



CITY OF ABBOTSFORD

# 2020 Demographic Profiles



Abbotsford Summary

Aberdeen

Bradner - Mt. Lehman

City Centre

Clayburn

Clearbrook

Fairfield

Hazelwood

Historic Downtown

Immel - McMillan

Matsqui Prairie

Marshall - McCallum

McKee

Peardonville

South Clearbrook

South Poplar

**Sumas Mountain**

Sumas Prairie

Sumas Way

Townline

UDistrict

West Abbotsford

Whatcom



ABBOTSFORD

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## Sources:

2006, 2011, 2016 Census, and BC Stats  
(select data is adjusted based on the Census undercount)

## Additional information available:

[www.abbotsford.ca/stats](http://www.abbotsford.ca/stats)

## Released:

2020

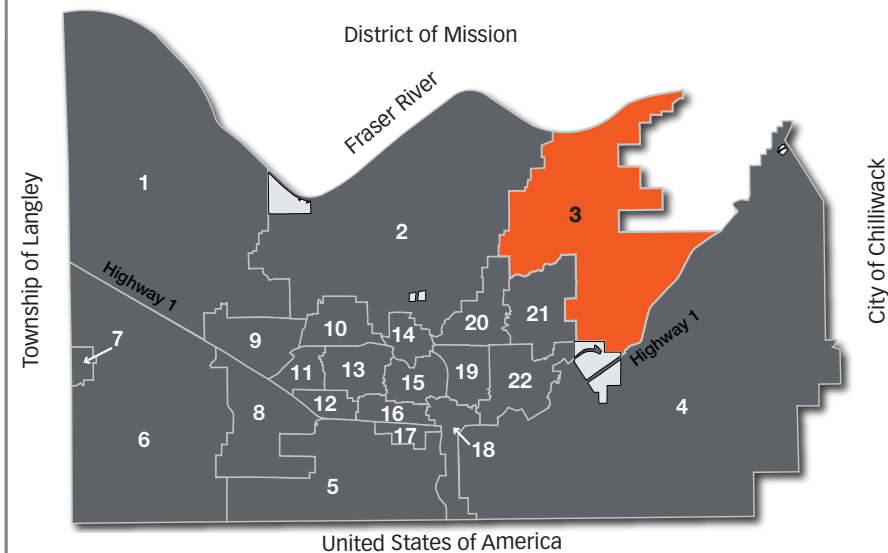
## Contact Us

### CITY OF ABBOTSFORD

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The City of Abbotsford has made an effort to summarize Statistics Canada Census data in an easy to use format for various communities across Abbotsford in these demographic profiles.

While every effort has been made to do so accurately, there may be errors in the data portrayed. Users should understand this possibility, and if an error is found, consider informing the Planning & Development Services department so it can be corrected.

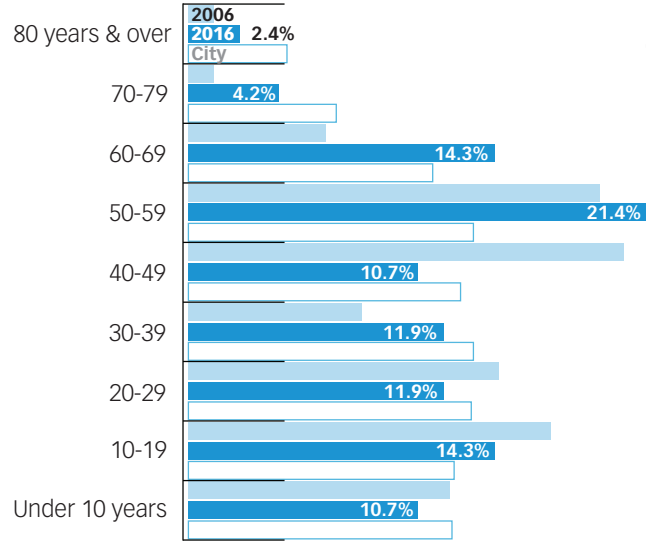


- |                          |                      |                         |                      |
|--------------------------|----------------------|-------------------------|----------------------|
| 1. Bradner - Mt. Lehman  | 7. West Abbotsford   | 13. City Centre         | 18. Sumas Way        |
| 2. Matsqui Prairie       | 8. Peardonville      | 14. Hazelwood           | 19. Immel - McMillan |
| <b>3. Sumas Mountain</b> | 9. Townline          | 15. Historic Downtown   | 20. Clayburn         |
| 4. Sumas Prairie         | 10. Fairfield        | 16. Marshall - McCallum | 21. McKee            |
| 5. South Poplar          | 11. Clearbrook       | 17. UDistrict           | 22. Whatcom          |
| 6. Aberdeen              | 12. South Clearbrook |                         |                      |



# Population

## Age Distribution



**12.5%**

of residents are seniors  
(4.1% in 2006)  
(16.9% in the City)

**16.1%**

of residents are children  
(20.9% in 2006)  
(18.4% in the City)

## Median Age

	2011	2016
Sumas Mountain	40.7	42.7
Abbotsford	37.9	39.0

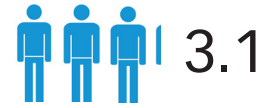
## Growth History

Year	Population*	Growth
2006	900	n/a
2011	850	-5.6%
2016	900	5.9%

\* includes Census undercount adjustment

# Households + Families

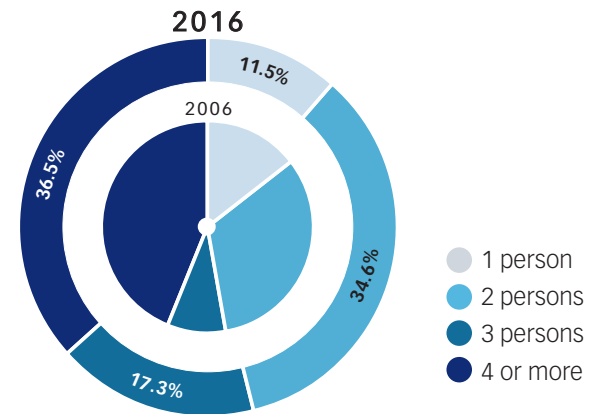
## Persons per Household



**2.8**

persons per household  
in the City

## Household Size



## Family Structure

	2006	2016	City
Two-parent families	87.2%	96.0%	85.7%
Married	90.2%	89.6%	89.8%
Common-law	12.2%	10.4%	10.2%
With children	56.1%	56.3%	53.8%
Without children	43.9%	45.8%	46.2%
Single-parent families	10.6%	4.0%	14.3%
Female	100.0%	50.0%	79.0%
Male	0.0%	50.0%	21.0%

# Income

## Individual Income

**\$32,371**

median individual income  
(\$21,646 in 2006)  
(\$29,741 in the City)

	2006	2016	City
Under \$10,000	32.0%	13.0%	14.9%
\$10,000-\$19,999	14.4%	20.3%	20.2%
\$20,000-\$29,999	8.8%	13.0%	15.2%
\$30,000-\$39,999	14.4%	11.6%	12.1%
\$40,000-\$49,999	7.2%	4.3%	9.8%
\$50,000-\$59,999	8.8%	5.8%	7.5%
\$60,000-\$69,999	14.4%	8.0%	5.4%
\$70,000-\$79,999	inc. above	5.1%	4.2%
\$80,000 and over	inc. above	17.4%	10.7%

## Household Income

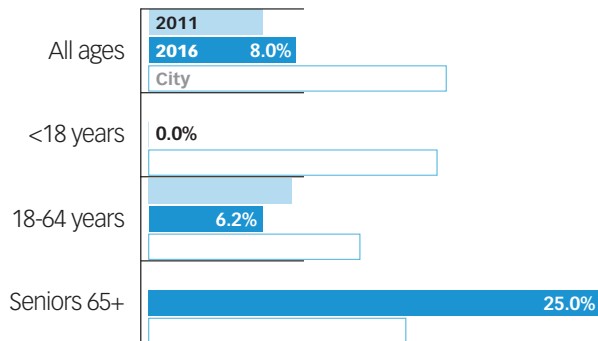
**\$116,336**

median household income  
(\$59,110 in 2006)  
(\$72,511 in the City)

	2006	2016	City
Under \$20,000	10.9%	12.7%	8.7%
\$20,000-\$39,999	20.0%	10.9%	16.0%
\$40,000-\$59,999	18.2%	9.1%	15.9%
\$60,000-\$79,999	10.9%	12.7%	14.6%
\$80,000-\$99,999	14.5%	7.3%	12.4%
\$100,000-\$124,999	25.5%	12.7%	11.6%
\$125,000 and over	inc. above	43.6%	20.8%

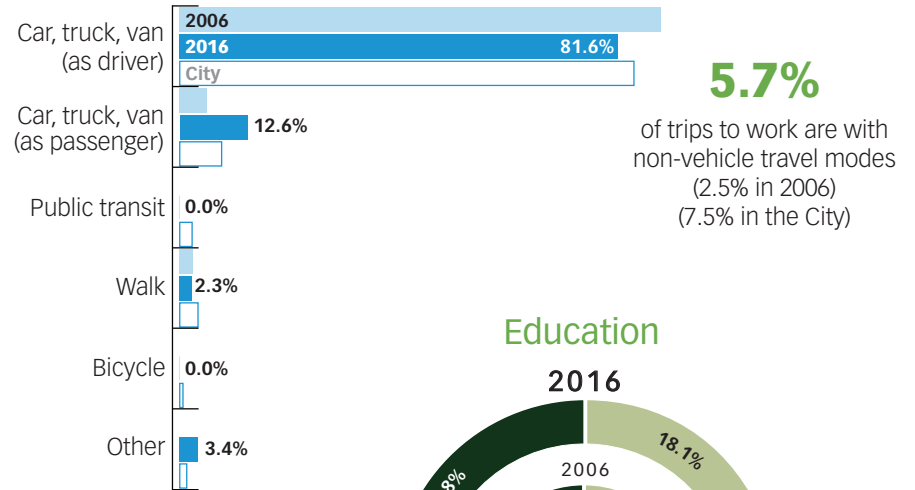
## Low Income

(Percent is of each category (e.g. "all ages") according to Statistics Canada's after tax low income measure (50% of median adjusted household income.)

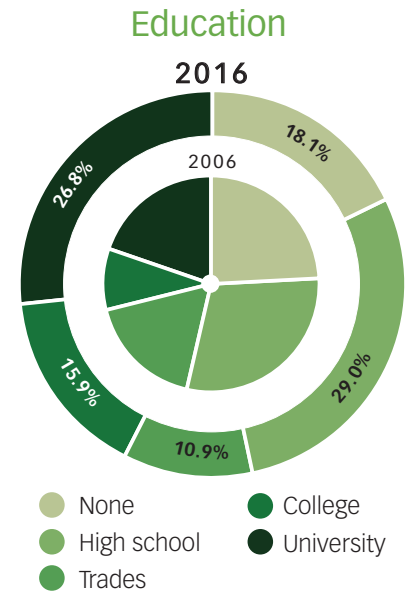


# Education + Labour

## Travel to Work



**53.6%** of residents have more than high school education (45.5% in 2006) (44.6% in the City)



## Occupations

	2006	2016	City
Construction	8.7%	17.3%	9.7%
Health care and social assistance	8.7%	10.6%	9.9%
Transportation and warehousing	5.4%	7.7%	8.5%
Retail trade	4.3%	7.7%	10.8%
Agriculture, forestry, fishing and hunting	5.4%	7.7%	7.7%

# Ethnocultural Diversity

## Ethnicity

	2006	2016	City
English	22.7%	28.8%	21.9%
German	20.3%	27.6%	19.2%
Dutch	8.7%	20.9%	9.9%
Irish	18.6%	18.4%	11.8%
Scottish	24.4%	14.7%	15.7%
Canadian	19.8%	11.0%	18.8%
Italian	2.9%	8.0%	2.5%
Finnish	0.0%	6.1%	0.7%
Polish	5.8%	6.1%	3.2%
French	1.2%	5.5%	7.4%

\* includes single and multiple responses

**8.0%**

of residents are visible minorities (3.5% in 2006) (33.7% in the City)

**16.6%**

of residents know a non-official language (38.2% in the City)

**0.6%**

of residents do not know either English or French (1.2% in 2006) (5.7% in the City)

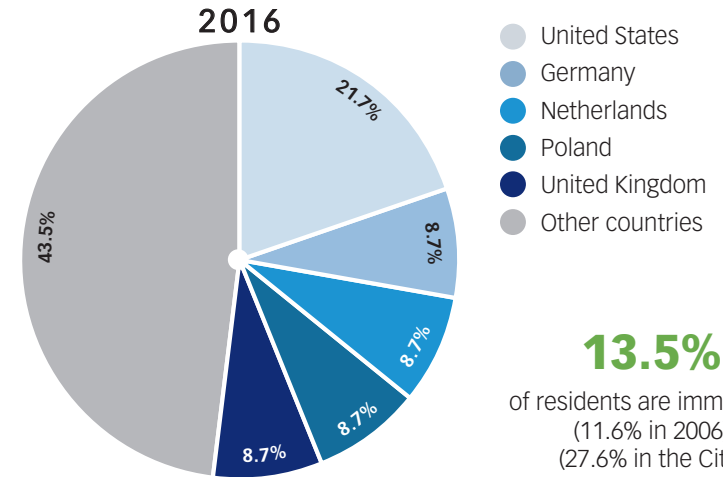
## Knowledge of Non-Official Languages

(as a percent of residents who know a non-official language)

	2016	City
German	37.0%	9.3%
Dutch	11.1%	2.8%
Mandarin	11.1%	2.5%
Cebuano	7.4%	0.1%
Hindi	7.4%	7.6%

# Ethnocultural Diversity

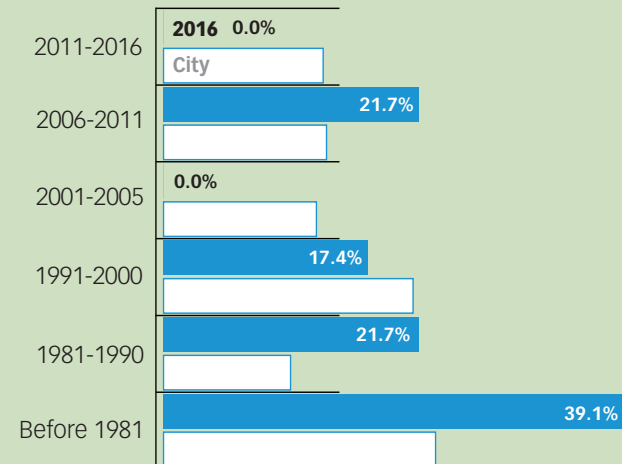
## Immigrants by Place of Birth



**13.5%**

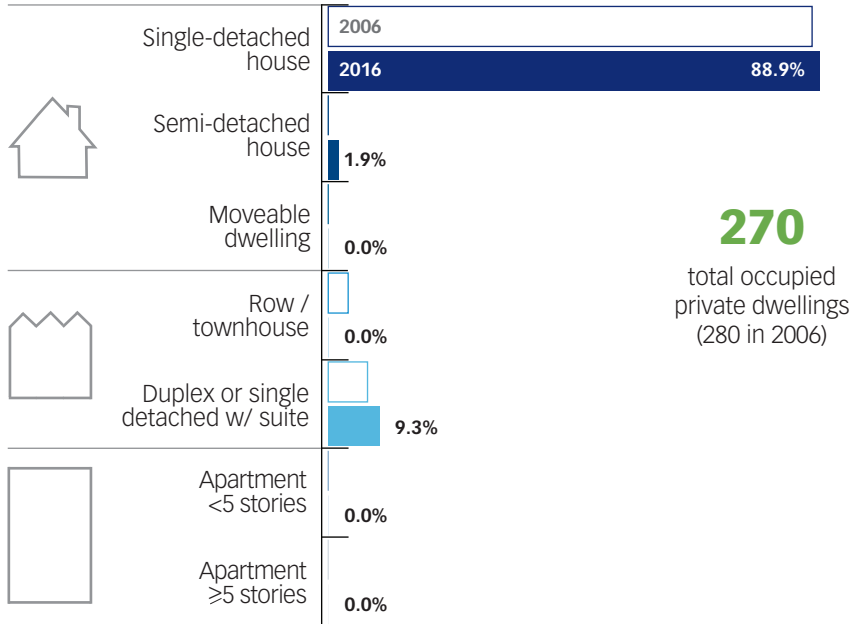
of residents are immigrants (11.6% in 2006) (27.6% in the City)

## Immigrants by Period of Immigration



# Dwellings

## Housing Types



**270**

total occupied private dwellings (280 in 2006)

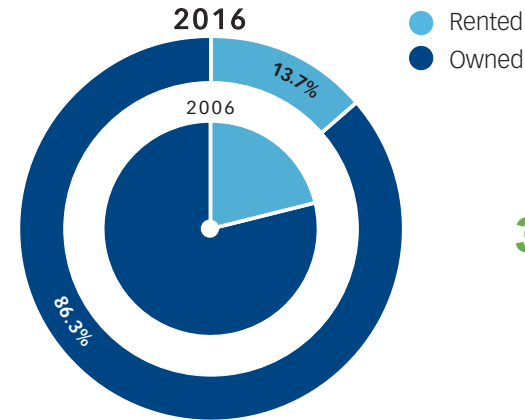
## Construction Period

	2006	2016	City
Before 1960	16.7%	11.3%	5.5%
1961-1980	13.0%	15.1%	27.1%
1981-1990	31.5%	22.6%	22.9%
1991-2000	33.3%	34.0%	23.4%
2001-2010	5.6%*	11.3%	16.0%
2011-2016	n/a	5.7%	5.1%

\* Includes 2001-2006 only

# Dwellings

## Tenure



**30.5% | 69.5%**  
percent rented / owned in the City

## Rented Dwellings

Average rent: **\$1,375 / month** (\$860 in 2006)

Spending ≥30%: **0%** (40.0% in 2006)

## Owned Dwellings

Average payments: **\$1,738 / month** (\$1,354 in 2006)

Spending ≥30%: **31.1%** (24.3% in 2006)

## Average Value

\$532,982  
2006

\$856,363  
2016

\$516,858  
City



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