



CITY OF ABBOTSFORD

2014 Demographic Profiles

Abbotsford Summary

Abbotsford Centre

Aberdeen

Babich

Bradner - Mt. Lehman

Clearbrook Centre

East Townline

Fairfield

Matsqui Prairie

McMillan

Mill Lake

Old Clayburn

South Clearbrook

South Poplar

Sumas Mountain

Sumas Prairie

West Clearbrook

West Townline

Whatcom

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Sources:

1. 2011 Census
2. 2011 National Household Survey
3. City of Abbotsford, Planning Services
4. 2011 Census of Agriculture

Additional information available:

www.abbotsford.ca/stats

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Fall 2014

Contact Us

CITY OF ABBOTSFORD

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Note that data from the voluntary 2011 National Household Survey is not as reliable as the 2011 Census, or any historical Census – use caution when comparing data between the 2014 and 2011 profiles. In particular, some areas have higher non-response rates than others in the 2011 National Household Survey. An average non-response rate is provided with each profile to help readers assess the data quality.

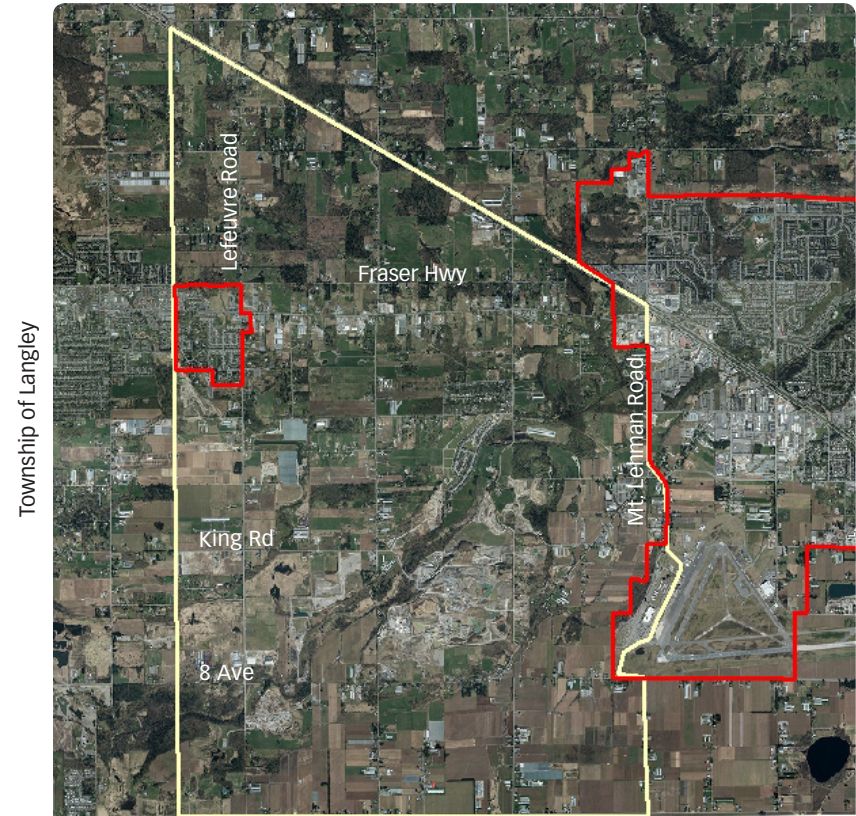
Average Aberdeen non-response rate: **45.2%**

Aberdeen



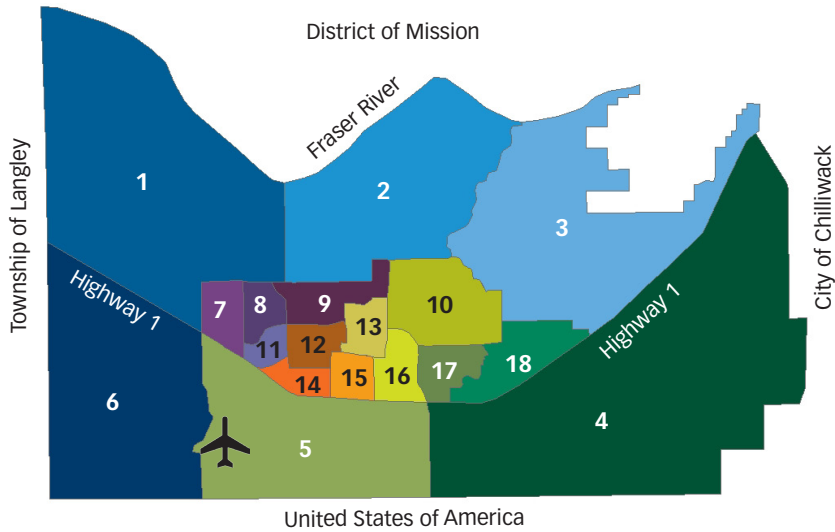
Located in the southwest corner of Abbotsford, Aberdeen covers just over 50 km². Over 90% of land is used for agricultural production. The area includes the Abbotsford International Airport, Tradex, Albert Dyck Memorial Park, and Aldergrove Lake Regional Park. Aberdeen is also home to one of the oldest cemeteries in Abbotsford.

The dominant age group of Aberdeen residents is 40 to 49 years. More than two thirds of the dwellings are owned. Just over 40% of residents 15 years and older have some type of post secondary education.



— Community boundary □ Urban Development Boundary

Statistical Snapshot



- | | | | |
|-------------------------|--------------------|-----------------------|-----------------------|
| 1. Bradner - Mt. Lehman | 6. Aberdeen | 11. West Clearbrook | 16. Abbotsford Centre |
| 2. Matsqui Prairie | 7. West Townline | 12. Clearbrook Centre | 17. McMillan |
| 3. Sumas Mountain | 8. East Townline | 13. Babich | 18. Whatcom |
| 4. Sumas Prairie | 9. Fairfield | 14. South Clearbrook | |
| 5. South Poplar | 10. Old Clayburn | 15. Mill Lake | |

Land use:
 Agricultural: 91.7% Residential: 4.9%
 Industrial: 1.0% Institutional: 1.0%
 Parks: 0.3% Commercial: 0.8%

Population density:
 114 persons/sq km

Net unit density:
 0.4 dwellings/hectare

Tenure:
 rented: 18.8% owned: 81.2%

Dominant dwelling type:
 single-detached house (71.5%)

Dominant construction period:
 1961-1980 (35.9%)

Median age: 40.1
Dominant age group:
 40 to 49
 (15.2% of total population)

% children (<15): 19.6

% seniors (65+): 11.6

\$24,353
 median individual income (before tax)
 (\$26,428 in Abbotsford)

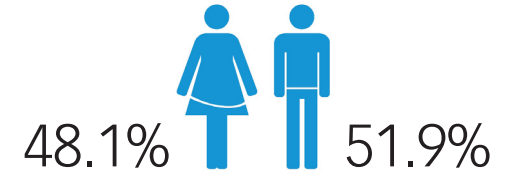
\$77,309
 median household income (before tax)
 (\$62,350 in Abbotsford)

Population

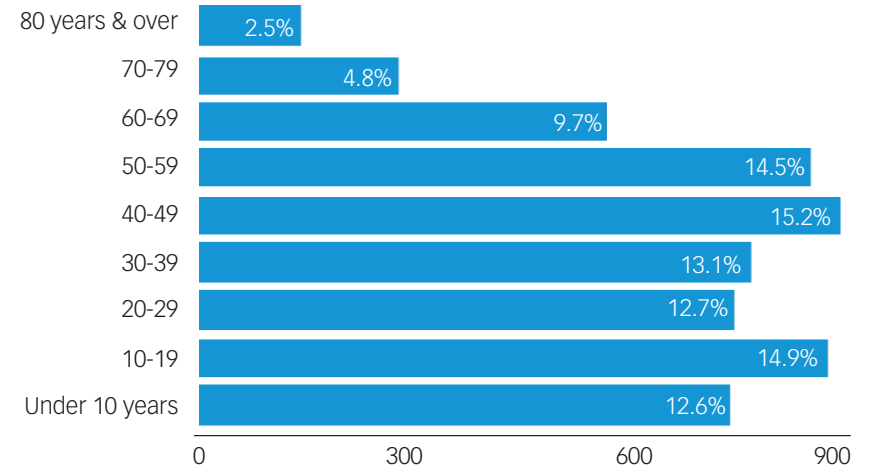


The dominant age group for Aberdeen is 40 to 49 years. There are slightly more men than women. By 2035, the population is estimated to reach 7,900.

Gender¹



Age¹



Growth³

Year	Population	Density (persons/sq km)
2006	5,000	92
2011	6,200	114
2035	7,900*	146*

Population figures include Census undercount adjustment
 * Estimated

Income

The largest proportion of Aberdeen residents 15 years and over earn under \$10,000 annually, while households earn between \$50,000 and \$79,999 annually. Children 6 to 18 years in age have the highest incidence of low income.



Individual Income^{2*}

Under \$10,000	1,215	27.4%
\$10,000-\$19,999	810	18.3%
\$20,000-\$29,999	550	12.4%
\$30,000-\$39,999	450	10.1%
\$40,000-\$49,999	305	6.9%
\$50,000-\$59,999	225	5.1%
\$60,000 & over	880	19.8%

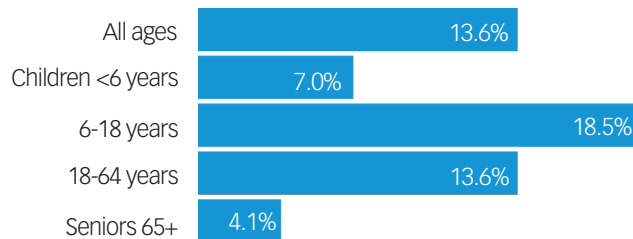
* 15 years and over, before tax income

Household Income^{2*}

Under \$10,000	0	0.0%
\$10,000-\$29,999	85	6.8%
\$30,000-\$49,999	235	18.9%
\$50,000-\$79,999	420	33.8%
\$80,000-\$99,999	95	7.7%
\$100,000 & over	406	32.7%

* Before tax income

Low Income^{2*}

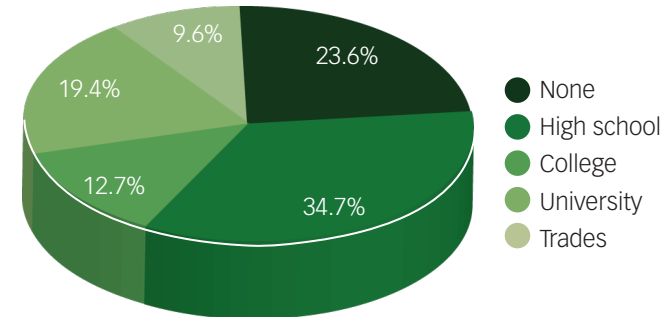


* Percent low income are within each category. Based on Statistics Canada's after tax low income measure (LIM-AT), which is a fixed percentage (50%) of median adjusted household income.

Education & Labour

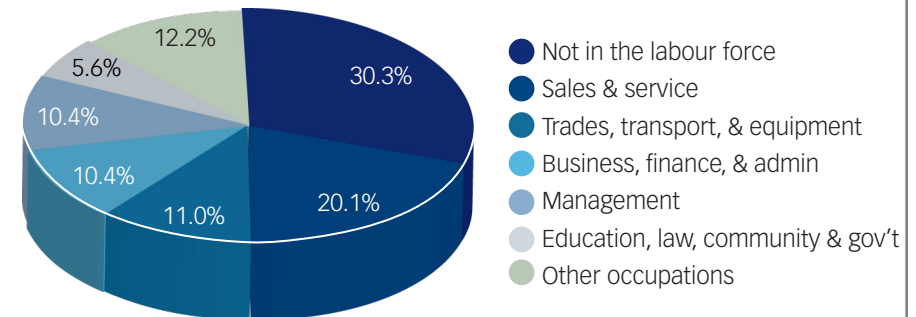
Just over 40% of Aberdeen residents have some type of post-secondary education. Residents employed in sales & service related occupations make up the majority of those in the labour force. The most frequent mode of travel to work is by car, truck or van as a driver.

Education² (15 years & over)*

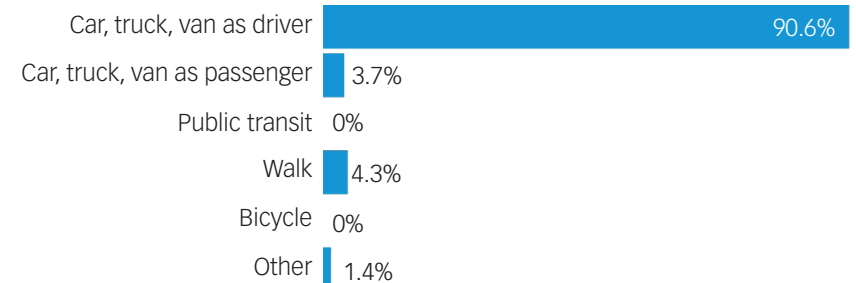


* Highest level of education completed

Labour Force² (15 years & over)



Mode of Travel to Work² (15 years & over)



Diversity

Aberdeen received the greatest proportion of immigrants between 1991 and 2000. The largest percentage of immigrants came from Asia. A quarter of all households speak Punjabi.



Ethnicity*2

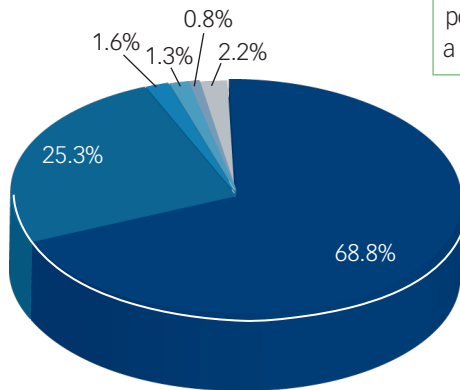
East Indian	1,545	27.3%
Canadian	1,310	23.1%
English	1,210	21.4%
German	890	15.7%
Scottish	705	12.5%

* Data includes single and multiple responses

Visible Minority²

South Asian	1,650	28.2%
Southeast Asian	60	1.0%
Japanese	35	0.6%

Language²



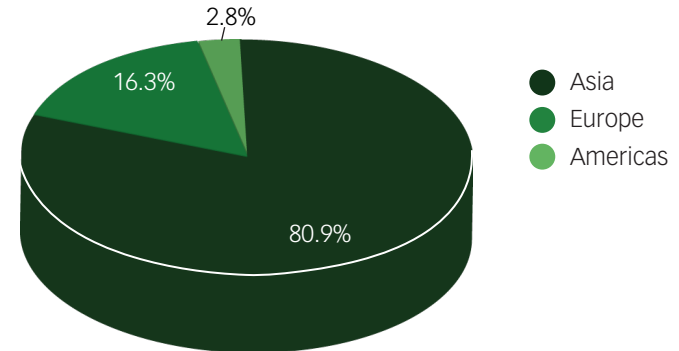
31.2%*
population in households where
a non-official language is spoken

- English &/or French only
- Panjabi (Punjabi)*
- German*
- Hindi*
- Dutch*
- Other*

* Includes households where a non-official language is spoken in addition to English or French, and households in which only a non-official language is spoken.

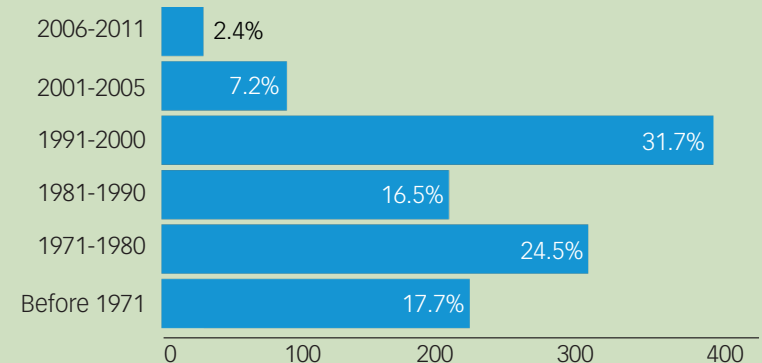
Diversity

Immigration by Place of Birth^{2*}



* Percent of total immigrant population

Period of Immigration^{2*}



* Percent of total immigrant population

Individual Mobility²

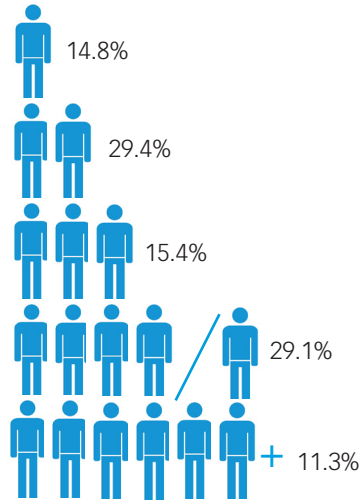
	1 Year	5 Year
Non-Movers	83.0%	52.9%
Movers*	17.0%	47.1%

* Includes people who moved to or within the City of Abbotsford (had a change of address)

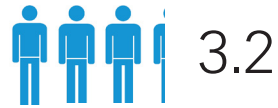
Households

Aberdeen has a total of 1,815 households. The average number of persons living in a household is 3.2, with two person households as the dominant type.

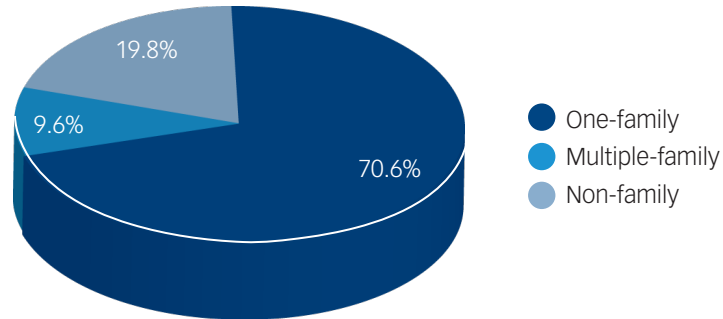
Size¹



Persons/Household¹



Type^{1*}



* A one-family household consists of a single family. A multiple-family household is made up of two or more families occupying the same dwelling. A non-family household consists either of one person living alone or of two or more persons who share a dwelling, but do not constitute a family.

Families



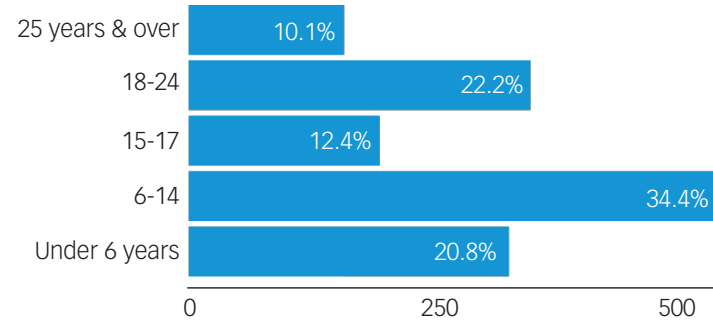
The majority of families in Aberdeen are two-parent with children at home. Of those families with children living at home, 6 to 14 years is the dominant age group.

Structure¹

Two-parent families	1,505	88.8%
With no children at home	545	
With children at home	790	
Single-parent families*	190	11.2%

* Single-parent families are those in which either a male or female lone-parent is the economic family reference person

Children at Home¹

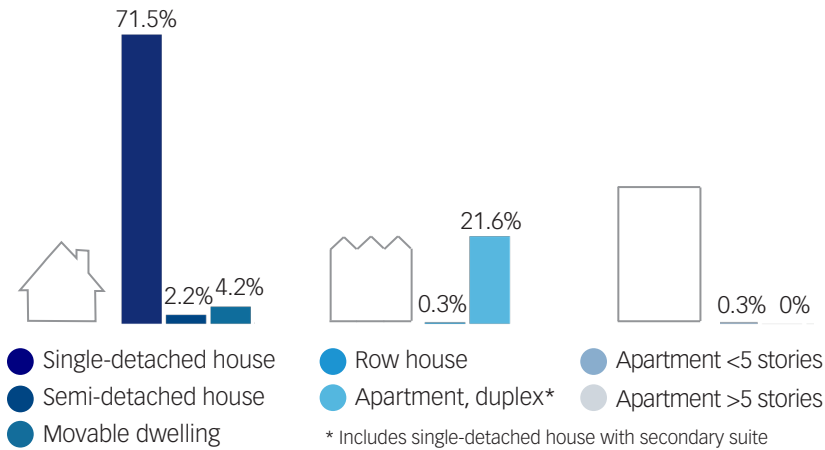


Dwellings

More than a quarter of all residential dwellings in Aberdeen were constructed between 1961 and 1980, and 4% of all dwellings require major repairs. The dominant dwelling type is single-detached houses, and over two thirds of all dwellings are owned.



Housing Types¹



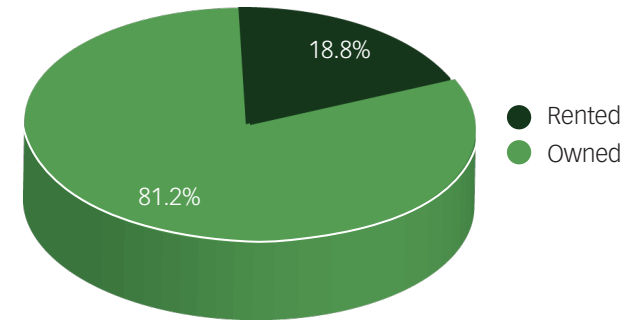
Construction Period²

1960 or before	200	12.0%
1961 to 1980	600	35.9%
1981 to 1990	135	8.1%
1991 to 2000	110	6.6%
2001 to 2005	330	19.8%
2006 to 2011	295	17.7%

\$607,957
average dwelling value²

Dwellings

Tenure²



Rented Dwellings²

Average rent: \$970 / month

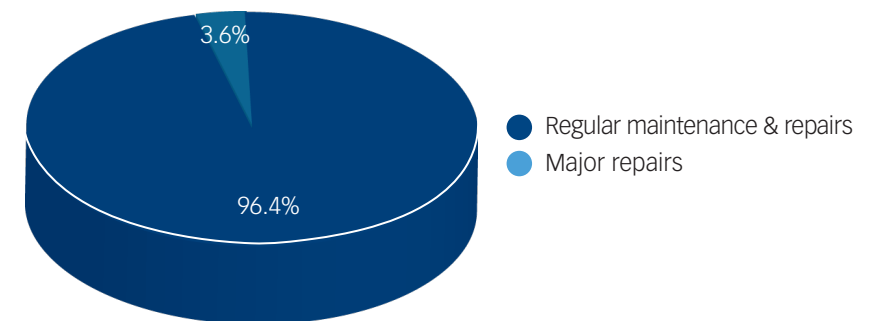
Spending ≥30% of before tax income on gross rent: 26.4%

Owned Dwellings²

Average owner's major payments: \$1,298 / month

Spending ≥30% of before tax income on major payments: 30.9%

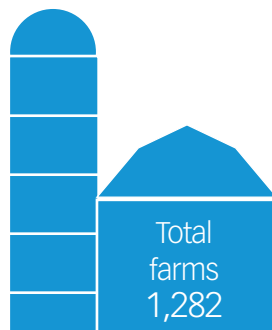
Maintenance Required^{2*}



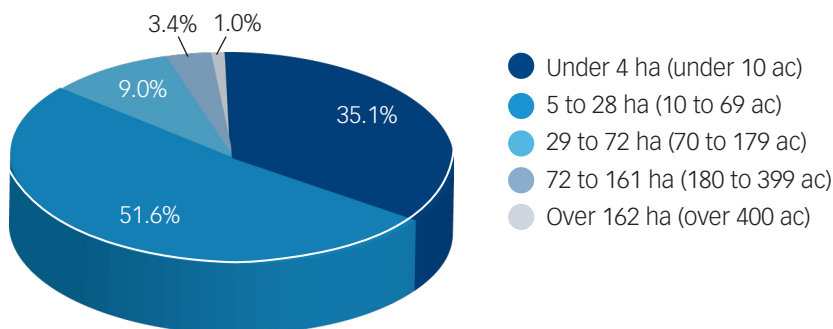
* Refers to whether, in the judgment of the respondent, the dwelling requires any repairs (excluding desirable remodeling or additions)

Agriculture in Abbotsford

Abbotsford is one of the most intensively and diversely farmed areas in Canada, supporting a wide range of crop and livestock productions. Agriculture is one of the economic backbones of the city and in many ways defines Abbotsford.



Farm Size⁴



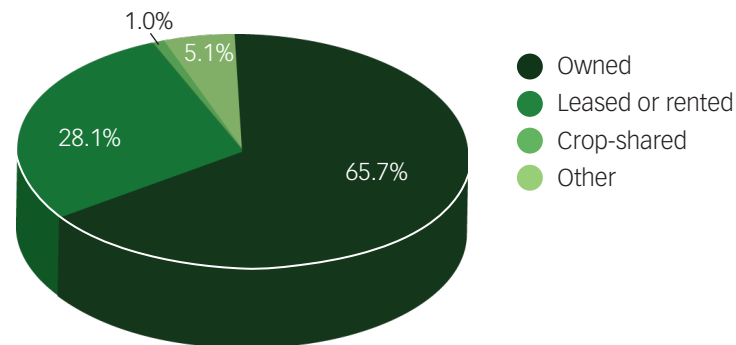
Gross Farm Receipts⁴

Receipt Range	Count	Percentage
Under \$10,000	381	29.7%
\$10,000 to \$49,999	270	21.1%
\$50,000 to \$99,999	108	8.4%
\$100,000 to \$499,999	223	17.4%
\$500,000 to \$999,999	118	9.2%
\$1,000,000 to \$1,999,999	119	9.3%
\$2,000,000 & over	63	4.9%

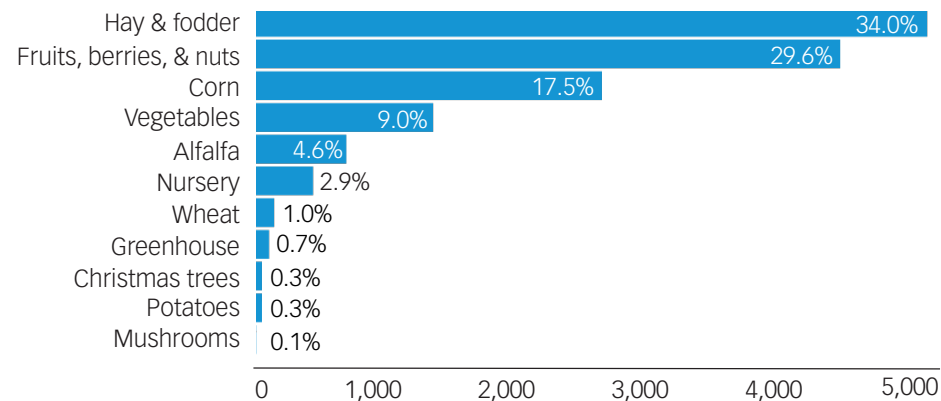
\$639,780,251
Total gross farm receipts

7005
Total # of farm employees

Farm Tenure⁴



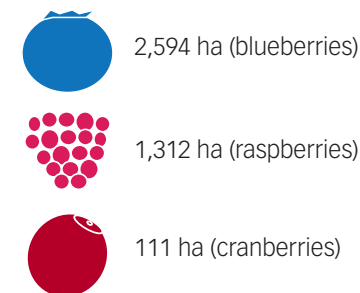
Hay & Field Crops⁴ (ha)



Livestock & Poultry⁴

Total poultry	9,102,027
Total pigs	51,530
Total cattle & calves	28,694
Other livestock	1,595
Total sheep & lambs	1,279
Honeybees (colonies)	2,935
Table eggs (dozens)	39,006,769

Top Fruits Produced⁴ (ha)





Abbotsford Airport



Albert Dyck Park



Agriculture



Tradex



Aldergrove Lake Regional Park



Aberdeen Cemetery



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