

## Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections  
Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 25.6838/-80.3134

9455 S Dixie Hwy Pinecrest, FL 33156	1 mi radius		3 mi radius		5 mi radius	
Population						
Estimated Population (2025)	27,199		98,150		286,606	
Projected Population (2030)	24,802		89,088		257,685	
Census Population (2020)	24,148		95,529		286,113	
Census Population (2010)	19,327		88,751		275,285	
Projected Annual Growth (2025-2030)	-2,397	-1.8%	-9,062	-1.8%	-28,921	-2.0%
Historical Annual Growth (2020-2025)	3,051	-	2,620	0.5%	493	-
Historical Annual Growth (2010-2020)	4,821	2.5%	6,778	0.8%	10,828	0.4%
Estimated Population Density (2025)	8,662	psm	3,473	psm	3,651	psm
Trade Area Size	3.1	sq mi	28.3	sq mi	78.5	sq mi
Households						
Estimated Households (2025)	12,706		37,816		104,025	
Projected Households (2030)	11,499		34,128		93,328	
Census Households (2020)	11,524		37,515		104,170	
Census Households (2010)	8,727		33,711		97,116	
Projected Annual Growth (2025-2030)	-1,207	-1.9%	-3,688	-2.0%	-10,697	-2.1%
Historical Annual Change (2010-2025)	3,979	3.0%	4,105	0.8%	6,908	0.5%
Average Household Income						
Estimated Average Household Income (2025)	\$129,479		\$196,384		\$173,916	
Projected Average Household Income (2030)	\$131,709		\$197,065		\$174,677	
Census Average Household Income (2010)	\$77,077		\$105,139		\$92,634	
Census Average Household Income (2000)	\$71,368		\$95,442		\$84,811	
Projected Annual Change (2025-2030)	\$2,230	0.3%	\$680	-	\$762	-
Historical Annual Change (2000-2025)	\$58,110	3.3%	\$100,943	4.2%	\$89,105	4.2%
Median Household Income						
Estimated Median Household Income (2025)	\$92,539		\$125,293		\$119,346	
Projected Median Household Income (2030)	\$94,208		\$125,796		\$119,774	
Census Median Household Income (2010)	\$54,527		\$67,661		\$64,109	
Census Median Household Income (2000)	\$46,772		\$69,530		\$64,508	
Projected Annual Change (2025-2030)	\$1,670	0.4%	\$502	-	\$428	-
Historical Annual Change (2000-2025)	\$45,767	3.9%	\$55,763	3.2%	\$54,838	3.4%
Per Capita Income						
Estimated Per Capita Income (2025)	\$60,511		\$75,755		\$63,296	
Projected Per Capita Income (2030)	\$61,090		\$75,591		\$63,457	
Census Per Capita Income (2010)	\$34,829		\$39,940		\$32,682	
Census Per Capita Income (2000)	\$30,470		\$35,870		\$29,671	
Projected Annual Change (2025-2030)	\$579	0.2%	-\$164	-	\$161	-
Historical Annual Change (2000-2025)	\$30,041	3.9%	\$39,885	4.4%	\$33,625	4.5%
Estimated Average Household Net Worth (2025)	\$1.13 M		\$1.79 M		\$1.7 M	

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9455 S Dixie Hwy						
Pinecrest, FL 33156						
	1 mi radius		3 mi radius		5 mi radius	
Race and Ethnicity						
Total Population (2025)	27,199		98,150		286,606	
White (2025)	9,377	34.5%	37,377	38.1%	102,705	35.8%
Black or African American (2025)	2,191	8.1%	7,416	7.6%	21,798	7.6%
American Indian or Alaska Native (2025)	95	0.3%	226	0.2%	606	0.2%
Asian (2025)	1,708	6.3%	3,887	4.0%	7,740	2.7%
Hawaiian or Pacific Islander (2025)	3	-	31	-	101	-
Other Race (2025)	2,607	9.6%	9,059	9.2%	29,431	10.3%
Two or More Races (2025)	11,218	41.2%	40,154	40.9%	124,225	43.3%
Population < 18 (2025)	4,693	17.3%	18,747	19.1%	53,048	18.5%
White Not Hispanic	1,030	21.9%	4,519	24.1%	11,813	22.3%
Black or African American	378	8.1%	1,253	6.7%	3,460	6.5%
Asian	225	4.8%	595	3.2%	1,215	2.3%
Other Race Not Hispanic	77	1.6%	355	1.9%	843	1.6%
Hispanic	2,984	63.6%	12,025	64.1%	35,718	67.3%
Not Hispanic or Latino Population (2025)	9,150	33.6%	32,868	33.5%	83,990	29.3%
Not Hispanic White	5,069	55.4%	20,777	63.2%	53,328	63.5%
Not Hispanic Black or African American	2,093	22.9%	7,124	21.7%	20,295	24.2%
Not Hispanic American Indian or Alaska Native	16	0.2%	47	0.1%	96	0.1%
Not Hispanic Asian	1,701	18.6%	3,837	11.7%	7,507	8.9%
Not Hispanic Hawaiian or Pacific Islander	-	-	15	-	47	-
Not Hispanic Other Race	70	0.8%	364	1.1%	956	1.1%
Not Hispanic Two or More Races	201	2.2%	704	2.1%	1,760	2.1%
Hispanic or Latino Population (2025)	18,049	66.4%	65,282	66.5%	202,616	70.7%
Hispanic White	4,308	23.9%	16,600	25.4%	49,377	24.4%
Hispanic Black or African American	98	0.5%	292	0.4%	1,503	0.7%
Hispanic American Indian or Alaska Native	79	0.4%	179	0.3%	510	0.3%
Hispanic Asian	7	-	49	-	232	0.1%
Hispanic Hawaiian or Pacific Islander	2	-	16	-	54	-
Hispanic Other Race	2,537	14.1%	8,695	13.3%	28,474	14.1%
Hispanic Two or More Races	11,017	61.0%	39,450	60.4%	122,465	60.4%
Not Hispanic or Latino Population (2020)	8,330	34.5%	35,934	37.6%	89,765	31.4%
Hispanic or Latino Population (2020)	15,819	65.5%	59,595	62.4%	196,348	68.6%
Not Hispanic or Latino Population (2010)	7,973	41.3%	39,769	44.8%	100,574	36.5%
Hispanic or Latino Population (2010)	11,354	58.7%	48,982	55.2%	174,712	63.5%
Not Hispanic or Latino Population (2030)	8,874	35.8%	29,118	32.7%	78,034	30.3%
Hispanic or Latino Population (2030)	15,928	64.2%	59,970	67.3%	179,652	69.7%
Projected Annual Growth (2025-2030)	-2,121	-2.4%	-5,311	-1.6%	-22,965	-2.3%
Historical Annual Growth (2010-2020)	4,465	3.9%	10,613	2.2%	21,637	1.2%

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Pinecrest, FL 33156							
Total Age Distribution (2025)							
Total Population	27,199			98,150		286,606	
Age Under 5 Years	1,306	4.8%		4,623	4.7%	13,420	4.7%
Age 5 to 9 Years	1,302	4.8%		5,279	5.4%	14,959	5.2%
Age 10 to 14 Years	1,279	4.7%		5,293	5.4%	14,766	5.2%
Age 15 to 19 Years	1,392	5.1%		5,964	6.1%	16,722	5.8%
Age 20 to 24 Years	2,064	7.6%		7,774	7.9%	21,658	7.6%
Age 25 to 29 Years	2,398	8.8%		6,311	6.4%	16,273	5.7%
Age 30 to 34 Years	2,260	8.3%		6,024	6.1%	16,642	5.8%
Age 35 to 39 Years	1,963	7.2%		6,154	6.3%	17,835	6.2%
Age 40 to 44 Years	1,720	6.3%		6,127	6.2%	17,811	6.2%
Age 45 to 49 Years	1,601	5.9%		6,102	6.2%	18,204	6.4%
Age 50 to 54 Years	1,725	6.3%		6,763	6.9%	20,004	7.0%
Age 55 to 59 Years	1,668	6.1%		6,654	6.8%	20,071	7.0%
Age 60 to 64 Years	1,800	6.6%		6,646	6.8%	19,667	6.9%
Age 65 to 69 Years	1,407	5.2%		5,475	5.6%	16,329	5.7%
Age 70 to 74 Years	1,202	4.4%		4,619	4.7%	14,126	4.9%
Age 75 to 79 Years	884	3.2%		3,571	3.6%	11,408	4.0%
Age 80 to 84 Years	648	2.4%		2,394	2.4%	8,223	2.9%
Age 85 Years or Over	581	2.1%		2,378	2.4%	8,490	3.0%
Median Age	38.6			40.8		42.6	
Age 19 Years or Less	5,279	19.4%		21,159	21.6%	59,867	20.9%
Age 20 to 64 Years	17,199	63.2%		58,555	59.7%	168,164	58.7%
Age 65 Years or Over	4,721	17.4%		18,436	18.8%	58,575	20.4%
Female Age Distribution (2025)							
Female Population	14,430	53.1%		50,658	51.6%	146,911	51.3%
Age Under 5 Years	638	4.4%		2,311	4.6%	6,596	4.5%
Age 5 to 9 Years	625	4.3%		2,519	5.0%	7,162	4.9%
Age 10 to 14 Years	620	4.3%		2,655	5.2%	7,225	4.9%
Age 15 to 19 Years	668	4.6%		2,891	5.7%	7,945	5.4%
Age 20 to 24 Years	1,057	7.3%		3,471	6.9%	8,818	6.0%
Age 25 to 29 Years	1,284	8.9%		3,178	6.3%	8,073	5.5%
Age 30 to 34 Years	1,130	7.8%		3,064	6.0%	8,467	5.8%
Age 35 to 39 Years	977	6.8%		3,166	6.3%	9,072	6.2%
Age 40 to 44 Years	855	5.9%		3,087	6.1%	8,987	6.1%
Age 45 to 49 Years	880	6.1%		3,215	6.3%	9,413	6.4%
Age 50 to 54 Years	918	6.4%		3,556	7.0%	10,465	7.1%
Age 55 to 59 Years	913	6.3%		3,484	6.9%	10,453	7.1%
Age 60 to 64 Years	992	6.9%		3,501	6.9%	10,541	7.2%
Age 65 to 69 Years	821	5.7%		3,026	6.0%	9,088	6.2%
Age 70 to 74 Years	706	4.9%		2,553	5.0%	8,114	5.5%
Age 75 to 79 Years	536	3.7%		2,064	4.1%	6,519	4.4%
Age 80 to 84 Years	419	2.9%		1,448	2.9%	4,889	3.3%
Age 85 Years or Over	390	2.7%		1,470	2.9%	5,084	3.5%
Female Median Age	40.5			42.3		44.6	
Age 19 Years or Less	2,551	17.7%		10,376	20.5%	28,928	19.7%
Age 20 to 64 Years	9,006	62.4%		29,721	58.7%	84,290	57.4%
Age 65 Years or Over	2,873	19.9%		10,561	20.8%	33,694	22.9%

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		1 mi radius		3 mi radius		5 mi radius	
Male Age Distribution (2025)							
Male Population	12,769	46.9%	47,492	48.4%	139,695	48.7%	
Age Under 5 Years	668	5.2%	2,312	4.9%	6,824	4.9%	
Age 5 to 9 Years	677	5.3%	2,760	5.8%	7,797	5.6%	
Age 10 to 14 Years	659	5.2%	2,638	5.6%	7,542	5.4%	
Age 15 to 19 Years	724	5.7%	3,073	6.5%	8,777	6.3%	
Age 20 to 24 Years	1,007	7.9%	4,303	9.1%	12,839	9.2%	
Age 25 to 29 Years	1,115	8.7%	3,133	6.6%	8,200	5.9%	
Age 30 to 34 Years	1,130	8.9%	2,961	6.2%	8,175	5.9%	
Age 35 to 39 Years	986	7.7%	2,988	6.3%	8,763	6.3%	
Age 40 to 44 Years	865	6.8%	3,040	6.4%	8,824	6.3%	
Age 45 to 49 Years	722	5.7%	2,887	6.1%	8,791	6.3%	
Age 50 to 54 Years	807	6.3%	3,207	6.8%	9,538	6.8%	
Age 55 to 59 Years	754	5.9%	3,170	6.7%	9,617	6.9%	
Age 60 to 64 Years	808	6.3%	3,145	6.6%	9,126	6.5%	
Age 65 to 69 Years	587	4.6%	2,449	5.2%	7,240	5.2%	
Age 70 to 74 Years	496	3.9%	2,066	4.3%	6,012	4.3%	
Age 75 to 79 Years	347	2.7%	1,507	3.2%	4,890	3.5%	
Age 80 to 84 Years	228	1.8%	946	2.0%	3,333	2.4%	
Age 85 Years or Over	191	1.5%	908	1.9%	3,406	2.4%	
Male Median Age	36.7		39.3		40.7		
Age 19 Years or Less	2,728	21.4%	10,783	22.7%	30,939	22.1%	
Age 20 to 64 Years	8,193	64.2%	28,834	60.7%	83,875	60.0%	
Age 65 Years or Over	1,849	14.5%	7,875	16.6%	24,881	17.8%	
Males per 100 Females (2025)							
Overall Comparison	88		94		95		
Age Under 5 Years	105	51.1%	100	50.0%	103	50.9%	
Age 5 to 9 Years	108	52.0%	110	52.3%	109	52.1%	
Age 10 to 14 Years	106	51.5%	99	49.8%	104	51.1%	
Age 15 to 19 Years	108	52.0%	106	51.5%	110	52.5%	
Age 20 to 24 Years	95	48.8%	124	55.4%	146	59.3%	
Age 25 to 29 Years	87	46.5%	99	49.6%	102	50.4%	
Age 30 to 34 Years	100	50.0%	97	49.1%	97	49.1%	
Age 35 to 39 Years	101	50.2%	94	48.6%	97	49.1%	
Age 40 to 44 Years	101	50.3%	99	49.6%	98	49.5%	
Age 45 to 49 Years	82	45.1%	90	47.3%	93	48.3%	
Age 50 to 54 Years	88	46.8%	90	47.4%	91	47.7%	
Age 55 to 59 Years	83	45.2%	91	47.6%	92	47.9%	
Age 60 to 64 Years	81	44.9%	90	47.3%	87	46.4%	
Age 65 to 69 Years	71	41.7%	81	44.7%	80	44.3%	
Age 70 to 74 Years	70	41.2%	81	44.7%	74	42.6%	
Age 75 to 79 Years	65	39.3%	73	42.2%	75	42.9%	
Age 80 to 84 Years	55	35.3%	65	39.5%	68	40.5%	
Age 85 Years or Over	49	32.8%	62	38.2%	67	40.1%	
Age 19 Years or Less	107	51.7%	104	51.0%	107	51.7%	
Age 20 to 39 Years	95	48.8%	104	51.0%	110	52.4%	
Age 40 to 64 Years	87	46.5%	92	47.8%	92	47.9%	
Age 65 Years or Over	64	39.2%	75	42.7%	74	42.5%	

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Pinecrest, FL 33156							
	1 mi radius		3 mi radius		5 mi radius		
Household Type (2025)							
Total Households	12,706		37,816		104,025		
Households with Children	2,716	21.4%	11,159	29.5%	32,113	30.9%	
Average Household Size	2.1		2.6		2.7		
Household Density per Square Mile	4,047		1,338		1,325		
Population Family	17,332	63.7%	76,094	77.5%	233,260	81.4%	
Population Non-Family	9,818	36.1%	20,614	21.0%	46,436	16.2%	
Population Group Quarters	49	0.2%	1,441	1.5%	6,911	2.4%	
Family Households	5,632	44.3%	23,567	62.3%	71,484	68.7%	
Married Couple Households	3,901	69.3%	17,575	74.6%	50,910	71.2%	
Other Family Households with Children	1,731	30.7%	5,992	25.4%	20,574	28.8%	
Family Households with Children	2,712	48.1%	11,140	47.3%	32,064	44.9%	
Married Couple with Children	1,797	66.3%	8,280	74.3%	23,331	72.8%	
Other Family Households with Children	914	33.7%	2,860	25.7%	8,732	27.2%	
Family Households No Children	2,920	51.9%	12,427	52.7%	39,420	55.1%	
Married Couple No Children	2,104	72.0%	9,295	74.8%	27,578	70.0%	
Other Family Households No Children	817	28.0%	3,132	25.2%	11,842	30.0%	
Non-Family Households	7,074	55.7%	14,249	37.7%	32,541	31.3%	
Non-Family Households with Children	4	-	19	0.1%	49	0.2%	
Non-Family Households No Children	7,070	99.9%	14,231	99.9%	32,492	99.8%	
Average Family Household Size	3.1		3.2		3.3		
Average Family Income	\$196,247		\$263,994		\$213,024		
Median Family Income	\$133,518		\$166,729		\$146,682		
Average Non-Family Household Size	1.4		1.4		1.4		
Marital Status (2025)							
Population Age 15 Years or Over	23,312		82,955		243,462		
Never Married	7,393	31.7%	26,148	31.5%	76,453	31.4%	
Currently Married	10,550	45.3%	39,678	47.8%	112,066	46.0%	
Previously Married	5,369	23.0%	17,128	20.6%	54,942	22.6%	
Separated	908	16.9%	3,206	18.7%	11,335	20.6%	
Widowed	1,031	19.2%	4,614	26.9%	15,456	28.1%	
Divorced	3,430	63.9%	9,308	54.3%	28,150	51.2%	
Educational Attainment (2025)							
Adult Population Age 25 Years or Over	19,856		69,217		205,082		
Elementary (Grade Level 0 to 8)	489	2.5%	1,883	2.7%	8,107	4.0%	
Some High School (Grade Level 9 to 11)	675	3.4%	2,540	3.7%	10,733	5.2%	
High School Graduate	3,612	18.2%	11,363	16.4%	39,752	19.4%	
Some College	1,962	9.9%	7,739	11.2%	26,439	12.9%	
Associate Degree Only	1,702	8.6%	5,998	8.7%	19,901	9.7%	
Bachelor Degree Only	5,953	30.0%	19,730	28.5%	54,100	26.4%	
Graduate Degree	5,462	27.5%	19,964	28.8%	46,050	22.5%	
Any College (Some College or Higher)	15,080	75.9%	53,431	77.2%	146,490	71.4%	
College Degree + (Bachelor Degree or Higher)	11,415	57.5%	39,694	57.3%	100,150	48.8%	

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		1 mi radius		3 mi radius		5 mi radius	
Housing							
Total Housing Units (2025)		14,009		41,317		112,983	
Total Housing Units (2020)		13,426		40,976		111,259	
Historical Annual Growth (2020-2025)		583 -		341 -		1,723 -	
Housing Units Occupied (2025)		12,706 90.7%		37,816 91.5%		104,025 92.1%	
Housing Units Owner-Occupied		4,748 37.4%		22,275 58.9%		67,081 64.5%	
Housing Units Renter-Occupied		7,958 62.6%		15,541 41.1%		36,944 35.5%	
Housing Units Vacant (2025)		1,303 9.3%		3,501 8.5%		8,958 7.9%	
Household Size (2025)							
Total Households		12,706		37,816		104,025	
1 Person Households		5,264 41.4%		10,397 27.5%		24,299 23.4%	
2 Person Households		3,667 28.9%		11,403 30.2%		31,408 30.2%	
3 Person Households		1,705 13.4%		6,726 17.8%		20,114 19.3%	
4 Person Households		1,273 10.0%		5,364 14.2%		15,895 15.3%	
5 Person Households		504 4.0%		2,362 6.2%		7,278 7.0%	
6 Person Households		172 1.4%		939 2.5%		3,030 2.9%	
7 or More Person Households		122 1.0%		626 1.7%		2,000 1.9%	
Household Income Distribution (2025)							
HH Income \$200,000 or More		2,189 17.2%		10,420 27.6%		25,054 24.1%	
HH Income \$150,000 to \$199,999		855 6.7%		3,807 10.1%		11,406 11.0%	
HH Income \$125,000 to \$149,999		632 5.0%		2,168 5.7%		7,007 6.7%	
HH Income \$100,000 to \$124,999		1,132 8.9%		3,162 8.4%		9,409 9.0%	
HH Income \$75,000 to \$99,999		1,430 11.3%		3,495 9.2%		10,946 10.5%	
HH Income \$50,000 to \$74,999		2,166 17.0%		4,829 12.8%		13,140 12.6%	
HH Income \$35,000 to \$49,999		1,287 10.1%		3,019 8.0%		8,317 8.0%	
HH Income \$25,000 to \$34,999		935 7.4%		1,975 5.2%		5,627 5.4%	
HH Income \$15,000 to \$24,999		798 6.3%		1,984 5.2%		5,199 5.0%	
HH Income \$10,000 to \$14,999		388 3.1%		810 2.1%		2,880 2.8%	
HH Income Under \$10,000		894 7.0%		2,147 5.7%		5,038 4.8%	
Household Vehicles (2025)							
Households 0 Vehicles Available		984 7.7%		2,499 6.6%		6,876 6.6%	
Households 1 Vehicle Available		6,697 52.7%		14,505 38.4%		35,543 34.2%	
Households 2 Vehicles Available		4,047 31.9%		13,751 36.4%		39,803 38.3%	
Households 3 or More Vehicles Available		978 7.7%		7,061 18.7%		21,803 21.0%	
Total Vehicles Available		18,006		65,786		189,312	
Average Vehicles per Household		1.4		1.7		1.8	
Owner-Occupied Household Vehicles		7,671 42.6%		45,016 68.4%		135,317 71.5%	
Average Vehicles per Owner-Occupied Household		1.6		2.0		2.0	
Renter-Occupied Household Vehicles		10,335 57.4%		20,770 31.6%		53,995 28.5%	
Average Vehicles per Renter-Occupied Household		1.3		1.3		1.5	
Travel Time (2025)							
Worker Base Age 16 years or Over		15,458		52,489		151,815	
Travel to Work in 14 Minutes or Less		2,026 13.1%		6,671 12.7%		19,358 12.8%	
Travel to Work in 15 to 29 Minutes		4,755 30.8%		15,390 29.3%		45,397 29.9%	
Travel to Work in 30 to 59 Minutes		4,873 31.5%		16,326 31.1%		47,452 31.3%	
Travel to Work in 60 Minutes or More		1,014 6.6%		3,632 6.9%		12,386 8.2%	
Work at Home		2,790 18.1%		10,469 19.9%		27,221 17.9%	
Average Minutes Travel to Work		26.4		27.1		27.3	

## Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections  
Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 25.6838/-80.3134

9455 S Dixie Hwy							
Pinecrest, FL 33156							
Transportation To Work (2025)							
Worker Base Age 16 years or Over	15,458		52,489		151,815		
Drive to Work Alone	9,908	64.1%	33,094	63.0%	100,719	66.3%	
Drive to Work in Carpool	1,265	8.2%	4,480	8.5%	13,304	8.8%	
Travel to Work by Public Transportation	1,016	6.6%	2,384	4.5%	5,053	3.3%	
Drive to Work on Motorcycle	20	0.1%	90	0.2%	269	0.2%	
Bicycle to Work	5	-	225	0.4%	507	0.3%	
Walk to Work	307	2.0%	1,289	2.5%	3,073	2.0%	
Other Means	147	0.9%	458	0.9%	1,668	1.1%	
Work at Home	2,790	18.1%	10,469	19.9%	27,221	17.9%	
Daytime Demographics (2025)							
Total Businesses	2,728		14,225		34,098		
Total Employees	16,285		74,200		173,670		
Company Headquarter Businesses	85	3.1%	327	2.3%	677	2.0%	
Company Headquarter Employees	1,633	10.0%	6,099	8.2%	11,426	6.6%	
Employee Population per Business	6.0	to 1	5.2	to 1	5.1	to 1	
Residential Population per Business	10.0	to 1	6.9	to 1	8.4	to 1	
Adj. Daytime Demographics Age 16 Years or Over	23,786		103,334		261,685		
Labor Force							
Labor Population Age 16 Years or Over (2025)	23,041		81,761		240,240		
Labor Force Total Males (2025)	10,631	46.1%	39,175	47.9%	115,829	48.2%	
Male Civilian Employed	7,654	72.0%	27,549	70.3%	78,735	68.0%	
Male Civilian Unemployed	190	1.8%	632	1.6%	1,908	1.6%	
Males in Armed Forces	50	0.5%	77	0.2%	258	0.2%	
Males Not in Labor Force	2,737	25.7%	10,916	27.9%	34,928	30.2%	
Labor Force Total Females (2025)	12,410	53.9%	42,586	52.1%	124,411	51.8%	
Female Civilian Employed	7,805	62.9%	24,942	58.6%	73,084	58.7%	
Female Civilian Unemployed	144	1.2%	495	1.2%	1,347	1.1%	
Females in Armed Forces	31	0.2%	60	0.1%	148	0.1%	
Females Not in Labor Force	4,430	35.7%	17,089	40.1%	49,831	40.1%	
Unemployment Rate	335	1.5%	1,128	1.4%	3,255	1.4%	
Occupation (2025)							
Occupation Population Age 16 Years or Over	15,458		52,489		151,815		
Occupation Total Males	7,654	49.5%	27,547	52.5%	78,731	51.9%	
Occupation Total Females	7,805	50.5%	24,942	47.5%	73,084	48.1%	
Management, Business, Financial Operations	3,312	21.4%	12,724	24.2%	34,014	22.4%	
Professional, Related	4,885	31.6%	16,656	31.7%	42,927	28.3%	
Service	2,498	16.2%	6,998	13.3%	22,251	14.7%	
Sales, Office	2,961	19.2%	10,168	19.4%	31,022	20.4%	
Farming, Fishing, Forestry	63	0.4%	160	0.3%	397	0.3%	
Construction, Extraction, Maintenance	552	3.6%	2,692	5.1%	10,169	6.7%	
Production, Transport, Material Moving	1,187	7.7%	3,091	5.9%	11,034	7.3%	
White Collar Workers	11,158	72.2%	39,548	75.3%	107,963	71.1%	
Blue Collar Workers	4,301	27.8%	12,941	24.7%	43,852	28.9%	



## Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 25.6838/-80.3134

9455 S Dixie Hwy		1 mi radius		3 mi radius		5 mi radius	
Pinecrest, FL 33156							
Units In Structure (2025)							
Total Units	12,706			37,816		104,025	
1 Detached Unit	2,430	19.1%		18,411	48.7%	58,570	56.3%
1 Attached Unit	1,061	8.4%		2,955	7.8%	10,089	9.7%
2 Units	121	1.0%		323	0.9%	1,577	1.5%
3 to 4 Units	474	3.7%		1,425	3.8%	2,469	2.4%
5 to 9 Units	773	6.1%		1,423	3.8%	3,496	3.4%
10 to 19 Units	941	7.4%		1,936	5.1%	4,630	4.5%
20 to 49 Units	1,781	14.0%		3,458	9.1%	7,704	7.4%
50 or More Units	5,038	39.7%		7,616	20.1%	14,823	14.2%
Mobile Home or Trailer	85	0.7%		259	0.7%	611	0.6%
Other Structure	1	-		11	-	55	-
Homes Built By Year (2025)							
Homes Built 2020 or later	227	1.6%		729	1.8%	1,961	1.7%
Homes Built 2010 to 2019	1,889	13.5%		3,402	8.2%	7,263	6.4%
Homes Built 2000 to 2009	1,553	11.1%		3,507	8.5%	7,533	6.7%
Homes Built 1990 to 1999	922	6.6%		2,779	6.7%	7,520	6.7%
Homes Built 1980 to 1989	1,548	11.0%		4,285	10.4%	14,341	12.7%
Homes Built 1970 to 1979	3,013	21.5%		7,752	18.8%	21,753	19.3%
Homes Built 1960 to 1969	2,552	18.2%		7,966	19.3%	17,445	15.4%
Homes Built 1950 to 1959	855	6.1%		6,083	14.7%	20,263	17.9%
Homes Built 1940 to 1949	63	0.4%		969	2.3%	3,974	3.5%
Homes Built Before 1939	85	0.6%		343	0.8%	1,971	1.7%
Median Age of Homes	40.6	yrs		46.5	yrs	48.8	yrs
Home Values (2025)							
Owner Specified Housing Units	4,748			22,275		67,081	
Home Values \$1,000,000 or More	1,056	22.2%		7,496	33.7%	15,739	23.5%
Home Values \$750,000 to \$999,999	576	12.1%		3,959	17.8%	11,288	16.8%
Home Values \$500,000 to \$749,999	877	18.5%		4,804	21.6%	17,184	25.6%
Home Values \$400,000 to \$499,999	446	9.4%		1,847	8.3%	9,675	14.4%
Home Values \$300,000 to \$399,999	494	10.4%		1,262	5.7%	5,540	8.3%
Home Values \$250,000 to \$299,999	319	6.7%		642	2.9%	1,775	2.6%
Home Values \$200,000 to \$249,999	310	6.5%		693	3.1%	1,912	2.9%
Home Values \$175,000 to \$199,999	83	1.8%		184	0.8%	528	0.8%
Home Values \$150,000 to \$174,999	53	1.1%		134	0.6%	370	0.6%
Home Values \$125,000 to \$149,999	48	1.0%		68	0.3%	164	0.2%
Home Values \$100,000 to \$124,999	14	0.3%		83	0.4%	266	0.4%
Home Values \$90,000 to \$99,999	4	-		23	0.1%	50	-
Home Values \$80,000 to \$89,999	43	0.9%		63	0.3%	109	0.2%
Home Values \$70,000 to \$79,999	3	-		15	-	68	0.1%
Home Values \$60,000 to \$69,999	4	-		46	0.2%	250	0.4%
Home Values \$50,000 to \$59,999	7	0.1%		36	0.2%	230	0.3%
Home Values \$35,000 to \$49,999	7	0.1%		56	0.3%	231	0.3%
Home Values \$25,000 to \$34,999	232	4.9%		290	1.3%	395	0.6%
Home Values \$10,000 to \$24,999	8	0.2%		40	0.2%	245	0.4%
Home Values Under \$10,000	164	3.4%		533	2.4%	1,063	1.6%
Owner-Occupied Median Home Value	\$623,035			\$892,433		\$767,328	
Renter-Occupied Median Rent	\$1,860			\$1,871		\$1,869	



## Complete Profile

2010-2020 Census, 2025 Estimates with 2030 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 25.6838/-80.3134

9455 S Dixie Hwy Pinecrest, FL 33156		1 mi radius	3 mi radius	5 mi radius
<b>Total Annual Consumer Expenditure (2025)</b>				
Total Household Expenditure		\$1.32 B	\$4.78 B	\$12.88 B
Total Non-Retail Expenditure		\$692.97 M	\$2.52 B	\$6.66 B
Total Retail Expenditure		\$629.68 M	\$2.26 B	\$6.22 B
Alcoholic Beverages		\$8.15 M	\$29.61 M	\$79.93 M
Apparel		\$24.34 M	\$87.54 M	\$237.68 M
Contributions		\$43.52 M	\$161.48 M	\$430.61 M
Education		\$30.72 M	\$113.04 M	\$302.89 M
Entertainment		\$75.22 M	\$269.79 M	\$733.25 M
Food Away From Home		\$58.04 M	\$209.26 M	\$567.36 M
Grocery		\$81.51 M	\$278.09 M	\$778.95 M
Health Care		\$81.78 M	\$255.66 M	\$718.51 M
Household Furnishings and Equipment		\$35.23 M	\$127.43 M	\$344.77 M
Household Operations		\$24.52 M	\$88.15 M	\$239.79 M
Miscellaneous Expenses		\$22.56 M	\$80.98 M	\$219.56 M
Personal Care		\$16.23 M	\$56.24 M	\$156.2 M
Shelter		\$224.03 M	\$744.28 M	\$2.01 B
Tax and Retirement		\$343.52 M	\$1.36 B	\$3.54 B
Tobacco and Related		\$5.69 M	\$17.26 M	\$51.36 M
Transportation		\$189.75 M	\$699.98 M	\$1.92 B
Utilities		\$57.8 M	\$196.09 M	\$551.09 M
<b>Monthly Household Consumer Expenditure (2025)</b>				
Total Household Expenditure		\$8,674	\$10,529	\$10,318
Total Non-Retail Expenditure		\$4,545 52.4%	\$5,543 52.6%	\$5,332 51.7%
Total Retail Expenditures		\$4,130 47.6%	\$4,986 47.4%	\$4,986 48.3%
Alcoholic Beverages		\$53 0.6%	\$65 0.6%	\$64 0.6%
Apparel		\$160 1.8%	\$193 1.8%	\$190 1.8%
Contributions		\$285 3.3%	\$356 3.4%	\$345 3.3%
Education		\$201 2.3%	\$249 2.4%	\$243 2.4%
Entertainment		\$493 5.7%	\$595 5.6%	\$587 5.7%
Food Away From Home		\$381 4.4%	\$461 4.4%	\$455 4.4%
Grocery		\$535 6.2%	\$613 5.8%	\$624 6.0%
Health Care		\$536 6.2%	\$563 5.4%	\$576 5.6%
Household Furnishings and Equipment		\$231 2.7%	\$281 2.7%	\$276 2.7%
Household Operations		\$161 1.9%	\$194 1.8%	\$192 1.9%
Miscellaneous Expenses		\$148 1.7%	\$178 1.7%	\$176 1.7%
Personal Care		\$106 1.2%	\$124 1.2%	\$125 1.2%
Shelter		\$1,469 16.9%	\$1,640 15.6%	\$1,609 15.6%
Tax and Retirement		\$2,253 26.0%	\$3,004 28.5%	\$2,836 28.5%
Tobacco and Related		\$37 0.4%	\$38 0.4%	\$41 0.4%
Transportation		\$1,244 14.3%	\$1,543 14.7%	\$1,538 14.9%
Utilities		\$379 4.4%	\$432 4.1%	\$441 4.3%