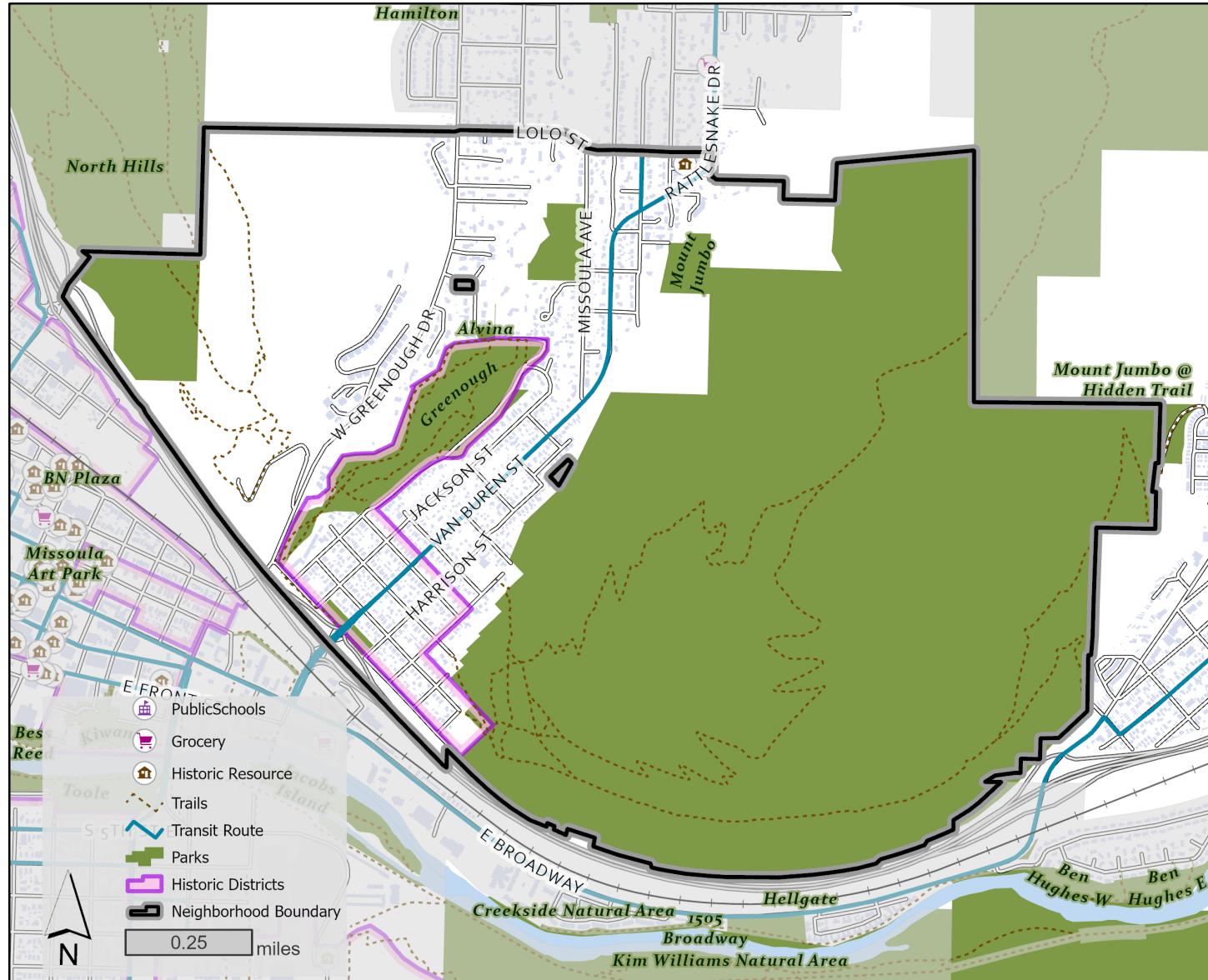


Lower Rattlesnake | Neighborhood Profile



LowerRattlesnake@missoula-neighborhoods.org



Walkability

Walking Distance or 1/4 mile from
Percent of Total Area

	Grocery Store	Transit Stop	Commuter Trails	Open Space	Existing Sidewalk	8.2 miles
Percent of Total Area	2%	39%	48%	98%	Missing Sidewalk	9.1 miles

Community Assets

- Greenough Park
- Bugbee Nature Preserve
- Waterworks Trailhead
- Gregory Park
- Mt Jumbo Trailhead

894 acres of open space

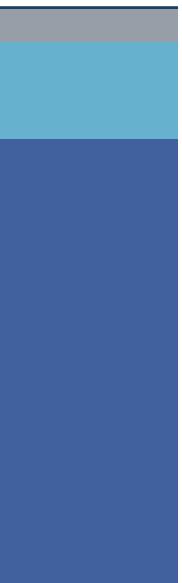
64% of total area is public

24% Tree Canopy Covered



Building Type

Mobile Home - <1%
Condominium - <1%
Duplex- 5%
Multi-Dwelling- 17%



Single Family- 77%

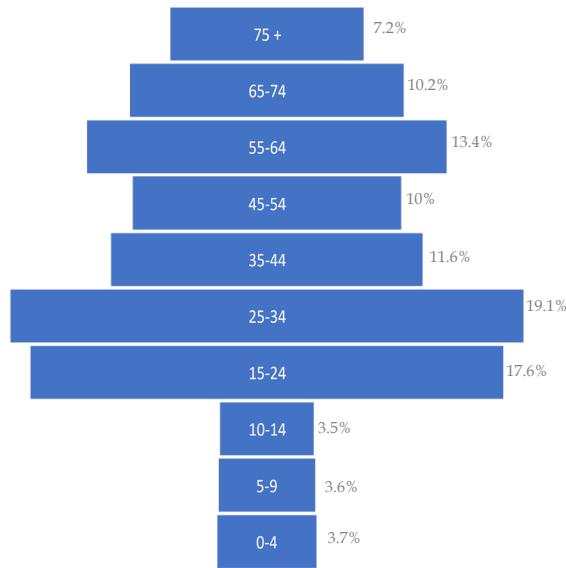
Lower Rattlesnake | Neighborhood Profile



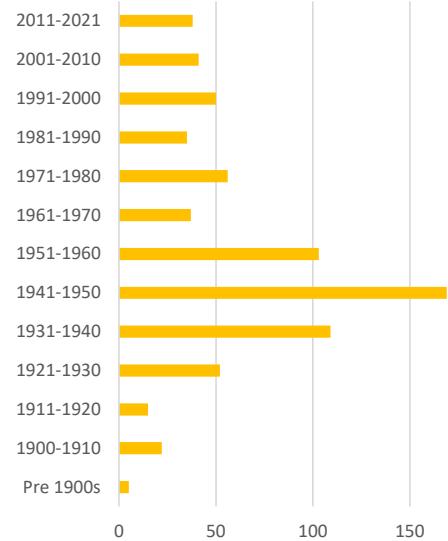
Demographics

	Neighborhood	City-Wide		Ethnicity	Neighborhood	City-Wide
Total Population 2022	1,943	2.3%		Non-Hispanic	95.4%	97.1%
Percent Growth 2010-2022	10%	10%		Hispanic	4.6%	2.9%
Average People per Household	2.16	2.15		Race	Neighborhood	City-Wide
Median Age	36.8	33.8		White	88%	84.5%
High School Diploma or Higher	100%	97%		Black	0.5%	0.9%
Bachelors Degree or Higher	67%	49%		American Indian	1.4%	2.9%
				Asian	1%	1.3%
				Pacific Islander	0.1%	0.1%
				Other	1.4%	3.0%
				Two or More	7.6%	7.2%

Population Age Pyramid



Age of Residential Buildings



	Neighborhood	City-Wide
Total Housing Units	823	2%
Owner Occupied Household	43%	47%
Renter Occupied Household	57%	53%
Median Household Income	\$69,107	\$54,820
2022 Median Home Sales Price	\$602,000	\$519,000
Median Gross Rent	\$872	\$895
Households without a Vehicle	0%	7.5%
Drove Alone to Work	78%	71%

Sources: CPDI, ESRI Business Analyst, Census Bureau, Montana DOR, Missoula Organization of Realtors, Invest Health