

## Demographic and Income Profile

3801-3853 US-1 N  
3801-3853 US-1 N, Mims, Florida, 32754  
Drive time: 3 minute radius

Prepared by Sperry CGA - Flint Brokers  
Latitude: 28.70377  
Longitude: -80.85987

Summary	Census 2010		Census 2020		2024		2029	
Population	1,282		1,329		1,473		1,577	
Households	525		554		608		661	
Families	361		363		388		419	
Average Household Size	2.44		2.40		2.42		2.39	
Owner Occupied Housing Units	462		482		541		598	
Renter Occupied Housing Units	62		72		67		63	
Median Age	49.3		52.4		52.5		51.6	
Trends: 2024-2029 Annual Rate	Area		State		National			
Population	1.37%		0.93%		0.38%			
Households	1.69%		1.15%		0.64%			
Families	1.55%		1.12%		0.56%			
Owner HHs	2.02%		1.66%		0.97%			
Median Household Income	4.89%		3.25%		2.95%			
Households by Income			2024		2029			
			Number	Percent	Number	Percent		
<\$15,000			66	10.9%	51	7.7%		
\$15,000 - \$24,999			25	4.1%	16	2.4%		
\$25,000 - \$34,999			32	5.3%	22	3.3%		
\$35,000 - \$49,999			54	8.9%	36	5.4%		
\$50,000 - \$74,999			105	17.3%	99	15.0%		
\$75,000 - \$99,999			71	11.7%	83	12.6%		
\$100,000 - \$149,999			153	25.2%	196	29.7%		
\$150,000 - \$199,999			28	4.6%	45	6.8%		
\$200,000+			74	12.2%	111	16.8%		
Median Household Income			\$81,395		\$103,346			
Average Household Income			\$110,419		\$137,805			
Per Capita Income			\$47,548		\$60,290			
Population by Age	Census 2010		Census 2020		2024		2029	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
0 - 4	51	4.0%	62	4.7%	67	4.5%	71	4.5%
5 - 9	57	4.4%	58	4.4%	75	5.1%	77	4.9%
10 - 14	71	5.5%	68	5.1%	67	4.5%	84	5.3%
15 - 19	70	5.5%	60	4.5%	70	4.7%	66	4.2%
20 - 24	56	4.4%	51	3.8%	55	3.7%	58	3.7%
25 - 34	111	8.7%	132	9.9%	129	8.8%	135	8.6%
35 - 44	127	9.9%	124	9.3%	160	10.9%	184	11.7%
45 - 54	234	18.3%	155	11.7%	156	10.6%	169	10.7%
55 - 64	196	15.3%	252	19.0%	246	16.7%	216	13.7%
65 - 74	176	13.7%	208	15.7%	255	17.3%	291	18.4%
75 - 84	102	8.0%	129	9.7%	151	10.2%	171	10.8%
85+	31	2.4%	31	2.3%	43	2.9%	56	3.5%
Race and Ethnicity	Census 2010		Census 2020		2024		2029	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	1,203	94.0%	1,183	89.0%	1,301	88.4%	1,379	87.4%
Black Alone	34	2.7%	33	2.5%	36	2.4%	38	2.4%
American Indian Alone	6	0.5%	7	0.5%	8	0.5%	9	0.6%
Asian Alone	6	0.5%	9	0.7%	11	0.7%	13	0.8%
Pacific Islander Alone	0	0.0%	0	0.0%	0	0.0%	0	0.0%
Some Other Race Alone	7	0.5%	12	0.9%	14	1.0%	17	1.1%
Two or More Races	24	1.9%	85	6.4%	102	6.9%	121	7.7%
Hispanic Origin (Any Race)	32	2.5%	49	3.7%	60	4.1%	72	4.6%

**Data Note:** Income is expressed in current dollars.

**Source:** Esri forecasts for 2024 and 2029. U.S. Census Bureau 2020 decennial Census in 2020 geographies.

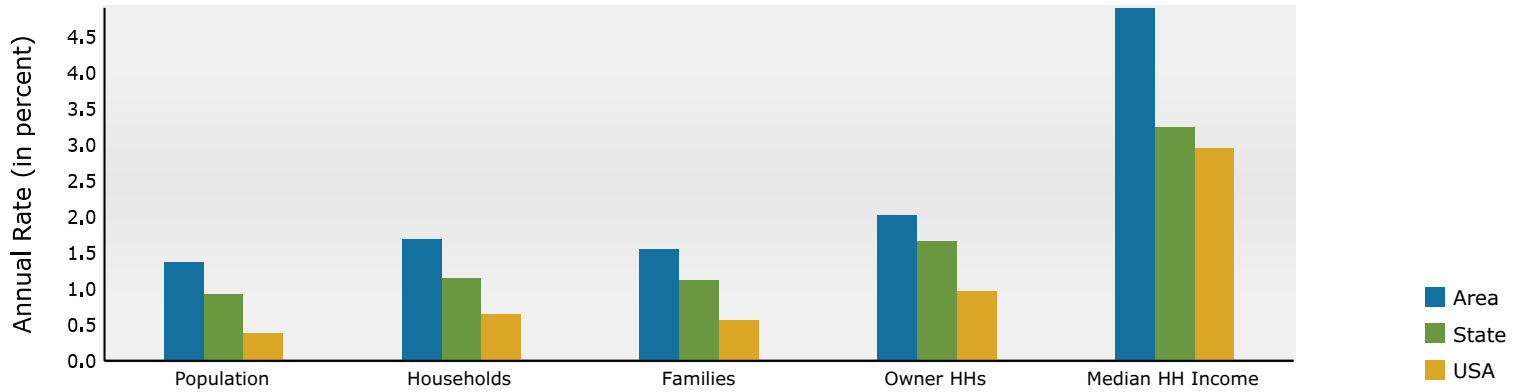
April 04, 2025

## Demographic and Income Profile

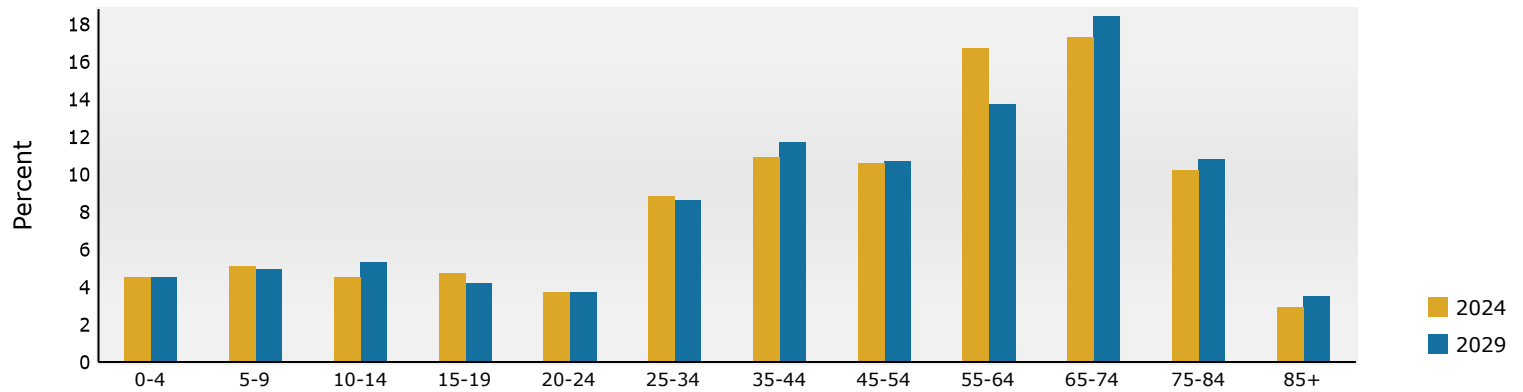
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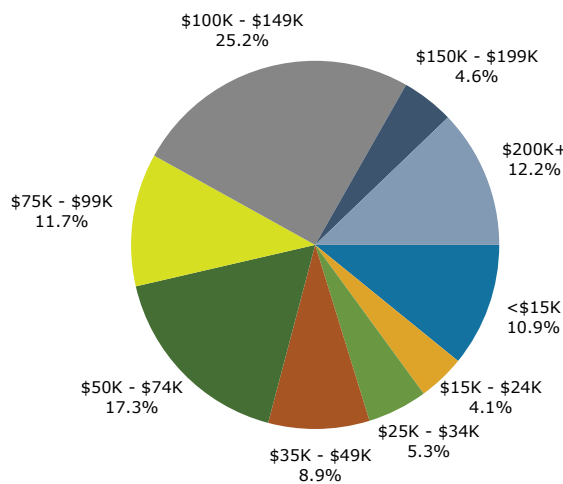
### Trends 2024-2029



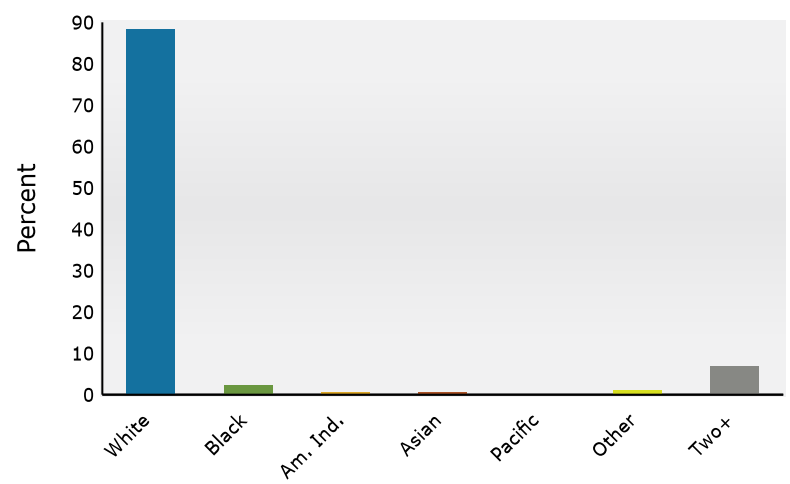
### Population by Age



### 2024 Household Income



### 2024 Population by Race



2024 Percent Hispanic Origin: 4.1%

## Demographic and Income Profile

3801-3853 US-1 N  
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Drive time: 5 minute radius

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Summary	Census 2010		Census 2020		2024		2029	
Population	3,924		4,152		4,387		4,612	
Households	1,568		1,702		1,824		1,938	
Families	1,105		1,149		1,202		1,269	
Average Household Size	2.50		2.44		2.40		2.38	
Owner Occupied Housing Units	1,360		1,444		1,575		1,708	
Renter Occupied Housing Units	208		258		249		230	
Median Age	47.2		50.4		50.3		49.5	
Trends: 2024-2029 Annual Rate	Area		State		National			
Population	1.01%		0.93%		0.38%			
Households	1.22%		1.15%		0.64%			
Families	1.09%		1.12%		0.56%			
Owner HHs	1.63%		1.66%		0.97%			
Median Household Income	4.55%		3.25%		2.95%			
Households by Income			2024		2029			
			Number	Percent	Number	Percent		
<\$15,000			197	10.8%	161	8.3%		
\$15,000 - \$24,999			70	3.8%	49	2.5%		
\$25,000 - \$34,999			107	5.9%	81	4.2%		
\$35,000 - \$49,999			231	12.7%	171	8.8%		
\$50,000 - \$74,999			353	19.4%	363	18.7%		
\$75,000 - \$99,999			224	12.3%	243	12.5%		
\$100,000 - \$149,999			355	19.5%	442	22.8%		
\$150,000 - \$199,999			100	5.5%	158	8.2%		
\$200,000+			187	10.3%	269	13.9%		
Median Household Income			\$70,535		\$88,119			
Average Household Income			\$101,291		\$124,521			
Per Capita Income			\$42,466		\$52,760			
Population by Age	Census 2010		Census 2020		2024		2029	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
0 - 4	158	4.0%	209	5.0%	220	5.0%	229	5.0%
5 - 9	195	5.0%	200	4.8%	231	5.3%	230	5.0%
10 - 14	246	6.3%	224	5.4%	222	5.1%	256	5.6%
15 - 19	260	6.6%	219	5.3%	240	5.5%	235	5.1%
20 - 24	190	4.8%	167	4.0%	170	3.9%	176	3.8%
25 - 34	330	8.4%	399	9.6%	379	8.6%	399	8.7%
35 - 44	417	10.6%	415	10.0%	501	11.4%	543	11.8%
45 - 54	770	19.6%	506	12.2%	478	10.9%	501	10.9%
55 - 64	583	14.9%	810	19.5%	750	17.1%	646	14.0%
65 - 74	469	12.0%	586	14.1%	702	16.0%	813	17.6%
75 - 84	239	6.1%	337	8.1%	380	8.7%	441	9.6%
85+	66	1.7%	81	2.0%	113	2.6%	142	3.1%
Race and Ethnicity	Census 2010		Census 2020		2024		2029	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	3,309	84.3%	3,342	80.5%	3,516	80.2%	3,654	79.2%
Black Alone	498	12.7%	467	11.2%	482	11.0%	511	11.1%
American Indian Alone	17	0.4%	23	0.6%	25	0.6%	27	0.6%
Asian Alone	21	0.5%	25	0.6%	28	0.6%	33	0.7%
Pacific Islander Alone	2	0.1%	1	0.0%	1	0.0%	1	0.0%
Some Other Race Alone	22	0.6%	39	0.9%	43	1.0%	51	1.1%
Two or More Races	54	1.4%	256	6.2%	291	6.6%	335	7.3%
Hispanic Origin (Any Race)	103	2.6%	152	3.7%	177	4.0%	207	4.5%

**Data Note:** Income is expressed in current dollars.

**Source:** Esri forecasts for 2024 and 2029. U.S. Census Bureau 2020 decennial Census in 2020 geographies.

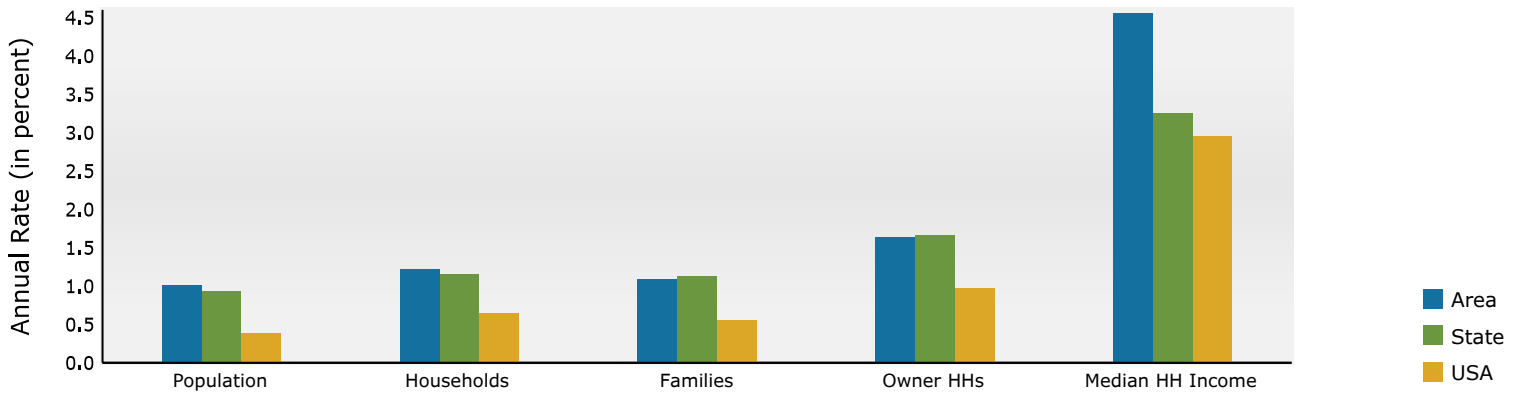
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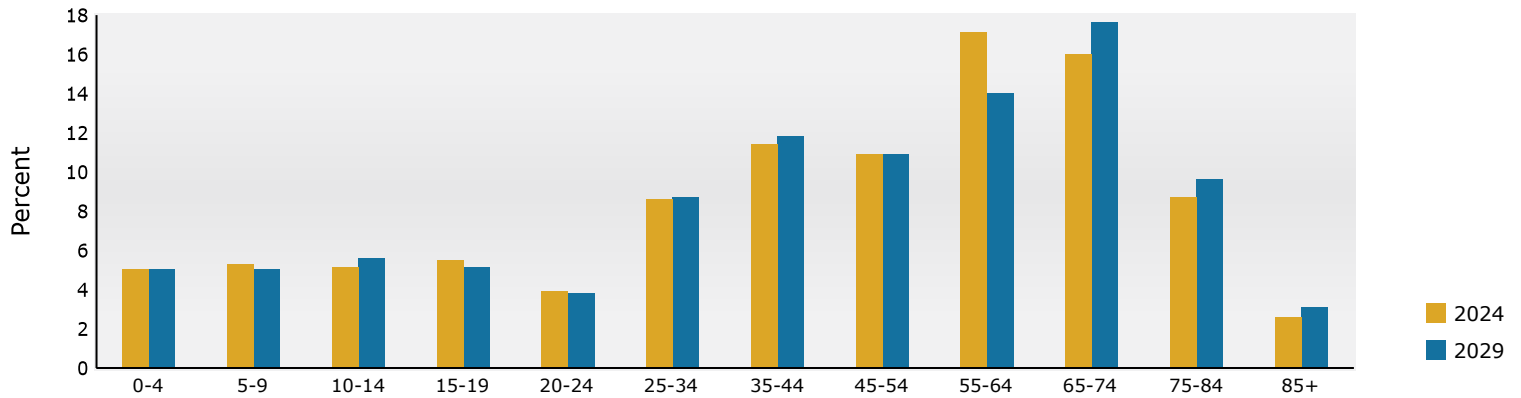
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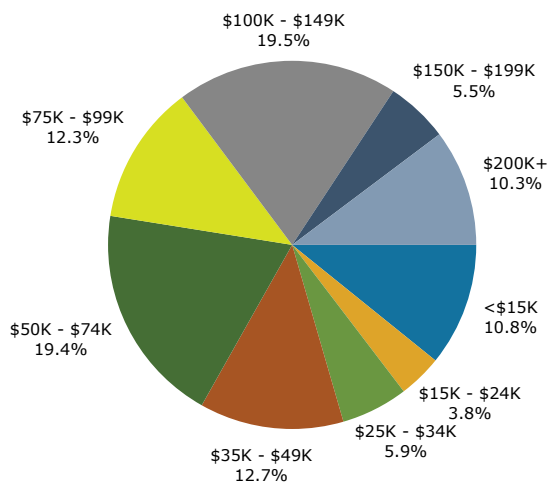
### Trends 2024-2029



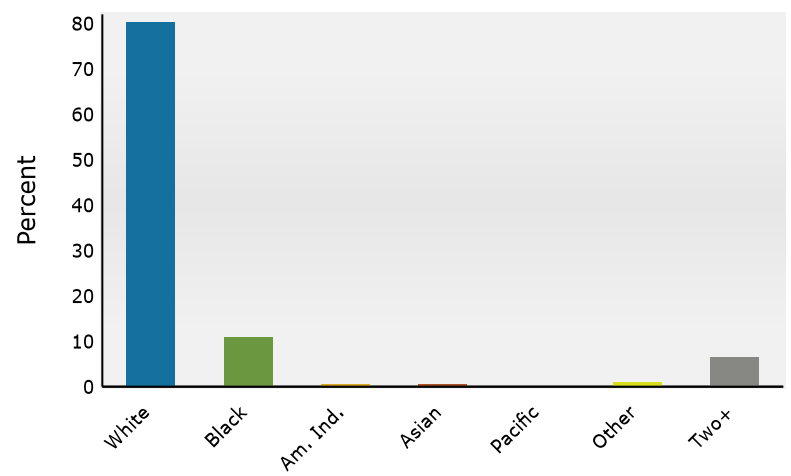
### Population by Age



### 2024 Household Income



### 2024 Population by Race



2024 Percent Hispanic Origin: 4.0%

## Demographic and Income Profile

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Summary	Census 2010		Census 2020		2024		2029	
Population	17,337		18,002		18,751		19,421	
Households	7,001		7,408		7,795		8,170	
Families	4,708		4,806		4,931		5,132	
Average Household Size	2.44		2.40		2.37		2.35	
Owner Occupied Housing Units	5,671		5,888		6,340		6,839	
Renter Occupied Housing Units	1,330		1,520		1,455		1,330	
Median Age	46.3		49.7		50.1		49.9	
Trends: 2024-2029 Annual Rate	Area		State		National			
Population	0.70%		0.93%		0.38%			
Households	0.94%		1.15%		0.64%			
Families	0.80%		1.12%		0.56%			
Owner HHs	1.53%		1.66%		0.97%			
Median Household Income	4.30%		3.25%		2.95%			
Households by Income			2024		2029			
			Number	Percent	Number	Percent		
<\$15,000			842	10.8%	709	8.7%		
\$15,000 - \$24,999			510	6.5%	391	4.8%		
\$25,000 - \$34,999			545	7.0%	470	5.8%		
\$35,000 - \$49,999			1,097	14.1%	890	10.9%		
\$50,000 - \$74,999			1,691	21.7%	1,626	19.9%		
\$75,000 - \$99,999			1,039	13.3%	1,152	14.1%		
\$100,000 - \$149,999			1,231	15.8%	1,605	19.6%		
\$150,000 - \$199,999			358	4.6%	612	7.5%		
\$200,000+			481	6.2%	715	8.8%		
Median Household Income			\$60,739		\$74,978			
Average Household Income			\$85,219		\$105,225			
Per Capita Income			\$35,764		\$44,643			
Population by Age	Census 2010		Census 2020		2024		2029	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
0 - 4	807	4.7%	848	4.7%	885	4.7%	912	4.7%
5 - 9	879	5.1%	872	4.8%	946	5.0%	926	4.8%
10 - 14	999	5.8%	1,001	5.6%	930	5.0%	1,005	5.2%
15 - 19	1,130	6.5%	940	5.2%	994	5.3%	915	4.7%
20 - 24	837	4.8%	774	4.3%	821	4.4%	830	4.3%
25 - 34	1,630	9.4%	1,846	10.3%	1,789	9.5%	1,821	9.4%
35 - 44	2,002	11.5%	1,787	9.9%	2,046	10.9%	2,253	11.6%
45 - 54	3,035	17.5%	2,226	12.4%	2,077	11.1%	2,083	10.7%
55 - 64	2,500	14.4%	3,290	18.3%	3,105	16.6%	2,696	13.9%
65 - 74	1,994	11.5%	2,543	14.1%	2,950	15.7%	3,349	17.2%
75 - 84	1,148	6.6%	1,463	8.1%	1,689	9.0%	1,973	10.2%
85+	378	2.2%	412	2.3%	521	2.8%	658	3.4%
Race and Ethnicity	Census 2010		Census 2020		2024		2029	
	Number	Percent	Number	Percent	Number	Percent	Number	Percent
White Alone	14,642	84.5%	14,341	79.7%	14,797	78.9%	15,119	77.9%
Black Alone	1,964	11.3%	1,870	10.4%	1,968	10.5%	2,078	10.7%
American Indian Alone	100	0.6%	104	0.6%	110	0.6%	118	0.6%
Asian Alone	118	0.7%	128	0.7%	140	0.7%	156	0.8%
Pacific Islander Alone	18	0.1%	13	0.1%	17	0.1%	18	0.1%
Some Other Race Alone	136	0.8%	269	1.5%	298	1.6%	334	1.7%
Two or More Races	359	2.1%	1,278	7.1%	1,420	7.6%	1,597	8.2%
Hispanic Origin (Any Race)	637	3.7%	986	5.5%	1,121	6.0%	1,271	6.5%

**Data Note:** Income is expressed in current dollars.

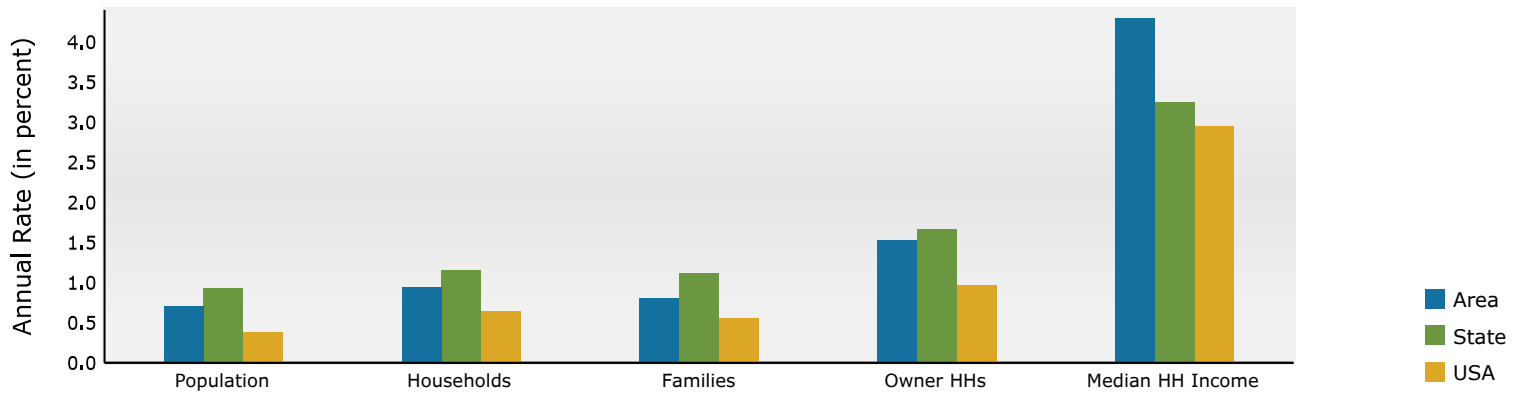
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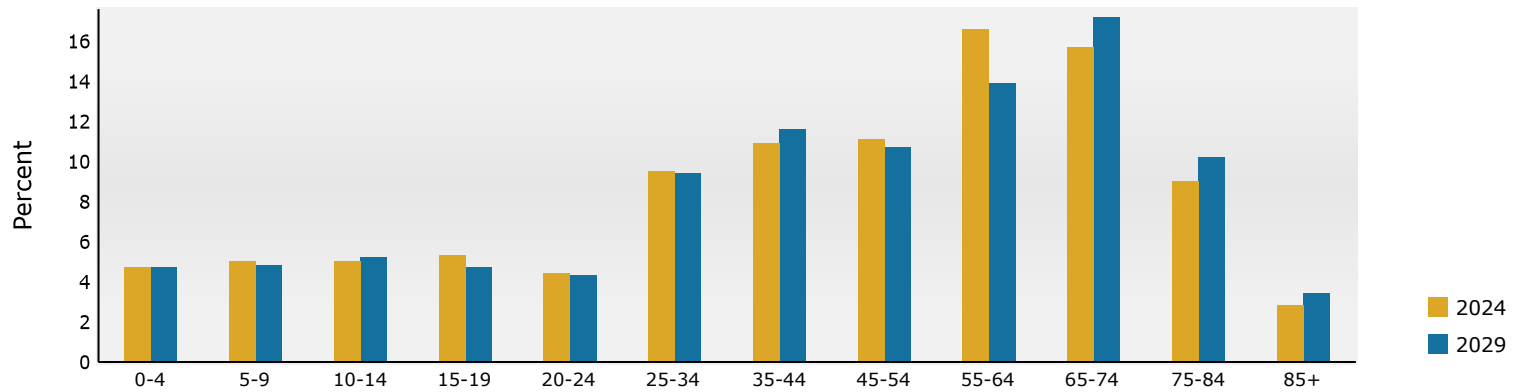
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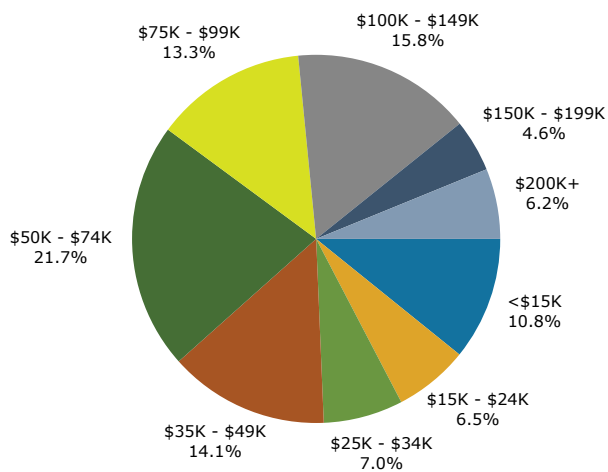
### Trends 2024-2029



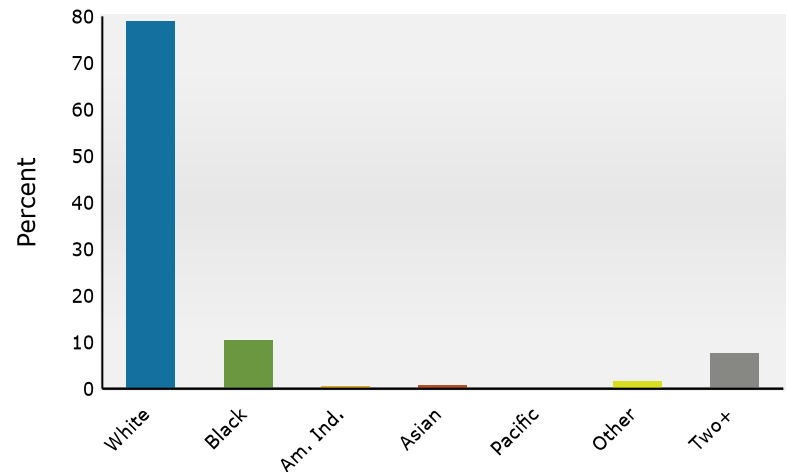
### Population by Age



### 2024 Household Income



### 2024 Population by Race



2024 Percent Hispanic Origin: 6.0%