

# EXPANDED PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 28.1501/-81.4724

RF5

## Solivita Marketplace

### Kissimmee, FL 34758

	1 mi radius	3 mi radius	5 mi radius	10 mi radius
<b>Population</b>				
Estimated Population (2020)	9,060	54,981	78,263	187,190
Projected Population (2025)	10,232	62,268	88,705	212,119
Census Population (2010)	6,415	40,607	55,177	128,304
Census Population (2000)	3,273	16,237	20,737	64,542
Projected Annual Growth (2020 to 2025)	1,173 2.6%	7,287 2.7%	10,442 2.7%	24,928 2.7%
Historical Annual Growth (2010 to 2020)	2,645 4.1%	14,373 3.5%	23,086 4.2%	58,886 4.6%
Historical Annual Growth (2000 to 2010)	3,142 9.6%	24,371 15.0%	34,441 16.6%	63,762 9.9%
Estimated Population Density (2020)	2,885 psm	1,945 psm	997 psm	596 psm
Trade Area Size	3.1 sq mi	28.3 sq mi	78.5 sq mi	314.0 sq mi
<b>Households</b>				
Estimated Households (2020)	2,902	18,098	25,583	62,893
Projected Households (2025)	3,247	20,047	28,347	68,991
Census Households (2010)	2,048	13,105	17,721	42,199
Census Households (2000)	1,034	5,164	6,721	22,450
Estimated Households with Children (2020)	1,318 45.4%	7,321 40.5%	10,372 40.5%	24,515 39.0%
Estimated Average Household Size (2020)	3.12	3.04	3.06	2.97
<b>Average Household Income</b>				
Estimated Average Household Income (2020)	\$51,606	\$55,659	\$56,623	\$55,680
Projected Average Household Income (2025)	\$54,145	\$59,094	\$60,060	\$59,635
Estimated Average Family Income (2020)	\$55,255	\$58,805	\$60,825	\$62,070
<b>Median Household Income</b>				
Estimated Median Household Income (2020)	\$54,779	\$58,941	\$59,907	\$59,326
Projected Median Household Income (2025)	\$63,620	\$68,767	\$69,948	\$69,141
Estimated Median Family Income (2020)	\$59,461	\$62,815	\$64,973	\$67,400
<b>Per Capita Income</b>				
Estimated Per Capita Income (2020)	\$16,534	\$18,324	\$18,516	\$18,727
Projected Per Capita Income (2025)	\$17,184	\$19,027	\$19,199	\$19,413
Estimated Per Capita Income 5 Year Growth	\$650 3.9%	\$703 3.8%	\$683 3.7%	\$686 3.7%
Estimated Average Household Net Worth (2020)	\$290,080	\$333,511	\$351,628	\$396,889
<b>Daytime Demos (2020)</b>				
Total Businesses	85	640	887	2,765
Total Employees	533	4,538	5,798	19,734
Company Headquarter Businesses	-	-	1 0.1%	3 0.1%
Company Headquarter Employees	50 9.5%	118 2.6%	120 2.1%	134 0.7%
Employee Population per Business	6.3	7.1	6.5	7.1
Residential Population per Business	106.6	85.8	88.2	67.7

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#### Race & Ethnicity

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
White (2020)	4,742	52.3%	31,287	56.9%	45,497	58.1%	114,066	60.9%
Black or African American (2020)	2,392	26.4%	12,493	22.7%	16,585	21.2%	34,612	18.5%
American Indian or Alaska Native (2020)	57	0.6%	395	0.7%	554	0.7%	1,175	0.6%
Asian (2020)	133	1.5%	1,113	2.0%	1,797	2.3%	4,456	2.4%
Hawaiian or Pacific Islander (2020)	25	0.3%	119	0.2%	139	0.2%	230	0.1%
Other Race (2020)	1,212	13.4%	6,760	12.3%	9,682	12.4%	24,174	12.9%
Two or More Races (2020)	498	5.5%	2,812	5.1%	4,008	5.1%	8,477	4.5%
Not Hispanic or Latino Population (2020)	3,434	37.9%	22,858	41.6%	33,119	42.3%	91,251	48.7%
Hispanic or Latino Population (2020)	5,625	62.1%	32,122	58.4%	45,144	57.7%	95,940	51.3%
Not Hispanic or Latino Population (2025)	3,918	38.3%	25,964	41.7%	37,647	42.4%	102,847	48.5%
Hispanic or Latino Population (2025)	6,314	61.7%	36,304	58.3%	51,058	57.6%	109,271	51.5%
Not Hispanic or Latino Population (2010)	3,114	48.5%	19,968	49.2%	27,275	49.4%	71,701	55.9%
Hispanic or Latino Population (2010)	3,300	51.5%	20,639	50.8%	27,902	50.6%	56,603	44.1%
Not Hispanic or Latino Population (2000)	2,040	62.3%	10,184	62.7%	13,387	64.6%	47,042	72.9%
Hispanic or Latino Population (2000)	1,233	37.7%	6,053	37.3%	7,350	35.4%	17,500	27.1%
Projected Hispanic Annual Growth (2020 to 2025)	689	2.4%	4,182	2.6%	5,913	2.6%	13,332	2.8%
Historic Hispanic Annual Growth (2000 to 2020)	4,393	17.8%	26,069	21.5%	37,794	25.7%	78,440	22.4%

#### Age Distribution (2020)

Age Under 5	523	5.8%	2,994	5.4%	4,341	5.5%	11,127	5.9%
Age 5 to 9 Years	607	6.7%	3,569	6.5%	5,163	6.6%	12,444	6.6%
Age 10 to 14 Years	681	7.5%	4,028	7.3%	5,840	7.5%	13,585	7.3%
Age 15 to 19 Years	714	7.9%	3,964	7.2%	5,649	7.2%	12,986	6.9%
Age 20 to 24 Years	579	6.4%	3,072	5.6%	4,345	5.6%	11,083	5.9%
Age 25 to 29 Years	527	5.8%	2,990	5.4%	4,358	5.6%	11,876	6.3%
Age 30 to 34 Years	543	6.0%	3,287	6.0%	4,863	6.2%	12,730	6.8%
Age 35 to 39 Years	604	6.7%	3,721	6.8%	5,439	7.0%	13,039	7.0%
Age 40 to 44 Years	666	7.4%	3,827	7.0%	5,501	7.0%	12,863	6.9%
Age 45 to 49 Years	586	6.5%	3,389	6.2%	4,930	6.3%	11,904	6.4%
Age 50 to 54 Years	534	5.9%	3,113	5.7%	4,537	5.8%	11,077	5.9%
Age 55 to 59 Years	501	5.5%	3,228	5.9%	4,629	5.9%	10,757	5.7%
Age 60 to 64 Years	513	5.7%	3,545	6.4%	4,873	6.2%	10,616	5.7%
Age 65 to 74 Years	941	10.4%	6,565	11.9%	8,822	11.3%	18,805	10.0%
Age 75 to 84 Years	412	4.5%	2,817	5.1%	3,800	4.9%	9,245	4.9%
Age 85 Years or Over	127	1.4%	875	1.6%	1,173	1.5%	3,050	1.6%
Median Age	37.6		40.1		39.2		37.9	

#### Gender Age Distribution (2020)

Female Population	4,637	51.2%	28,343	51.6%	40,210	51.4%	95,073	50.8%
Age 0 to 19 Years	1,209	26.1%	7,046	24.9%	10,169	25.3%	24,290	25.5%
Age 20 to 64 Years	2,623	56.6%	15,784	55.7%	22,680	56.4%	54,070	56.9%
Age 65 Years or Over	804	17.3%	5,513	19.4%	7,360	18.3%	16,713	17.6%
Female Median Age	39.2		41.3		40.3		39.0	
Male Population	4,423	48.8%	26,637	48.4%	38,053	48.6%	92,117	49.2%
Age 0 to 19 Years	1,317	29.8%	7,507	28.2%	10,823	28.4%	25,852	28.1%
Age 20 to 64 Years	2,429	54.9%	14,386	54.0%	20,796	54.6%	51,877	56.3%
Age 65 Years or Over	677	15.3%	4,744	17.8%	6,435	16.9%	14,388	15.6%
Male Median Age	35.8		38.6		38.0		36.7	

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## Solivita Marketplace

### Kissimmee, FL 34758

#### Household Income Distribution (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
HH Income \$200,000 or More	29	1.0%	358	2.0%	611	2.4%	2,145	3.4%
HH Income \$150,000 to \$199,999	72	2.5%	553	3.1%	767	3.0%	2,109	3.4%
HH Income \$100,000 to \$149,999	396	13.7%	2,309	12.8%	3,566	13.9%	9,248	14.7%
HH Income \$75,000 to \$99,999	398	13.7%	2,773	15.3%	3,853	15.1%	8,988	14.3%
HH Income \$50,000 to \$74,999	663	22.9%	4,564	25.2%	6,420	25.1%	14,530	23.1%
HH Income \$35,000 to \$49,999	552	19.0%	2,887	16.0%	3,852	15.1%	9,063	14.4%
HH Income \$25,000 to \$34,999	236	8.1%	1,526	8.4%	2,131	8.3%	5,545	8.8%
HH Income \$15,000 to \$24,999	234	8.1%	1,186	6.6%	1,702	6.7%	4,872	7.7%
HH Income Under \$15,000	321	11.1%	1,942	10.7%	2,682	10.5%	6,393	10.2%
HH Income \$35,000 or More	2,111	72.8%	13,443	74.3%	19,069	74.5%	46,083	73.3%
HH Income \$75,000 or More	896	30.9%	5,992	33.1%	8,797	34.4%	22,490	35.8%

#### Housing (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Total Housing Units	3,436		21,249		30,180		76,351	
Housing Units Occupied	2,902	84.5%	18,098	85.2%	25,583	84.8%	62,893	82.4%
Housing Units Owner-Occupied	2,132	73.5%	14,321	79.1%	20,353	79.6%	48,882	77.7%
Housing Units, Renter-Occupied	769	26.5%	3,777	20.9%	5,231	20.4%	14,011	22.3%
Housing Units, Vacant	534	18.4%	3,150	17.4%	4,597	18.0%	13,458	21.4%

#### Marital Status (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Never Married	3,166	43.7%	16,075	36.2%	23,137	36.8%	55,564	37.0%
Currently Married	2,460	33.9%	18,196	41.0%	25,537	40.6%	60,022	40.0%
Separated	483	6.7%	2,767	6.2%	4,160	6.6%	9,288	6.2%
Widowed	309	4.3%	2,149	4.8%	2,802	4.5%	7,766	5.2%
Divorced	829	11.4%	5,203	11.7%	7,285	11.6%	17,394	11.6%

#### Household Type (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Population Family	8,340	92.1%	50,142	91.2%	71,391	91.2%	167,113	89.3%
Population Non-Family	716	7.9%	4,824	8.8%	6,831	8.7%	19,522	10.4%
Population Group Quarters	4	-	14	-	42	-	554	0.3%
Family Households	2,329	80.3%	14,382	79.5%	20,374	79.6%	48,162	76.6%
Non-Family Households	572	19.7%	3,716	20.5%	5,210	20.4%	14,732	23.4%
Married Couple with Children	773	31.4%	4,524	24.9%	6,499	25.5%	15,416	25.7%
Average Family Household Size	3.6		3.5		3.5		3.5	

#### Household Size (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
1 Person Households	466	16.1%	2,966	16.4%	4,082	16.0%	11,359	18.1%
2 Person Households	845	29.1%	5,890	32.5%	8,121	31.7%	20,227	32.2%
3 Person Households	498	17.2%	2,979	16.5%	4,351	17.0%	10,581	16.8%
4 Person Households	498	17.2%	2,919	16.1%	4,288	16.8%	9,880	15.7%
5 Person Households	329	11.4%	1,839	10.2%	2,611	10.2%	5,966	9.5%
6 or More Person Households	265	9.1%	1,505	8.3%	2,130	8.3%	4,881	7.8%

#### Household Vehicles (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Households with 0 Vehicles Available	245	8.4%	813	4.5%	986	3.9%	2,714	4.3%
Households with 1 Vehicles Available	913	31.5%	6,673	36.9%	9,239	36.1%	21,938	34.9%
Households with 2 or More Vehicles Available	1,744	60.1%	10,612	58.6%	15,358	60.0%	38,241	60.8%
Total Vehicles Available	5,125		32,007		46,329		115,101	
Average Vehicles Per Household	1.8		1.8		1.8		1.8	

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### Kissimmee, FL 34758

#### Labor Force (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Estimated Labor Population Age 16 Years or Over	7,095		43,586		61,778		147,426	
Estimated Civilian Employed	3,234	45.6%	19,057	43.7%	28,443	46.0%	74,335	50.4%
Estimated Civilian Unemployed	557	7.9%	3,098	7.1%	4,365	7.1%	9,545	6.5%
Estimated in Armed Forces	-	-	-	-	30	-	159	0.1%
Estimated Not in Labor Force	3,304	46.6%	21,431	49.2%	28,941	46.8%	63,388	43.0%
Unemployment Rate	7.9%		7.1%		7.1%		6.5%	

#### Occupation (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Occupation: Population Age 16 Years or Over	3,234		19,057		28,443		74,335	
Management, Business, Financial Operations	330	10.2%	2,003	10.5%	2,891	10.2%	7,734	10.4%
Professional, Related	424	13.1%	3,140	16.5%	4,981	17.5%	12,902	17.4%
Service	734	22.7%	4,310	22.6%	6,274	22.1%	17,319	23.3%
Sales, Office	801	24.8%	4,714	24.7%	6,823	24.0%	16,847	22.7%
Farming, Fishing, Forestry	1	-	29	0.2%	53	0.2%	97	0.1%
Construct, Extraction, Maintenance	296	9.2%	1,770	9.3%	2,865	10.1%	8,191	11.0%
Production, Transport Material Moving	648	20.0%	3,089	16.2%	4,556	16.0%	11,245	15.1%
White Collar Workers	1,555	48.1%	9,858	51.7%	14,695	51.7%	37,483	50.4%
Blue Collar Workers	1,679	51.9%	9,199	48.3%	13,747	48.3%	36,852	49.6%

#### Consumer Expenditure (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Total Household Expenditure	\$129.66 M		\$850.79 M		\$1.22 B		\$2.95 B	
Total Non-Retail Expenditure	\$67.92 M	52.4%	\$445.59 M	52.4%	\$637.21 M	52.4%	\$1.55 B	52.4%
Total Retail Expenditure	\$61.73 M	47.6%	\$405.19 M	47.6%	\$579.55 M	47.6%	\$1.41 B	47.6%
Apparel	\$4.52 M	3.5%	\$29.65 M	3.5%	\$42.46 M	3.5%	\$103.24 M	3.5%
Contributions	\$3.94 M	3.0%	\$26.28 M	3.1%	\$37.67 M	3.1%	\$92.41 M	3.1%
Education	\$3.42 M	2.6%	\$22.71 M	2.7%	\$32.75 M	2.7%	\$81.03 M	2.7%
Entertainment	\$7.17 M	5.5%	\$47.36 M	5.6%	\$67.85 M	5.6%	\$165.12 M	5.6%
Food and Beverages	\$19.47 M	15.0%	\$127.32 M	15.0%	\$181.98 M	15.0%	\$440.79 M	14.9%
Furnishings and Equipment	\$4.48 M	3.5%	\$29.51 M	3.5%	\$42.25 M	3.5%	\$102.75 M	3.5%
Gifts	\$2.93 M	2.3%	\$19.33 M	2.3%	\$27.77 M	2.3%	\$68.36 M	2.3%
Health Care	\$11.29 M	8.7%	\$74.21 M	8.7%	\$105.82 M	8.7%	\$255.84 M	8.7%
Household Operations	\$4.99 M	3.8%	\$32.94 M	3.9%	\$47.13 M	3.9%	\$114.75 M	3.9%
Miscellaneous Expenses	\$2.43 M	1.9%	\$15.96 M	1.9%	\$22.82 M	1.9%	\$55.49 M	1.9%
Personal Care	\$1.74 M	1.3%	\$11.4 M	1.3%	\$16.31 M	1.3%	\$39.6 M	1.3%
Personal Insurance	\$864.17 K	0.7%	\$5.75 M	0.7%	\$8.24 M	0.7%	\$20.13 M	0.7%
Reading	\$277.49 K	0.2%	\$1.84 M	0.2%	\$2.62 M	0.2%	\$6.38 M	0.2%
Shelter	\$27.22 M	21.0%	\$177.72 M	20.9%	\$254.08 M	20.9%	\$618.23 M	20.9%
Tobacco	\$874.6 K	0.7%	\$5.64 M	0.7%	\$8 M	0.7%	\$19.18 M	0.6%
Transportation	\$23.95 M	18.5%	\$157.26 M	18.5%	\$225.06 M	18.5%	\$545.06 M	18.4%
Utilities	\$10.1 M	7.8%	\$65.9 M	7.7%	\$93.93 M	7.7%	\$226.52 M	7.7%

#### Educational Attainment (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Adult Population Age 25 Years or Over	5,954		37,355		52,926		125,965	
Elementary (Grade Level 0 to 8)	344	5.8%	2,419	6.5%	3,417	6.5%	8,052	6.4%
Some High School (Grade Level 9 to 11)	755	12.7%	3,577	9.6%	4,998	9.4%	10,551	8.4%
High School Graduate	2,047	34.4%	11,627	31.1%	16,507	31.2%	40,670	32.3%
Some College	1,002	16.8%	7,171	19.2%	10,815	20.4%	27,874	22.1%
Associate Degree Only	517	8.7%	3,254	8.7%	4,713	8.9%	11,749	9.3%
Bachelor Degree Only	814	13.7%	5,984	16.0%	8,018	15.1%	17,534	13.9%
Graduate Degree	475	8.0%	3,324	8.9%	4,459	8.4%	9,535	7.6%

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#### Units In Structure (2020)

	1 mi radius		3 mi radius		5 mi radius		10 mi radius	
1 Detached Unit	2,365	115.4%	15,890	121.2%	22,380	126.3%	49,687	117.7%
1 Attached Unit	86	4.2%	469	3.6%	676	3.8%	2,013	4.8%
2 to 4 Units	200	9.7%	521	4.0%	680	3.8%	2,529	6.0%
5 to 9 Units	30	1.5%	142	1.1%	213	1.2%	816	1.9%
10 to 19 Units	74	3.6%	203	1.6%	256	1.4%	753	1.8%
20 to 49 Units	11	0.5%	45	0.3%	64	0.4%	486	1.2%
50 or More Units	25	1.2%	116	0.9%	154	0.9%	384	0.9%
Mobile Home or Trailer	110	5.4%	693	5.3%	1,135	6.4%	5,935	14.1%
Other Structure	2	0.1%	18	0.1%	25	0.1%	290	0.7%

#### Homes Built By Year (2020)

Homes Built 2010 or later	342	16.7%	1,955	14.9%	2,919	16.5%	8,333	19.7%
Homes Built 2000 to 2009	1,321	64.5%	9,474	72.3%	13,421	75.7%	26,666	63.2%
Homes Built 1990 to 1999	649	31.7%	3,550	27.1%	4,852	27.4%	11,754	27.9%
Homes Built 1980 to 1989	450	22.0%	1,994	15.2%	2,756	15.5%	7,986	18.9%
Homes Built 1970 to 1979	45	2.2%	560	4.3%	770	4.3%	3,703	8.8%
Homes Built 1960 to 1969	32	1.6%	197	1.5%	275	1.6%	1,458	3.5%
Homes Built 1950 to 1959	12	0.6%	108	0.8%	181	1.0%	1,283	3.0%
Homes Built Before 1949	50	2.4%	260	2.0%	409	2.3%	1,709	4.1%

#### Home Values (2020)

Home Values \$1,000,000 or More	7	0.3%	62	0.4%	107	0.5%	286	0.6%
Home Values \$500,000 to \$999,999	22	1.0%	133	0.9%	198	1.0%	802	1.6%
Home Values \$400,000 to \$499,999	46	2.1%	428	3.0%	564	2.8%	1,293	2.6%
Home Values \$300,000 to \$399,999	119	5.6%	992	6.9%	1,414	6.9%	4,149	8.5%
Home Values \$200,000 to \$299,999	608	28.5%	5,491	38.3%	7,873	38.7%	16,791	34.3%
Home Values \$150,000 to \$199,999	773	36.3%	4,008	28.0%	5,574	27.4%	12,010	24.6%
Home Values \$100,000 to \$149,999	351	16.5%	2,164	15.1%	3,053	15.0%	7,147	14.6%
Home Values \$70,000 to \$99,999	111	5.2%	498	3.5%	672	3.3%	2,035	4.2%
Home Values \$50,000 to \$69,999	21	1.0%	161	1.1%	315	1.5%	1,450	3.0%
Home Values \$25,000 to \$49,999	20	0.9%	134	0.9%	237	1.2%	1,452	3.0%
Home Values Under \$25,000	56	2.6%	249	1.7%	346	1.7%	1,468	3.0%
Owner-Occupied Median Home Value	\$138,084		\$140,974		\$138,283		\$121,364	
Renter-Occupied Median Rent	\$926		\$958		\$978		\$949	

#### Transportation To Work (2020)

Drive to Work Alone	3,005	78.2%	18,636	80.4%	26,543	80.5%	63,901	81.8%
Drive to Work in Carpool	580	15.1%	2,806	12.1%	4,046	12.3%	8,709	11.1%
Travel to Work by Public Transportation	118	3.1%	330	1.4%	418	1.3%	879	1.1%
Drive to Work on Motorcycle	4	0.1%	43	0.2%	52	0.2%	105	0.1%
Walk or Bicycle to Work	8	0.2%	101	0.4%	140	0.4%	363	0.5%
Other Means	14	0.4%	190	0.8%	308	0.9%	666	0.9%
Work at Home	113	2.9%	1,067	4.6%	1,446	4.4%	3,531	4.5%

#### Travel Time (2020)

Travel to Work in 14 Minutes or Less	233	6.1%	1,376	5.9%	2,001	6.1%	6,711	8.6%
Travel to Work in 15 to 29 Minutes	267	6.9%	1,917	8.3%	3,265	9.9%	12,345	15.8%
Travel to Work in 30 to 59 Minutes	1,665	43.3%	10,213	44.1%	15,396	46.7%	38,695	49.5%
Travel to Work in 60 Minutes or More	986	25.7%	4,701	20.3%	6,536	19.8%	13,220	16.9%
Average Minutes Travel to Work	46.5		44.0		43.1		39.3	

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