



Age Restricted Housing Inventory

Residents ages 62 and over make up about 22% of the county’s population as of the 2021 ACS and will grow to nearly a quarter of the county’s population by 2025. The county’s 65 and older population, and those in the age bracket just below them (at ages 55-59 and 60-64), have a significant impact on the county’s residential construction trends. Overall, Montgomery County has seen a large increase in age restricted housing over the past decades – that is, independent living housing for those primarily over the age of 55 – either proposed for construction or already built.



Reserve at Gwynedd in Upper Gwynedd Township

1,276
New Age-Restricted
Units Added or Under
Construction in 2022.

Market Characteristics



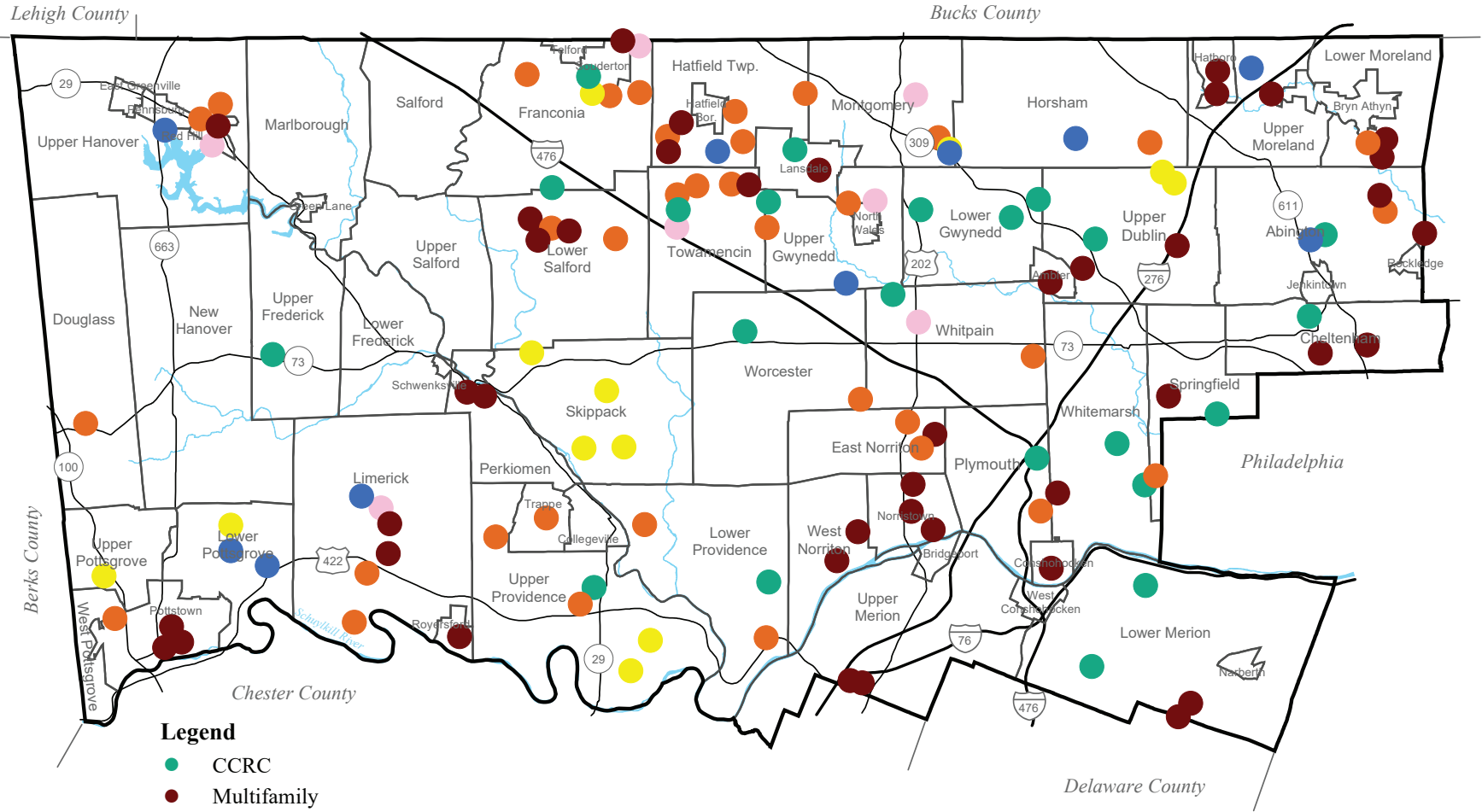
This current inventory lists 128 age restricted developments with more than 20,200 independent living units across the county. Five new age restricted developments began construction and started delivering units in 2022, in addition to new units that were added to existing developments or were newly inhabited. This inventory of both developments completed or significantly under construction, also includes independent units within the county’s continuing care retirement communities. Nursing homes, boarding homes, personal care or assisted living developments, and proposed developments not yet under construction are not included in this inventory.



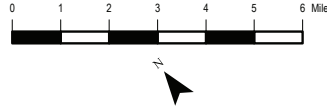

Regency at Waterside in Horsham Township

Explore the data online: <http://webapp07.montcopa.org/planning/dataportal/AgeRestrictedDevelopments.asp>


Age Restricted Developments



- Legend**
- CCRC
 - Multifamily
 - Mobile Home
 - Mixed Unit Types
 - Single-Family Attached
 - Single-Family Detached

Montgomery County Board of Commissioners
 Kenneth E. Lawrence, Jr., *Chair* • Jamila H. Winder, *Vice Chair* • Joseph C. Gale, *Commissioner*
 Montgomery County Planning Commission, P.O. Box 311, Norristown, PA 19404-0311
www.montgomerycountypa.gov



MCPC
Montgomery County Planning Commission
 Scott France, AICP, Executive Director
www.montgomerycountypa.gov/Planning