



NEIGHBOURHOOD DESCRIPTION

Clareview Town Centre is bound by 149th Avenue to the north, 36th Street to the east, 137th Avenue to the south and Manning Drive to the west. A plan for Clareview Campus and Business Park was initially prepared in the late 1970s, but the plan was never developed. The Clareview Town Centre Neighbourhood Structure Plan replaced and consolidated previous planning efforts and guides the development of the area today.

The neighbourhood features a mixture of residential, commercial and institutional land uses located between major arterial roadways and along the city's Light Rail Transit (LRT) line. Adjacent to the LRT Station is a transit centre and a commuter parking lot.

The Clareview Park and Arena are located in the middle of the Town Centre, east of the Railway line. A range of commercial and retail amenities as well as low to high density residential developments are located throughout the neighbourhood.

Population by Age and Gender

Age Group	Male	Female	Total	% of Total	City %
0-9	185	145	330	11	12
10-19	110	120	230	8	11
20-29	575	585	1,160	38	18
30-39	310	270	580	19	15
40-49	165	170	335	11	14
50-59	100	110	210	7	14
60-69	50	60	110	4	8
70+	40	60	100	3	8
Total	1,535	1,520	3,055	100	100

Marital Status (Population 15 years of age and older)

Marital Status	People	% of Total	City %
Married	885	34	45
Common-Law	375	14	9
Single (Never Legally Married)	1,075	41	32
Separated	75	3	2
Divorced	155	6	7
Widowed	60	2	5
Total	2,625	100	100

Family Households

Family Type	Households	% of Total	City %
Married Couples	420	-	-
Without Children at Home	195	26	29
With Children at Home	225	30	40
Common-Law Couples	190	-	-
Without Children at Home	145	19	9
With Children at Home	45	6	4
Total Lone-Parent Families	140	-	-
Female Parent	115	15	14
Male Parent	25	3	4
Total	750	100	100

Household Size

People Per Household	Households	% of Total	City %
1 Person	495	34	29
2 People	545	38	33
3 People	255	18	16
4 People	100	7	14
5 People	35	2	5
6 or More	20	1	3
Total	1,450	100	100

Source: 2011 Census of Canada, Statistics Canada

Note: totals may not sum due to random rounding

2010 Household Income

Household Income in 2010	Households	% of Total	City %
Under \$10,000	180	12	5
\$10,000 to \$19,999	110	7	6
\$20,000 to \$29,999	110	7	7
\$30,000 to \$39,999	85	6	8
\$40,000 to \$49,999	85	6	8
\$50,000 to \$59,999	125	9	8
\$60,000 to \$79,999	255	17	14
\$80,000 to \$99,999	150	10	12
\$100,000 to \$124,999	205	14	11
\$125,000 to \$149,999	70	5	7
\$150,000 and Over	95	6	14
Total	1,470	100	100
Median Household Income	\$63,122	-	\$72,248
Average Household Income	\$68,066	-	\$90,340

Highest Level of Education (Population 15 years of age and older)

Education Level	People	% of Total	City %
No Certificate, Diploma or Degree	435	17	18
High School Diploma or Equivalent	720	27	26
Apprenticeship or Trades Certificate or Diploma	235	9	9
College or Other Non-University Certificate or Diploma	465	18	18
University Certificate or Diploma Below Bachelor Level	235	9	5
University Certificate or Diploma at Bachelor Level or Above	530	20	24
Total	2,620	100	100

Population by Ethnic Origin

Ethnic Origins	People	% of Total	City %
European Origins	495	14	15
British Isle Origins	840	24	29
Other North American Origins (Includes Canadian)	620	17	15
French Origins	235	7	9
Aboriginal Origins	115	3	5
Latin, Central, and South American Origins	105	3	2
Caribbean Origins	115	3	1
South Asian Origins	125	4	6
West Central Asian and Middle Eastern Origins	40	1	3
East and Southeast Asian Origins	590	17	12
African Origins	285	8	3
Oceania Origins	-	0	0
Total	3,565	100	100

Note: The sum of ethnic groups in this table is greater than the total population count because an individual may report more than one ethnic origin.

Source: 2011 Census of Canada, Statistics Canada

Note: totals may not sum due to random rounding

Population by Mobility Status (Based on address 5 years previous)

Mobility	People	% of Total	City %
Non-movers	575	21	53
Moved From Elsewhere in Edmonton	1,135	41	28
Moved From Elsewhere in Alberta	350	13	5
Moved From Elsewhere in Canada	275	10	7
Moved From Outside Canada	430	16	7
Total	2,765	100	100

Residential Units by Structure Type

Type of Unit	Units	% of Total	City %
Single-Detached House	100	7	51
Semi-Detached House, Duplex	140	10	7
Row House	5	0	10
Apartment Building (5+ Stories)	225	16	8
Apartment Building (< 5 Stories)	890	68	23
Moveable Dwelling	0	0	1
Other	0	0	0
Total	1,450	100	100

Period of Construction

Year of Construction	Units	% of Total	City %
1960 or Before	0	0	18
1961-1980	0	0	35
1981-1990	0	0	15
1991-2000	135	9	11
2001-2005	665	47	11
2006-2011	630	44	10
Total	1,430	100	100

Occupied Private Dwellings by Tenure

Housing by Tenure	Number	% of Total	City %
Owner Occupied	675	46	65
Renter Occupied	790	54	35
Total	1,465	100	100

Journey to Work (Employed Labour Force)

Transportation Method	People	% of Total	City %
Car, Truck, Van - as Driver	1,125	60	72
Car, Truck, Van - as Passenger	80	4	6
Public Transit	615	33	15
Walked	50	3	5
Bicycle	0	0	1
Other Methods	0	0	1
Total	1,870	100	100

Source: 2011 Census of Canada, Statistics Canada

Note: totals may not sum due to random rounding



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