Housing Units	5,616	90.1%	232,520	89.7%
Owner-occupied housing units	2,266	40.3%	97,223	41.8%
Renter-occupied housing units	3,350	59.7%	135,297	58.2%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table DP04

### Key Takeaways

- Of the occupied housing units in the Riverwest neighborhood, 40.3% are owner-occupied, which is smaller than the City of Milwaukee rate (41.8%).
- 9.9% of housing units in the Riverwest neighborhood are vacant, compared to 10.3% in the City of Milwaukee as a whole.

Table 11: Units in Structure for Occupied Housing Units

	Riverwest			City of Milwaukee		
	Occupied Housing Units Estimates	Owner-Occupied Housing Units	Renter-Occupied Housing Units	Occupied Housing Units Estimates	Owner-Occupied Housing Units	Renter Occupied Housing Units
Occupied housing units	5,616	2,266	3,350	232,520	97,223	135,297
Occupied housing units %		40.3%	59.7%		41.8%	58.2%
UNITS IN STRUCTURE						
1, detached	1,285	47.9%	5.9%	96,074	75.6%	16.7%
1, attached	285	6.0%	4.5%	10,154	4.2%	4.5%
2 apartments	1,968	28.5%	39.5%	46,384	12.6%	25.2%
3 or 4 apartments	1,043	7.5%	26.0%	16,931	1.0%	11.8%
5 to 9 apartments	212	1.8%	5.1%	13,293	0.9%	9.2%
10 or more apartments	811	7.7%	19.0%	48,767	5.2%	32.3%
Mobile home or other type of housing	12	0.5%	0.0%	917	0.5%	0.3%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table S2504

### Key Takeaways

- Of the owner-occupied housing units in the Riverwest neighborhood, 28.5% are duplexes (2 apartments) compared to 12.6% in the City of Milwaukee.
- 19.0% of renter-occupied units in the Riverwest neighborhood are buildings with 10 or more apartments, compared to 32.3% in the City of Milwaukee as a whole.

Table 12: Housing Unit Bedrooms and Year Built

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total housing units	6,232		259,101	
<b>BEDROOMS</b>				
No bedroom	186	3.0%	10,499	4.1%
1 bedroom	1,496	24.0%	42,928	16.6%
2 bedrooms	2,991	48.0%	90,801	35.0%
3 bedrooms	1,153	18.5%	84,423	32.6%
4 bedrooms	299	4.8%	24,840	9.6%
5 or more bedrooms	107	1.7%	5,610	2.2%
<b>YEAR STRUCTURE BUILT</b>				
Built 2014 or later	-	0.0%	1,270	0.5%
Built 2010 to 2013	381	6.1%	9,683	3.7%
Built 2000 to 2009	325	5.2%	10,698	4.1%
Built 1990 to 1999	125	2.0%	8,925	3.4%
Built 1980 to 1989	99	1.6%	10,271	4.0%
Built 1970 to 1979	253	4.1%	23,424	9.0%
Built 1960 to 1969	180	2.9%	29,392	11.3%
Built 1950 to 1959	342	5.5%	49,410	19.1%
Built 1940 to 1949	613	9.8%	27,899	10.8%
Built 1939 or earlier	3,914	62.8%	88,129	34.0%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table DP04

### Key Takeaways

- 24.0% of the housing units in the Riverwest neighborhood have only one bedroom, compared with 16.6% in the City of Milwaukee.
- Of all the housing units in the Riverwest neighborhood, 62.8% were built in 1939 or earlier, compared to 34% in the city overall.

Table 13: Gross Rent and Gross Rent as a Percentage of Household Income

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
<b>GROSS RENT</b>				
<b>Occupied units paying rent</b>	3,235		131,911	
Less than \$500	139	4.3%	9,196	7.0%
\$500 to \$999	854	26.4%	48,808	37.0%
\$1,000 to \$1,499	1,762	54.5%	50,312	38.1%
\$1,500 to \$1,999	430	13.3%	15,950	12.1%
\$2,000 to \$2,499	42	1.3%	4,028	3.1%
\$2,500 to \$2,999	7	0.2%	1,807	1.4%
\$3,000 or more	1	0.0%	1,810	1.4%

<b>GROSS RENT AS A PERCENTAGE OF HOUSEHOLD INCOME</b>				
<b>Occupied units paying rent*</b>	3,224		127,270	
Less than 15.0 percent	488	15.1%	18,394	14.5%
15.0 to 19.9 percent	445	13.8%	15,256	12.0%
20.0 to 24.9 percent	601	18.6%	15,261	12.0%
25.0 to 29.9 percent	465	14.4%	13,624	10.7%
30.0 to 34.9 percent	271	8.4%	10,946	8.6%
35.0 percent or more	954	29.6%	53,789	42.3%
Not computed	126		8,027	

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table DP04. \*Note: This table excludes units for which gross rent as a percentage of household income cannot be calculated.

### Key Takeaways

- 38% of Riverwest neighborhood households paying rent paid 30 percent or more of their household income towards rent, compared to 50.9% of the City of Milwaukee as a whole. Households that spend 30 percent or more of their household income on rent or housing expenses are considered cost burdened.

Table 14: Mortgage Status and Cost (Owner-Occupied Units)

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
<b>MORTGAGE STATUS</b>				
Owner-occupied units	2,266		97,223	
Housing units with a mortgage	1,595	70.4%	63,218	65.0%
Housing units without a mortgage	671	29.6%	34,005	35.0%
<b>SELECTED MONTHLY OWNER COSTS</b>				
<b>Housing units with a mortgage</b>	1,595		63,218	
Less than \$500	-	0.0%	196	0.3%
\$500 to \$900	76	4.8%	6,966	11.0%
\$1,000 to \$1,499	532	33.4%	22,856	36.2%
\$1,500 to \$1,999	498	31.2%	19,494	30.8%
\$2,000 to \$2,499	356	22.3%	7,766	12.3%
\$2,500 to \$2,999	52	3.3%	2,894	4.6%
\$3,000 or more	81	5.1%	3,046	4.8%
<b>Housing units without a mortgage</b>	671		34,005	
Less than \$250	36	5.4%	583	1.7%
\$250 to \$399	28	4.2%	2,776	8.2%
\$400 to \$599	87	13.0%	9,285	27.3%
\$600 to \$799	316	47.1%	11,084	32.6%
\$800 to \$999	74	11.0%	5,702	16.8%
\$1,000 or more	130	19.4%	4,575	13.5%

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table DP04

### Key Takeaways

- Of all owner-occupied houses in the Riverwest neighborhood, 70.4% have a mortgage, compared to 65% in the City of Milwaukee.

Table 15: Mortgage Cost as a Percentage of Household Income (Owner-Occupied Units)

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
<b>Housing units with a mortgage*</b>	1,595		62,351	
Less than 20.0%	742	46.5%	27,025	43.3%
20.0 to 24.9%	262	16.4%	9,291	14.9%
25.0 to 29.9%	209	13.1%	7,021	11.3%
30.0 to 34.9%	108	6.8%	4,515	7.2%
35.0% or more	274	17.2%	14,499	23.3%
Not computed	-		867	
<b>Housing units without a mortgage*</b>	663		33,247	
Less than 10.0%	213	32.1%	11,247	33.8%
10.0 to 14.9%	112	16.9%	6,820	20.5%
15.0 to 19.9%	65	9.8%	4,632	13.9%
20.0 to 24.9%	36	5.4%	2,523	7.6%
25.0 to 29.9%	28	4.2%	1,859	5.6%
30.0 to 34.9%	121	18.3%	1,079	3.2%
35.0% or more	88	13.3%	5,087	15.3%
Not computed	8		758	

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table DP04. \*Note: This table excludes households where selected monthly owner costs as a percentage of household income (SMOCAPI) could not be calculated.

**Key Takeaways**

- Less than a fifth (17.2%) of all owner-occupied units with a mortgage in the Riverwest neighborhood pay 35 percent or more of their household income towards housing costs, less than the City of Milwaukee as a whole (23.3%).
- Nearly half (46.5%) of all owner-occupied units with a mortgage in the Riverwest neighborhood pay less than 20 percent of their household income towards housing costs, compared to 43.3% in the City of Milwaukee as a whole.

Table 16: Household Income in the Past 12 Months and Median Income

	Riverwest		City of Milwaukee	
	Estimate	%	Estimate	%
Total	5,616		232,520	
Less than \$10,000	152	2.7%	18,215	7.8%
\$10,000 to \$14,999	251	4.5%	14,479	6.2%
\$15,000 to \$19,999	164	2.9%	9,743	4.2%
\$20,000 to \$24,999	257	4.6%	11,187	4.8%
\$25,000 to \$29,999	300	5.3%	10,371	4.5%
\$30,000 to \$34,999	257	4.6%	12,939	5.6%
\$35,000 to \$39,999	240	4.3%	9,788	4.2%
\$40,000 to \$44,999	245	4.4%	11,230	4.8%
\$45,000 to \$49,999	198	3.5%	10,241	4.4%
\$50,000 to \$59,999	444	7.9%	18,424	7.9%
\$60,000 to \$74,999	854	15.2%	23,328	10.0%
\$75,000 to \$99,999	613	10.9%	28,771	12.4%
\$100,000 to \$124,999	501	8.9%	19,684	8.5%
\$125,000 to \$149,999	362	6.4%	11,303	4.9%
\$150,000 to \$199,999	408	7.3%	12,637	5.4%
\$200,000 or more	370	6.6%	10,180	4.4%
<b>Median Household Income</b>	<b>\$65,269</b>		<b>\$54,234</b>	

Data Source: 2020 - 2024 American Community Survey 5-Year Estimates, table B19001. Median Household Income for Riverwest is calculated based on table B19001. Median Household Income for City of Milwaukee is taken from table S1901.

### Key Takeaways

- Approximately 29.2% of households in the Riverwest neighborhood make \$100,000 or more per year, which is a smaller percentage than the City of Milwaukee as a whole (23.2%).
- The median household income in the Riverwest neighborhood is \$65,269, greater than the median household income for the City of Milwaukee as a whole (\$54,234).