

Demographic Detail Report

Crystal Lakes Plaza

SW 147th Ave, Homestead, FL 33033

Building Type: **General Retail**
 Secondary: **Freestanding**
 GLA: **70,020 SF**
 Year Built: **2017**

Total Available: **3,600 SF**
 % Leased: **94.86%**
 Rent/SF/Yr: **\$30.00**



Radius	1 Mile	3 Mile	5 Mile
Population			
2021 Projection	20,064	98,928	168,424
2016 Estimate	18,493	93,413	159,432
2010 Census	13,533	80,749	139,956
Growth 2016 - 2021	8.50%	5.90%	5.64%
Growth 2010 - 2016	36.65%	15.68%	13.92%
2016 Population by Age			
	18,493	93,413	159,432
Age 0 - 4	1,442 7.80%	7,065 7.56%	11,801 7.40%
Age 5 - 9	1,502 8.12%	7,324 7.84%	12,161 7.63%
Age 10 - 14	1,509 8.16%	7,300 7.81%	12,211 7.66%
Age 15 - 19	1,408 7.61%	7,003 7.50%	11,985 7.52%
Age 20 - 24	1,325 7.16%	7,122 7.62%	12,491 7.83%
Age 25 - 29	1,336 7.22%	7,245 7.76%	12,726 7.98%
Age 30 - 34	1,468 7.94%	7,249 7.76%	12,373 7.76%
Age 35 - 39	1,557 8.42%	7,065 7.56%	11,745 7.37%
Age 40 - 44	1,534 8.30%	6,917 7.40%	11,442 7.18%
Age 45 - 49	1,328 7.18%	6,377 6.83%	10,705 6.71%
Age 50 - 54	1,116 6.03%	5,787 6.20%	9,946 6.24%
Age 55 - 59	860 4.65%	4,741 5.08%	8,367 5.25%
Age 60 - 64	671 3.63%	3,769 4.03%	6,733 4.22%
Age 65 - 69	514 2.78%	2,927 3.13%	5,176 3.25%
Age 70 - 74	365 1.97%	2,121 2.27%	3,690 2.31%
Age 75 - 79	252 1.36%	1,491 1.60%	2,575 1.62%
Age 80 - 84	162 0.88%	978 1.05%	1,681 1.05%
Age 85+	145 0.78%	933 1.00%	1,624 1.02%
Age 65+	1,438 7.78%	8,450 9.05%	14,746 9.25%
Median Age	32.50	32.50	32.60
Average Age	32.90	33.70	33.90

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Radius	1 Mile	3 Mile	5 Mile
2016 Population By Race	18,493	93,413	159,432
White	14,454 78.16%	70,610 75.59%	116,143 72.85%
Black	3,223 17.43%	19,395 20.76%	37,689 23.64%
Am. Indian & Alaskan	97 0.52%	370 0.40%	711 0.45%
Asian	370 2.00%	1,461 1.56%	2,211 1.39%
Hawaiian & Pacific Island	18 0.10%	102 0.11%	174 0.11%
Other	330 1.78%	1,474 1.58%	2,504 1.57%
Population by Hispanic Origin	18,493	93,413	159,432
Non-Hispanic Origin	5,981 32.34%	32,519 34.81%	59,954 37.60%
Hispanic Origin	12,511 67.65%	60,894 65.19%	99,478 62.40%
2016 Median Age, Male	31.40	31.60	31.80
2016 Average Age, Male	32.10	32.90	33.20
2016 Median Age, Female	33.40	33.40	33.30
2016 Average Age, Female	33.70	34.40	34.60
2016 Population by Occupation Classification	13,758	70,329	120,863
Civilian Employed	8,767 63.72%	41,585 59.13%	68,240 56.46%
Civilian Unemployed	451 3.28%	3,425 4.87%	6,199 5.13%
Civilian Non-Labor Force	4,207 30.58%	24,680 35.09%	45,680 37.79%
Armed Forces	333 2.42%	639 0.91%	744 0.62%
Households by Marital Status			
Married	2,959	13,270	21,878
Married No Children	1,180	5,888	10,042
Married w/Children	1,779	7,382	11,836
2016 Population by Education	11,861	61,553	105,919
Some High School, No Diploma	1,966 16.58%	16,108 26.17%	31,183 29.44%
High School Grad (Incl Equivalency)	2,384 20.10%	15,871 25.78%	27,876 26.32%
Some College, No Degree	4,324 36.46%	16,679 27.10%	25,971 24.52%
Associate Degree	554 4.67%	3,953 6.42%	7,136 6.74%
Bachelor Degree	1,818 15.33%	6,308 10.25%	9,623 9.09%
Advanced Degree	815 6.87%	2,634 4.28%	4,130 3.90%

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Radius	1 Mile		3 Mile		5 Mile	
2016 Population by Occupation	16,652		77,435		126,933	
Real Estate & Finance	336	2.02%	2,091	2.70%	3,236	2.55%
Professional & Management	4,706	28.26%	15,933	20.58%	24,082	18.97%
Public Administration	903	5.42%	2,486	3.21%	3,740	2.95%
Education & Health	1,974	11.85%	8,891	11.48%	13,772	10.85%
Services	1,562	9.38%	10,236	13.22%	17,441	13.74%
Information	149	0.89%	617	0.80%	933	0.74%
Sales	2,301	13.82%	10,405	13.44%	16,988	13.38%
Transportation	157	0.94%	1,925	2.49%	3,497	2.75%
Retail	1,089	6.54%	5,602	7.23%	9,555	7.53%
Wholesale	189	1.13%	949	1.23%	2,043	1.61%
Manufacturing	338	2.03%	1,401	1.81%	2,330	1.84%
Production	676	4.06%	4,229	5.46%	6,898	5.43%
Construction	735	4.41%	4,980	6.43%	7,949	6.26%
Utilities	911	5.47%	3,260	4.21%	4,593	3.62%
Agriculture & Mining	132	0.79%	1,873	2.42%	4,161	3.28%
Farming, Fishing, Forestry	64	0.38%	986	1.27%	3,028	2.39%
Other Services	430	2.58%	1,571	2.03%	2,687	2.12%
2016 Worker Travel Time to Job	8,734		40,827		66,626	
<30 Minutes	4,046	46.32%	20,383	49.93%	32,548	48.85%
30-60 Minutes	3,025	34.63%	13,441	32.92%	22,401	33.62%
60+ Minutes	1,663	19.04%	7,003	17.15%	11,677	17.53%
2010 Households by HH Size	3,983		24,570		41,655	
1-Person Households	493	12.38%	4,001	16.28%	6,622	15.90%
2-Person Households	939	23.58%	5,932	24.14%	9,847	23.64%
3-Person Households	823	20.66%	4,826	19.64%	7,996	19.20%
4-Person Households	797	20.01%	4,595	18.70%	7,647	18.36%
5-Person Households	494	12.40%	2,688	10.94%	4,726	11.35%
6-Person Households	236	5.93%	1,351	5.50%	2,443	5.86%
7 or more Person Households	201	5.05%	1,177	4.79%	2,374	5.70%
2016 Average Household Size	3.40		3.20		3.30	
Households						
2021 Projection	6,018		30,284		50,517	
2016 Estimate	5,537		28,583		47,787	
2010 Census	3,983		24,571		41,653	
Growth 2016 - 2021	8.69%		5.95%		5.71%	
Growth 2010 - 2016	39.02%		16.33%		14.73%	

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Radius	1 Mile	3 Mile	5 Mile
2016 Households by HH Income	5,538	28,582	47,787
<\$25,000	886 16.00%	8,624 30.17%	15,928 33.33%
\$25,000 - \$50,000	1,336 24.12%	7,917 27.70%	13,529 28.31%
\$50,000 - \$75,000	923 16.67%	5,186 18.14%	7,673 16.06%
\$75,000 - \$100,000	864 15.60%	3,059 10.70%	4,568 9.56%
\$100,000 - \$125,000	996 17.98%	2,260 7.91%	3,476 7.27%
\$125,000 - \$150,000	122 2.20%	444 1.55%	793 1.66%
\$150,000 - \$200,000	227 4.10%	648 2.27%	1,070 2.24%
\$200,000+	184 3.32%	444 1.55%	750 1.57%
2016 Avg Household Income	\$76,835	\$54,789	\$52,339
2016 Med Household Income	\$64,048	\$42,385	\$39,306
2016 Occupied Housing	5,537	28,583	47,786
Owner Occupied	3,225 58.24%	14,786 51.73%	25,114 52.56%
Renter Occupied	2,312 41.76%	13,797 48.27%	22,672 47.44%
2010 Housing Units	5,901	30,221	49,304
1 Unit	4,489 76.07%	19,432 64.30%	33,478 67.90%
2 - 4 Units	203 3.44%	1,889 6.25%	3,423 6.94%
5 - 19 Units	1,104 18.71%	6,797 22.49%	9,229 18.72%
20+ Units	105 1.78%	2,103 6.96%	3,174 6.44%
2016 Housing Value	3,225	14,786	25,114
<\$100,000	862 26.73%	5,351 36.19%	9,008 35.87%
\$100,000 - \$200,000	1,730 53.64%	5,986 40.48%	9,798 39.01%
\$200,000 - \$300,000	546 16.93%	2,528 17.10%	4,307 17.15%
\$300,000 - \$400,000	84 2.60%	678 4.59%	1,279 5.09%
\$400,000 - \$500,000	0 0.00%	206 1.39%	466 1.86%
\$500,000 - \$1,000,000	0 0.00%	24 0.16%	209 0.83%
\$1,000,000+	3 0.09%	13 0.09%	47 0.19%
2016 Median Home Value	\$143,381	\$134,113	\$136,221
2016 Housing Units by Yr Built	5,957	31,397	51,768
Built 2010+	785 13.18%	2,483 7.91%	3,782 7.31%
Built 2000 - 2010	4,015 67.40%	12,957 41.27%	18,379 35.50%
Built 1990 - 1999	192 3.22%	4,716 15.02%	8,488 16.40%
Built 1980 - 1989	168 2.82%	3,897 12.41%	6,820 13.17%
Built 1970 - 1979	539 9.05%	3,821 12.17%	6,877 13.28%
Built 1960 - 1969	159 2.67%	1,551 4.94%	3,046 5.88%
Built 1950 - 1959	67 1.12%	1,638 5.22%	3,195 6.17%
Built <1949	32 0.54%	334 1.06%	1,181 2.28%
2016 Median Year Built	2004	1998	1995