2020 Census, 2023 Estimates & 2028 Projections Calculated using TAS Retrieval

Dec 5, 2023



Shoppes at Tarpon		5.00 Minute	10.00 Minute	20.00 Minute
Tarpon	Springs, FL	Drivetime	Drivetime	Drivetime
	Current Year Estimated Population	27,026	112,768	402,051
	Population Est 23Q1	27,021	112,611	401,247
	Population Est 22Q4	27,017	112,509	400,861
	Population Est 22Q3	27,022	112,511	401,074
	Population Est 22Q2	26,913	112,280	399,637
	Population Est 22Q1	26,783	111,709	398,040
	Population Est 21Q4	26,680	111,669	398,137
	Population Est 21Q3	26,428	111,500	397,583
	Population Est 21Q2	26,405	111,528	396,877
Population	Population Fcst	28,565	110,216	394,548
lat	2010 Census Population	10,455	74,010	276,705
ndc	2000 Census Population	9,696	71,867	264,060
ŭ	1990 Census Population	8,080	62,517	221,601
	Current Year Daytime Population	25,381	98,257	367,650
	Average Seasonal Population	4,821	19,431	50,844
	Historical Annual Growth, 1990 – 2000	1.84%	1.40%	1.77%
	Historical Annual Growth, 2000 – 2010	0.76%	0.29%	0.47%
	Estimated Annual Growth, 2010 – CY	7.43%	3.23%	2.86%
	Projected Annual Growth, CY to Y5	1.11%	-0.46%	-0.38%
	Group Qtrs Est	390	1,133	4,709
	Transient Est Average Last 4 Qtrs	3,191	7,756	17,711
	Current Year Estimated Households	12,493	49,741	179,129
	Households Est 23Q1	12,485	49,644	178,705
	Households Est 22Q4	12,480	49,603	178,536
	Households Est 22Q3	12,481	49,596	178,669
	Households Est 22Q2	12,431	49,497	178,031
	Households Est 22Q1	12,370	49,241	177,329
	Households Est 21Q4	12,322	49,222	177,406
ds	Households Est 21Q3	12,211	49,146	177,185
Households	Households Est 21Q2	12,198	49,151	176,997
se	Households Fcst	13,208	48,683	175,264
no	2010 Census Households	4,650	32,022	121,408
	2000 Census Households	4,598	31,858	116,408
	1990 Census Households	3,714	28,635	98,305
	Historical Annual Growth, 1990 – 2000	2.16%	1.07%	1.70%
	Historical Annual Growth, 2000 – 2010	0.11%	0.05%	0.42%
	Estimated Annual Growth, 2010 – CY	7.74%	3.38%	2.98%
	Projected Annual Growth, CY to Y5	1.12%	-0.43%	-0.44%
	Population per Household	2.13	2.24	2.22

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	es at Tarpon Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	HH Income \$500,000 or more	1.0%	0.8%	0.9%
	HH Income \$250,000 to \$499,999	1.2%	1.0%	1.0%
	HH Income \$200,000 to \$249,999	2.9%	2.4%	2.4%
	HH Income \$175,000 to \$199,999	3.0%	2.6%	3.1%
	HH Income \$150,000 to \$174,999	2.5%	3.2%	3.7%
	HH Income \$100,000 to 149,999	10.7%	11.6%	13.5%
	HH Income \$75,000 to 99,999	12.4%	12.2%	12.0%
	HH Income \$50,000 to 74,999	16.5%	18.5%	17.7%
	HH Income \$35,000 to 49,999	15.1%	15.4%	14.8%
	HH Income \$25,000 to 34,999	10.5%	10.5%	10.5%
	HH Income \$15,000 to 24,999	11.6%	10.6%	10.2%
	HH Income \$0 to 14,999	12.6%	11.0%	10.0%
	Average Household Income	\$83,180	\$77,589	\$79,711
	Median Household Income	\$50,279	\$52,677	\$55,186
	Per Capita Income	\$39,487	\$34,711	\$35,924
	2000 Average HH Income	\$43,549	\$48,467	\$51,953
	2000 Median HH Income	\$32,185	\$35,388	\$38,395
	Average Disposable Income	61,293	61,493	64,111
	Median Disposable Income	45,294	47,249	49,338
e	Discretionary HH Income Over \$150,000	2.3%	1.4%	1.4%
Income	Discretionary HH Income \$125,000 to \$149,999	2.9%	2.7%	3.4%
<u>n</u>	Discretionary HH Income \$100,000 to \$124,999	3.9%	3.9%	4.2%
	Discretionary HH Income \$75,000 to \$99,999	6.8%	6.7%	7.9%
	Discretionary HH Income \$50,000 to \$74,999	14.5%	14.7%	15.8%
	Discretionary HH Income \$25,000 to \$49,999	27.9%	30.0%	29.6%
	Discretionary HH Income Under \$25,000	41.6%	40.5%	37.7%
	Average Discretionary HH Income	42,928	41,642	43,930
	Median Discretionary HH Income	30,987	31,164	33,432
	Householder White – Count	10,242	42,602	151,739
	Median HH Income	\$53,739	\$53,810	\$56,233
	Average HH Income	\$69,174	\$67,676	\$70,510
	Householder Black or African-American – Count	617	1,559	5,181
	Median HH Income	\$39,478	\$41,563	\$41,852
	Average HH Income	\$52,255	\$51,281	\$54,738
	Householder Hispanic – Count	966	3,565	13,700
	Median HH Income	\$31,579	\$46,954	\$50,196
	Average HH Income	\$44,568	\$56,125	\$62,357
	Householder Asian or Pacific Islander – Count	156	630	2,780
	Median HH Income	\$81,967	\$72,499	\$67,012
	Average HH Income	\$78,601	\$85,597	\$83,627
	Householder Other or Pacific Islander – Count	512	1,384	5,728
	Median HH Income	\$28,524	\$51,015	\$56,172
	Average HH Income	\$46,095	\$66,437	\$68,996
Gender	Male Population	12,873	53,998	191,051
Ger	Female Population	14,153	58,770	211,000
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	es at Tarpon Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	Count of Pop 0 to 4 years	1,071	4,637	16,599
	Count of Pop 0 to 7 years	1,429	6,593	23,348
	Count of Pop 5 - 13	1,993	9,203	32,400
	Count of Pop 14 - 18	1,067	4,757	16,456
	Count of Pop 19 - 22	1,093	4,680	16,260
	Count of Pop 22 - 25	805	3,365	11,822
	Count of Pop 25 - 29	1,203	5,060	18,494
	Count of Pop 30 - 34	1,273	5,388	19,739
	Count of Pop 35 - 39	1,397	5,921	21,409
	Count of Pop 40 - 44	1,396	6,047	21,900
	Count of Pop 45 - 59	5,342	22,198	77,850
	Count of Pop 60 - 74	6,771	26,596	94,676
_	Count of Pop 75 - 84	2,678	10,777	39,606
Total Population by Age	Count of Pop 85+	937	4,140	14,839
opula Age	% of Pop 0 to 4 years	4.0%	4.1%	4.1%
by ⊿	% of Pop 0 to 7 years	5.3%	5.8%	5.8%
b	% of Pop 5 - 13	7.4%	8.2%	8.1%
Tot	% of Pop 14 - 18	3.9%	4.2%	4.1%
	% of Pop 19 - 22	4.0%	4.1%	4.0%
	% of Pop 22 - 25	3.0%	3.0%	2.9%
	% of Pop 25 - 29	4.5%	4.5%	4.6%
	% of Pop 30 - 34	4.7%	4.8%	4.9%
	% of Pop 35 - 39	5.2%	5.3%	5.3%
	% of Pop 40 - 44	5.2%	5.4%	5.4%
	% of Pop 45 - 59	19.8%	19.7%	19.4%
	% of Pop 60 - 74	25.1%	23.6%	23.5%
	% of Pop 75 - 84	9.9%	9.6%	9.9%
	% of Pop 85+	3.5%	3.7%	3.7%
	Median Age	52.1	50.7	50.6
	Average Age	48.1	47.2	47.4
	% of Pop 0 to 4 years	4.2%	4.4%	4.4%
	% of Pop 5 - 13	7.5%	8.6%	8.6%
	% of Pop 14 - 18	4.1%	4.5%	4.4%
	% of Pop 19 - 22	4.2%	4.4%	4.3%
	% of Pop 22 - 25	3.1%	3.2%	3.2%
ion	% of Pop 25 - 29	4.7%	4.7%	4.9%
ilat e	% of Pop 30 - 34	4.9%	5.0%	5.1%
opula Age	% of Pop 35 - 39	5.2%	5.3%	5.4%
Male Population by Age	% of Pop 40 - 44	5.1%	5.3%	5.5%
lale	% of Pop 45 - 59	19.8%	19.8%	19.5%
Σ	% of Pop 75 - 84	9.6%	9.1%	9.2%
	% of Pop 60 - 74	24.8%	22.9%	22.6%
	% of Pop 85+	2.6%	2.8%	2.9%
	Median Age	51.1	49.1	48.7
	Average Age	47.2	46.0	45.9

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Dec 5, 2023



	es at Tarpon Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	% of Pop 0 to 4 years	3.7%	3.9%	3.8%
	% of Pop 5 - 13	7.2%	7.8%	7.5%
	% of Pop 14 - 18	3.8%	4.0%	3.8%
	% of Pop 19 - 22	3.9%	3.9%	3.8%
	% of Pop 22 - 25	2.8%	2.8%	2.7%
	% of Pop 25 - 29	4.2%	4.3%	4.3%
	% of Pop 30 - 34	4.5%	4.6%	4.7%
	% of Pop 35 - 39	5.1%	5.2%	5.2%
	% of Pop 40 - 44	5.2%	5.4%	5.4%
	% of Pop 45 - 59	19.7%	19.6%	19.3%
	% of Pop 60 - 74	25.3%	24.2%	24.4%
	% of Pop 75 - 84	10.2%	10.0%	10.5%
	% of Pop 85+	4.2%	4.4%	4.4%
	Median Age	53.0	52.0	52.3
	Average Age	48.9	48.3	48.6
	Count of White	21,101	91,512	324,286
	Count of Black or African-American	2,050	5,039	15,546
	Count of Asian or Pacific Islander	449	2,300	10,008
ce	Count of Other races	3,427	13,917	52,211
Race	White	78.1%	81.2%	80.7%
	Black or African American	7.6%	4.5%	3.9%
	Asian	1.7%	2.0%	2.5%
	Other Races	12.7%	12.3%	13.0%
	Speak English at Home	83.6%	84.2%	85.6%
	Speak Spanish at Home	7.1%	6.8%	6.8%
	Speak French or French Creole at Home	0.7%	0.5%	0.5%
	Speak German at Home	0.6%	0.4%	0.5%
l a c	Speak Other Indo-European Languages at Home	4.8%	4.1%	2.8%
ke	Speak Russian and Other Slavic Languages at H	1.7%	1.7%	1.4%
b d	Speak Chinese at Home	0.1%	0.2%	0.3%
Language Spoken	Speak Korean at Home	0.1%	0.1%	0.1%
	Speak Vietnamese at Home	0.2%	0.3%	0.3%
	Speak Other Asian Languages at Home	0.5%	0.4%	0.3%
	Speak Tagalog and Other Pacific Languages at F	0.1%	0.2%	0.3%
	Speak Other Language at Home	0.5%	1.1%	1.0%
	Hispanic Population	2,862	12,172	46,178
	Hispanic Population Percent	10.6%	10.8%	11.5%
	Mexican	13.2%	17.2%	18.5%
	Puerto Rican	50.7%	38.3%	34.5%
<u>i</u>	Cuban	4.0%	12.2%	12.6%
Hispanic	Dominican	5.5%	7.3%	4.7%
isp	Central American	2.4%	5.1%	5.7%
Ξ	South American	16.8%	13.7%	16.5%
	Other Hispanic	7.4%	6.1%	7.5%
		E 0/.	A 0/	10/.
	2000 Hispanic Population Percent 1990 Hispanic Population Percent	5% 2%	4% 2%	4% 2%

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Dec 5, 2023



	es at Tarpon I Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	American (percent of total population)	8.7%	10.9%	9.1%
	American	8.5%	10.7%	8.8%
	Native American (ie. Indian/Eskimo)	0.2%	0.2%	0.2%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.1%
	Asian (percent of total population)	1.6%	2.0% 0.2%	2.4%
	Chinese Japanese	0.1% 0.2%	0.2%	0.4% 0.1%
	Korean	0.1%	0.1%	0.1%
	South Central Asian (ie. Indian)	0.3%	0.4%	0.8%
	South East Asian (ie. Vietnamese)	0.8%	0.9%	1.0%
t	Other Asian	0.2%	0.1%	0.1%
Ancestry	European (percent of total population)	45.8%	46.4%	46.5%
uc	British	6.7%	6.9%	7.1%
◄	Dutch French	1.0% 2.0%	0.8% 1.7%	0.7% 1.7%
	German	8.1%	9.1%	9.5%
	Italian	5.9%	6.7%	7.0%
	Polish	2.9%	2.5%	2.5%
	Scandinavian	1.5%	1.7%	1.9%
	Scotch/Irish	9.6%	9.7%	10.1%
	Other European (ie. Greek/Russian)	8.2%	7.3%	6.0%
	Middle Eastern	0.5%	0.9%	0.9%
	Other Ancestry	15.5%	13.8%	14.6%
	Unclassified Ancestry	17.2%	15.1%	15.0%
	Adult Population (25 Years or Older)	20,998	86,126	308,513
	Elementary (0 to 8)	2.5%	2.6%	2.3%
r (†	Some High School (9 to 11)	5.9%	5.9%	5.7%
atic 25-	High School Graduate (12)	33.6% 20.7%	34.6% 20.4%	31.3%
uc: ge	Some College (13 to 16) Associates Degree Only	11.0%	10.4%	21.3% 10.4%
Education (Age 25+)	Bachelors Degree Only	17.7%	17.4%	19.0%
	Graduate Degree	8.5%	8.8%	10.0%
	% College (4+)	26.2%	26.2%	29.0%
	Total Households – count	12,493	49,741	179,129
	One Person HHs – count	4,551	15,807	57,787
	Family HHs – count	6,940	30,806	110,014
	Married Couple – count	5,214	23,331	84,061
	w/own children – count	1,248	5,873	23,130
	w/out own children – count	3,966	17,458	60,932
-	Male Householder – count	311	1,734	6,731
olo	Female Householder – count	1,416	5,741	19,221
useho Type	Non-Family Households – count	1,002	3,128	11,328
Household Type	1 Person Household	36.4%	31.8%	32.3%
Ť	2 Person Household	37.4%	38.2%	38.3%
	3 Person Household	12.8%	14.0%	13.5%
	4 Person Household	7.8%	9.6%	9.7%
	5 Person Household	3.5%	4.1%	4.0%
	6 Person Household	1.4%	1.5%	1.5%
	7+ Person Household	0.7%	0.8%	0.7%
	% Households With Children	15.9%	18.8%	19.7%
	l			

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Dec 5, 2023

BRIXMOR

	es at Tarpon n Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Housing	Total Housing Units Owner Occupied Percent Renter Occupied Percent Vacant Housing Percent Total Housing Units (Census 2000) For Rent (Census 2000) For Sale (Census 2000) Rented or Sold, (Census 2000) Seasonal (Census 2014) Other (Census 2000)	14,869 55.5% 28.6% 16.0% 5,556 10% 10% 5% 42% 8%	58,746 59.6% 25.0% 15.3% 37,049 10% 11% 7% 38% 5%	205,030 61.0% 26.3% 12.6% 131,928 13% 14% 8% 42% 7%
Homes Built By Year	Homes Built 1990 to 2000 Homes Built 1980 to 1989 Homes Built 1970 to 1979 Homes Built 1960 to 1969 Homes Built 1950 to 1959 Homes Built 1940 to 1949 Homes Built Before 1939	17% 22% 27% 17% 7% 2% 8%	11% 25% 38% 19% 5% 1% 2%	16% 32% 33% 12% 5% 1% 1%
Units in Structure	1 Unit 2 - 9 Units Greater than 10 Units Mobilie Trailer Other Units	63% 8% 3% 25% 1%	76% 7% 3% 13% 0%	66% 11% 11% 11% 0%
Home Value (Owner Occupied)	Property Value \$1,000,000 or more Property Value \$750,000 to \$999,999 Property Value \$500,000 to \$749,999 Property Value \$400,000 to \$499,999 Property Value \$300,000, to \$399,999 Property Value \$200,000 to \$299,999 Property Value \$150,000 to \$199,999 Property Value \$100,000 to \$149,999 Property Value \$60,000 to \$99,999 Property Value \$60,000 to \$59,999 Property Value \$0 to \$39,999	5.2% 3.5% 13.2% 11.6% 18.9% 15.9% 7.3% 8.7% 6.5% 1.6% 7.2%	4.7% 4.5% 15.8% 11.3% 14.5% 17.5% 8.3% 10.5% 6.0% 1.5% 3.9%	4.4% 4.7% 17.6% 12.3% 15.4% 18.1% 8.2% 8.6% 4.1% 1.7% 3.6%
Wealth per Household	Median Home Value Median Rent \$0 and under - percent \$1 to \$4999 - percent \$5k to \$9999 - percent \$10k to \$24999 - percent \$25k to \$49999 - percent \$50k to \$99999 - percent \$100k to \$249999 - percent \$250k to \$499999 - percent	\$313,522 \$555 17.4% 9.0% 4.6% 6.4% 6.8% 10.4% 18.3% 13.0% 13.9% \$77,254 \$232,188	\$310,657 \$615 17.2% 8.7% 4.6% 6.4% 6.8% 10.5% 18.5% 13.2% 14.1% \$80,058 \$235,109	\$332,937 \$643 17.1% 8.6% 4.5% 6.3% 6.8% 10.4% 18.5% 13.3% 14.4% \$81,589 \$238,050

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Dec 5, 2023

BRIXMOR® Latitude: 28.144509 Longitude: -82.742255

Dec 5, 1	2023	Lau	ude: 28.144509	_ongitude: -82.742255
	es at Tarpon I Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Economic Viability	Economic Viability Local Economic Viability Indexed	225 225	232 232	
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation Managerial/Executive Professional Specialty Healthcare Support Sales Office & Administrative Support Protective Service Food Preperation Building Maintenance & Cleaning Personal Care Farming, Fishing, & Forestry Construction Production & Transportation Percent White Collar Workers Percent Blue Collar Workers	$\begin{array}{c} 11,936\\ 15.1\%\\ 20.7\%\\ 3.1\%\\ 12.0\%\\ 15.3\%\\ 1.2\%\\ 7.1\%\\ 4.9\%\\ 2.3\%\\ 0.0\%\\ 7.3\%\\ 11.0\%\\ 66.3\%\\ 33.7\%\end{array}$	50,250 16.4% 20.3% 3.3% 12.5% 13.7% 1.6% 7.9% 3.7% 2.6% 0.1% 8.6% 9.4% 66.1% 33.9%	17.5% 21.8% 3.4% 12.9% 13.7% 1.7% 6.6% 3.5% 2.7% 0.1% 7.9% 8.3% 69.3%
Employment by Industry (Employed Civilians Age 16+)	Agriculture/Mining/Construction Manufacturing Transportation Information Wholesale/Retail Finance, Insurance, Real Estate Professional Services Management Services Administrative/Waste Services Educational Services Entertainment Services Other Professional Services Public Administration	$\begin{array}{c} 6.1\% \\ 8.4\% \\ 3.9\% \\ 0.9\% \\ 16.3\% \\ 8.6\% \\ 7.4\% \\ 0.4\% \\ 8.1\% \\ 23.3\% \\ 9.9\% \\ 4.0\% \\ 2.5\% \end{array}$	8.3% 6.5% 3.3% 1.2% 18.0% 7.9% 8.6% 0.2% 6.0% 21.0% 11.4% 5.1% 2.5%	6.2% 3.8% 1.8% 16.5% 8.8% 9.4% 0.2% 5.2% 21.8% 10.5% 5.0%
Transportation To Work	Drive to Work Alone Drive to Work Carpool Travel to Work by Public Transportation Drive to Work on Motorcycle Drive to Work on Bicycle Walked to Work Other Means Work at Home	78.3% 12.1% 0.7% 0.4% 1.5% 2.9% 0.9% 3.2%	81.1% 11.7% 0.5% 0.3% 0.7% 1.0% 0.9% 3.9%	10.8% 0.6% 0.2% 0.6% 1.3% 0.7%

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	es at Tarpon Springs, FL	5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
	Travel to Work in Less than 5 Minutes	4.3%	2.6%	2.5%
	Travel to Work in 5 to 9 Minutes	9.6%	9.6%	9.7%
	Travel to Work in 10 to 14 Minutes	14.5%	13.4%	14.8%
	Travel to Work in 15 to 19 Minutes	14.3%	14.0%	14.9%
	Travel to Work in 20 to 29 Minutes	17.4%	17.3%	18.8%
	Travel to Work in 30 to 44 Minutes	17.3%	21.8%	22.0%
	Travel to Work in 45 to 59 Minutes	13.4%	12.4%	10.4%
	Travel to Work in 60 Minutes or more	9.2%	9.0%	7.1%
	Average Travel Time to Work	27	28	26
	No Vehicles	9.8%	6.7%	6.5%
es H	1 Vehicle	44.7%	44.5%	44.2%
r H	2 Vehicles	34.2%	36.2%	36.5%
Vehicles per HH	3 or more vehicles	11.3%	12.6%	12.8%
	Average Number of Vehicles	1.52	1.59	1.59
Change	Births (last 12 months)	234	969	3,441
an	Deaths (last 12 months)	387	1,595	5,717
Ь	Migration (last 12 months)	271	1,162	4,874
Work place	Workplace Establishments	1,316	3,606	13,576
W6 pla	Workplace Employees (FTE)	8,681	24,076	110,520