

Extended Demographic Report - PopStats

2020 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval

Dec 5, 2023



Latitude: 25.9391 Longitude: -80.2952

Shops at Palm Lakes Miami, FL		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Population	Current Year Estimated Population	109,337	450,901	1,703,345
	Population Est 23Q1	109,210	450,516	1,702,709
	Population Est 22Q4	109,642	450,749	1,703,792
	Population Est 22Q3	109,740	450,908	1,701,838
	Population Est 22Q2	109,578	449,364	1,698,174
	Population Est 22Q1	110,303	452,429	1,702,800
	Population Est 21Q4	109,812	451,050	1,701,445
	Population Est 21Q3	109,699	450,162	1,697,802
	Population Est 21Q2	109,616	450,016	1,700,220
	Population Fcst	108,333	465,040	1,736,354
	2010 Census Population	31,166	165,478	968,392
	2000 Census Population	32,460	163,164	930,357
	1990 Census Population	25,092	129,124	785,124
	Current Year Daytime Population	74,577	382,625	1,595,210
	Average Seasonal Population	296	2,937	130,446
	Historical Annual Growth, 1990 – 2000	2.61%	2.37%	1.71%
	Historical Annual Growth, 2000 – 2010	-0.41%	0.14%	0.40%
	Estimated Annual Growth, 2010 – CY	9.94%	7.86%	4.35%
	Projected Annual Growth, CY to Y5	-0.18%	0.62%	0.38%
	Group Qtrs Est	387	1,419	15,541
Transient Est Average Last 4 Qtrs	597	4,894	74,070	
Households	Current Year Estimated Households	35,913	150,172	603,480
	Households Est 23Q1	35,861	149,999	603,161
	Households Est 22Q4	36,014	150,103	603,542
	Households Est 22Q3	36,046	150,161	602,892
	Households Est 22Q2	35,999	149,680	601,549
	Households Est 22Q1	36,222	150,730	603,359
	Households Est 21Q4	36,039	150,227	602,875
	Households Est 21Q3	35,991	149,912	601,474
	Households Est 21Q2	35,962	149,868	602,468
	Households Fcst	35,698	154,762	616,229
	2010 Census Households	9,546	51,456	340,191
	2000 Census Households	9,757	50,247	326,640
	1990 Census Households	8,235	40,969	285,948
	Historical Annual Growth, 1990 – 2000	1.71%	2.06%	1.34%
	Historical Annual Growth, 2000 – 2010	-0.22%	0.24%	0.41%
	Estimated Annual Growth, 2010 – CY	10.52%	8.42%	4.42%
	Projected Annual Growth, CY to Y5	-0.12%	0.60%	0.42%
Population per Household	3.03	2.99	2.80	

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Shops at Palm Lakes Miami, FL		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	0.4%	0.6%	1.0%
	HH Income \$250,000 to \$499,999	0.5%	0.7%	1.1%
	HH Income \$200,000 to \$249,999	1.3%	1.5%	2.7%
	HH Income \$175,000 to \$199,999	1.7%	2.3%	2.9%
	HH Income \$150,000 to \$174,999	3.1%	3.2%	3.7%
	HH Income \$100,000 to 149,999	12.8%	14.2%	13.3%
	HH Income \$75,000 to 99,999	12.3%	13.1%	12.0%
	HH Income \$50,000 to 74,999	22.9%	19.4%	17.7%
	HH Income \$35,000 to 49,999	14.2%	13.9%	13.7%
	HH Income \$25,000 to 34,999	10.9%	9.6%	9.8%
	HH Income \$15,000 to 24,999	8.7%	9.2%	9.7%
	HH Income \$0 to 14,999	11.1%	12.3%	12.4%
	Average Household Income	\$66,904	\$70,873	\$78,666
	Median Household Income	\$54,983	\$56,056	\$55,689
	Per Capita Income	\$22,046	\$23,668	\$28,068
	2000 Average HH Income	\$51,675	\$52,349	\$49,891
	2000 Median HH Income	\$42,812	\$42,873	\$36,266
	Average Disposable Income	58,283	60,599	64,124
	Median Disposable Income	49,196	50,069	49,744
	Discretionary HH Income Over \$150,000	0.0%	0.1%	0.9%
	Discretionary HH Income \$125,000 to \$149,999	1.2%	1.7%	3.1%
	Discretionary HH Income \$100,000 to \$124,999	1.9%	2.7%	3.9%
	Discretionary HH Income \$75,000 to \$99,999	4.4%	5.9%	6.6%
	Discretionary HH Income \$50,000 to \$74,999	13.2%	14.1%	13.2%
	Discretionary HH Income \$25,000 to \$49,999	31.8%	29.5%	26.4%
	Discretionary HH Income Under \$25,000	47.4%	45.9%	45.9%
	Average Discretionary HH Income	33,152	35,457	38,816
	Median Discretionary HH Income	26,590	27,756	28,010
	Householder White – Count	1,392	9,997	108,707
	Median HH Income	\$55,491	\$59,531	\$76,057
	Average HH Income	\$69,797	\$73,846	\$87,687
	Householder Black or African-American – Count	6,181	41,414	141,640
	Median HH Income	\$54,694	\$53,103	\$47,486
	Average HH Income	\$65,077	\$63,175	\$58,980
Householder Hispanic – Count	26,416	89,949	307,899	
Median HH Income	\$54,174	\$55,437	\$53,069	
Average HH Income	\$62,770	\$65,817	\$66,103	
Householder Asian or Pacific Islander – Count	410	2,187	11,235	
Median HH Income	\$75,060	\$83,155	\$81,392	
Average HH Income	\$84,363	\$91,349	\$92,673	
Householder Other or Pacific Islander – Count	1,513	6,624	33,999	
Median HH Income	\$65,427	\$71,887	\$66,797	
Average HH Income	\$73,642	\$77,872	\$77,608	
Gender	Male Population	51,786	212,074	813,281
	Female Population	57,551	238,827	890,064

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Total Population by Age	Count of Pop 0 to 4 years	6,050	24,462	89,941
	Count of Pop 0 to 7 years	8,132	33,235	123,876
	Count of Pop 5 - 13	10,547	44,009	165,934
	Count of Pop 14 - 18	5,272	21,869	82,424
	Count of Pop 19 - 22	5,489	22,481	83,655
	Count of Pop 22 - 25	4,188	16,963	62,509
	Count of Pop 25 - 29	7,117	28,370	103,486
	Count of Pop 30 - 34	7,730	29,817	109,650
	Count of Pop 35 - 39	7,610	30,311	113,676
	Count of Pop 40 - 44	7,098	28,947	111,470
	Count of Pop 45 - 59	23,258	93,774	354,371
	Count of Pop 60 - 74	17,048	72,693	286,645
	Count of Pop 75 - 84	5,842	26,423	99,481
	Count of Pop 85+	2,087	10,782	40,102
	% of Pop 0 to 4 years	5.5%	5.4%	5.3%
	% of Pop 0 to 7 years	7.4%	7.4%	7.3%
	% of Pop 5 - 13	9.6%	9.8%	9.7%
	% of Pop 14 - 18	4.8%	4.9%	4.8%
	% of Pop 19 - 22	5.0%	5.0%	4.9%
	% of Pop 22 - 25	3.8%	3.8%	3.7%
% of Pop 25 - 29	6.5%	6.3%	6.1%	
% of Pop 30 - 34	7.1%	6.6%	6.4%	
% of Pop 35 - 39	7.0%	6.7%	6.7%	
% of Pop 40 - 44	6.5%	6.4%	6.5%	
% of Pop 45 - 59	21.3%	20.8%	20.8%	
% of Pop 60 - 74	15.6%	16.1%	16.8%	
% of Pop 75 - 84	5.3%	5.9%	5.8%	
% of Pop 85+	1.9%	2.4%	2.4%	
Median Age	40.5	41.2	41.8	
Average Age	40.7	41.3	41.6	
Male Population by Age	% of Pop 0 to 4 years	6.0%	5.9%	5.7%
	% of Pop 5 - 13	10.3%	10.6%	10.4%
	% of Pop 14 - 18	5.3%	5.3%	5.2%
	% of Pop 19 - 22	5.4%	5.4%	5.2%
	% of Pop 22 - 25	4.1%	4.1%	3.9%
	% of Pop 25 - 29	6.8%	6.6%	6.4%
	% of Pop 30 - 34	7.3%	6.8%	6.6%
	% of Pop 35 - 39	7.1%	6.8%	6.7%
	% of Pop 40 - 44	6.4%	6.4%	6.5%
	% of Pop 45 - 59	21.0%	20.6%	20.7%
	% of Pop 75 - 84	4.5%	4.9%	5.1%
	% of Pop 60 - 74	14.3%	14.9%	16.0%
	% of Pop 85+	1.5%	1.8%	1.7%
	Median Age	38.4	38.9	40.0
Average Age	39.1	39.5	40.2	

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	% of Pop 0 to 4 years	5.2%	5.0%	4.9%
	% of Pop 5 - 13	9.1%	9.0%	9.1%
	% of Pop 14 - 18	4.4%	4.5%	4.5%
	% of Pop 19 - 22	4.6%	4.6%	4.6%
	% of Pop 22 - 25	3.6%	3.5%	3.5%
	% of Pop 25 - 29	6.2%	6.0%	5.8%
	% of Pop 30 - 34	6.8%	6.5%	6.3%
	% of Pop 35 - 39	6.8%	6.7%	6.7%
	% of Pop 40 - 44	6.5%	6.4%	6.6%
	% of Pop 45 - 59	21.5%	21.0%	20.9%
	% of Pop 60 - 74	16.8%	17.2%	17.6%
	% of Pop 75 - 84	6.1%	6.7%	6.5%
	% of Pop 85+	2.3%	2.9%	2.9%
	Median Age	42.5	43.3	43.4
Average Age	42.2	42.9	42.9	
Race	Count of White	24,436	92,803	476,056
	Count of Black or African-American	17,647	124,422	426,591
	Count of Asian or Pacific Islander	1,812	9,164	43,526
	Count of Other races	65,442	224,512	757,172
	White	22.3%	20.6%	27.9%
	Black or African American	16.1%	27.6%	25.0%
	Asian	1.7%	2.0%	2.6%
	Other Races	59.9%	49.8%	44.5%
Language Spoken	Speak English at Home	26.1%	34.6%	35.6%
	Speak Spanish at Home	69.7%	58.3%	51.5%
	Speak French or French Creole at Home	1.8%	4.5%	8.1%
	Speak German at Home	0.0%	0.0%	0.2%
	Speak Other Indo-European Languages at Home	0.3%	0.6%	1.5%
	Speak Russian and Other Slavic Languages at H	0.0%	0.1%	0.8%
	Speak Chinese at Home	0.5%	0.3%	0.4%
	Speak Korean at Home	0.0%	0.1%	0.1%
	Speak Vietnamese at Home	0.4%	0.2%	0.2%
	Speak Other Asian Languages at Home	0.1%	0.4%	0.3%
	Speak Tagalog and Other Pacific Languages at H	0.1%	0.2%	0.2%
	Speak Other Language at Home	0.9%	0.8%	1.0%
Hispanic	Hispanic Population	83,905	285,389	939,063
	Hispanic Population Percent	76.7%	63.3%	55.1%
	Mexican	1.7%	1.6%	2.3%
	Puerto Rican	5.7%	6.4%	7.8%
	Cuban	51.9%	57.4%	45.2%
	Dominican	6.9%	5.6%	5.5%
	Central American	8.3%	7.5%	11.1%
	South American	20.9%	16.9%	22.8%
	Other Hispanic	4.6%	4.5%	5.4%
	2000 Hispanic Population Percent	59%	48%	37%
	1990 Hispanic Population Percent	49%	40%	29%

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Ancestry	American (percent of total population)	0.9%	2.2%	3.0%
	American	0.9%	2.2%	2.9%
	Native American (ie. Indian/Eskimo)	0.0%	0.1%	0.1%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
	Asian (percent of total population)	1.6%	1.9%	2.5%
	Chinese	0.3%	0.4%	0.6%
	Japanese	0.1%	0.2%	0.1%
	Korean	0.1%	0.1%	0.1%
	South Central Asian (ie. Indian)	0.5%	0.6%	0.9%
	South East Asian (ie. Vietnamese)	0.4%	0.6%	0.6%
	Other Asian	0.1%	0.1%	0.1%
	European (percent of total population)	0.7%	1.5%	5.8%
	British	0.1%	0.2%	0.6%
	Dutch	0.0%	0.0%	0.1%
	French	0.0%	0.1%	0.2%
	German	0.1%	0.2%	0.9%
	Italian	0.2%	0.3%	1.1%
	Polish	0.0%	0.1%	0.4%
	Scandinavian	0.0%	0.0%	0.1%
	Scotch/Irish	0.1%	0.2%	0.9%
Other European (ie. Greek/Russian)	0.1%	0.3%	1.5%	
Middle Eastern	0.1%	0.2%	0.4%	
Other Ancestry	17.2%	26.0%	27.6%	
Unclassified Ancestry	2.8%	4.9%	5.7%	
Education (Age 25+)	Adult Population (25 Years or Older)	77,791	321,118	1,218,881
	Elementary (0 to 8)	9.9%	9.2%	8.8%
	Some High School (9 to 11)	9.0%	7.9%	8.1%
	High School Graduate (12)	34.0%	33.2%	28.9%
	Some College (13 to 16)	16.3%	17.2%	17.2%
	Associates Degree Only	10.1%	9.9%	9.6%
	Bachelors Degree Only	14.2%	14.7%	17.3%
	Graduate Degree	6.4%	7.9%	10.1%
	% College (4+)	20.6%	22.6%	27.4%
Household Type	Total Households – count	35,913	150,172	603,480
	One Person HHs – count	6,145	27,634	138,668
	Family HHs – count	27,827	113,514	430,316
	Married Couple – count	16,356	67,663	267,492
	w/own children – count	6,767	25,484	103,792
	w/out own children – count	9,590	42,179	163,701
	Male Householder – count	2,887	10,940	44,624
	Female Householder – count	8,584	34,910	118,200
	Non-Family Households – count	1,941	9,024	34,495
	1 Person Household	17.1%	18.4%	23.0%
	2 Person Household	26.2%	26.6%	28.2%
	3 Person Household	22.2%	21.2%	19.4%
	4 Person Household	18.5%	17.9%	15.9%
	5 Person Household	9.1%	9.0%	7.7%
	6 Person Household	4.1%	4.1%	3.4%
7+ Person Household	2.8%	2.8%	2.4%	
% Households With Children	32.0%	30.0%	29.0%	

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Housing	Total Housing Units	37,350	157,398	671,606
	Owner Occupied Percent	52.3%	55.5%	48.3%
	Renter Occupied Percent	43.9%	39.9%	41.6%
	Vacant Housing Percent	3.8%	4.6%	10.1%
	Total Housing Units (Census 2000)	10,295	52,421	362,621
	For Rent (Census 2000)	42%	35%	24%
	For Sale (Census 2000)	33%	38%	15%
	Rented or Sold, (Census 2000)	8%	8%	6%
	Seasonal (Census 2014)	19%	17%	46%
	Other (Census 2000)	8%	8%	10%
Homes Built By Year	Homes Built 1990 to 2000	18%	20%	14%
	Homes Built 1980 to 1989	38%	21%	15%
	Homes Built 1970 to 1979	30%	21%	24%
	Homes Built 1960 to 1969	11%	18%	21%
	Homes Built 1950 to 1959	2%	17%	17%
	Homes Built 1940 to 1949	1%	3%	6%
	Homes Built Before 1939	0%	1%	3%
Units in Structure	1 Unit	68%	75%	54%
	2 - 9 Units	4%	5%	12%
	Greater than 10 Units	15%	17%	31%
	Mobilie Trailer	13%	3%	3%
	Other Units	0%	0%	0%
Home Value (Owner Occupied)	Property Value \$1,000,000 or more	1.7%	2.3%	5.5%
	Property Value \$750,000 to \$999,999	2.9%	5.1%	7.8%
	Property Value \$500,000 to \$749,999	19.1%	24.0%	23.4%
	Property Value \$400,000 to \$499,999	23.1%	20.9%	17.5%
	Property Value \$300,000, to \$399,999	22.4%	19.6%	17.5%
	Property Value \$200,000 to \$299,999	15.7%	15.3%	14.5%
	Property Value \$150,000 to \$199,999	3.9%	4.5%	4.5%
	Property Value \$100,000 to \$149,999	3.5%	3.4%	3.5%
	Property Value \$60,000 to \$99,999	3.3%	1.6%	1.5%
	Property Value \$40,000 to \$59,999	1.1%	0.5%	0.5%
	Property Value \$0 to \$39,999	2.4%	1.8%	1.6%
Median Home Value	\$387,830	\$413,565	\$430,073	
Median Rent	\$818	\$775	\$624	
Wealth per Household	\$0 and under - percent	19.2%	18.8%	18.8%
	\$1 to \$4999 - percent	10.2%	9.9%	9.8%
	\$5k to \$9999 - percent	5.2%	5.0%	5.0%
	\$10k to \$24999 - percent	6.8%	6.7%	6.7%
	\$25k to \$49999 - percent	7.0%	6.9%	6.9%
	\$50k to \$99999 - percent	10.3%	10.3%	10.2%
	\$100k to \$249999 - percent	17.3%	17.5%	17.4%
	\$250k to \$499999 - percent	11.9%	12.1%	12.2%
	\$500k+ - percent	12.2%	12.7%	13.1%
	Median HH Wealth	\$58,022	\$62,939	\$63,844
	Avg HH Wealth	\$209,034	\$215,411	\$218,743

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Economic Viability	Economic Viability Local	235	230	230
	Economic Viability Indexed	235	230	230
Occupation (Employed Civilians Age 16+)	Employed Civilian Pop 16+ by Occupation	56,244	231,318	877,573
	Managerial/Executive	12.8%	13.4%	14.3%
	Professional Specialty	15.3%	17.2%	17.7%
	Healthcare Support	2.5%	3.5%	3.5%
	Sales	10.6%	11.3%	12.1%
	Office & Administrative Support	15.8%	14.5%	12.7%
	Protective Service	2.7%	3.3%	3.3%
	Food Preparation	3.8%	4.0%	5.8%
	Building Maintenance & Cleaning	5.0%	4.3%	5.3%
	Personal Care	4.2%	3.2%	3.0%
	Farming, Fishing, & Forestry	0.0%	0.0%	0.1%
	Construction	11.1%	9.7%	9.3%
	Production & Transportation	16.3%	15.5%	12.9%
	Percent White Collar Workers	57.0%	59.9%	60.2%
Percent Blue Collar Workers	43.0%	40.1%	39.8%	
Employment by Industry (Employed Civilians Age 16+)	Agriculture/Mining/Construction	8.5%	7.7%	8.1%
	Manufacturing	5.9%	6.2%	5.0%
	Transportation	10.5%	9.7%	8.6%
	Information	2.8%	2.5%	2.0%
	Wholesale/Retail	15.6%	16.2%	16.0%
	Finance, Insurance, Real Estate	7.5%	6.4%	6.9%
	Professional Services	5.0%	5.3%	6.1%
	Management Services	0.1%	0.1%	0.1%
	Administrative/Waste Services	6.0%	5.8%	6.2%
	Educational Services	19.2%	20.8%	20.2%
	Entertainment Services	8.6%	8.5%	11.0%
	Other Professional Services	7.6%	6.1%	5.6%
	Public Administration	2.6%	4.6%	4.3%
Transportation To Work	Drive to Work Alone	79.3%	79.6%	75.8%
	Drive to Work Carpool	14.5%	14.0%	14.1%
	Travel to Work by Public Transportation	2.6%	3.1%	5.1%
	Drive to Work on Motorcycle	0.0%	0.1%	0.1%
	Drive to Work on Bicycle	0.2%	0.2%	0.3%
	Walked to Work	0.3%	0.7%	1.6%
	Other Means	1.1%	0.7%	0.8%
	Work at Home	2.0%	1.7%	2.2%

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	Travel to Work in Less than 5 Minutes	0.6%	1.1%	1.4%
	Travel to Work in 5 to 9 Minutes	4.1%	4.6%	5.8%
	Travel to Work in 10 to 14 Minutes	8.2%	9.0%	10.0%
	Travel to Work in 15 to 19 Minutes	11.2%	12.6%	14.1%
	Travel to Work in 20 to 29 Minutes	20.5%	21.1%	21.1%
	Travel to Work in 30 to 44 Minutes	33.7%	30.9%	28.3%
	Travel to Work in 45 to 59 Minutes	12.2%	12.1%	10.7%
	Travel to Work in 60 Minutes or more	9.6%	8.5%	8.6%
	Average Travel Time to Work	31	30	29
Vehicles per HH	No Vehicles	5.0%	6.6%	9.0%
	1 Vehicle	33.6%	34.3%	38.3%
	2 Vehicles	39.8%	38.8%	35.6%
	3 or more vehicles	21.7%	20.3%	17.2%
	Average Number of Vehicles	1.85	1.80	1.67
Change	Births (last 12 months)	1,271	5,081	18,580
	Deaths (last 12 months)	991	4,498	16,942
	Migration (last 12 months)	-492	1,095	3,977
Work place	Workplace Establishments	2,648	14,798	72,105
	Workplace Employees (FTE)	20,550	137,391	639,579