

Demographic Summary Report

Vacant Land

4014 N 40th St, Tampa, FL 33610

Building Type: **Land** Total Available: **0 SF**
 Class: - % Leased: **0%**
 RBA: - Rent/SF/Yr: -
 Typical Floor: -



Radius	1 Mile	3 Mile	5 Mile
Population			
2027 Projection	15,080	106,457	308,205
2022 Estimate	13,680	96,523	279,757
2010 Census	11,141	78,231	228,524
Growth 2022 - 2027	10.23%	10.29%	10.17%
Growth 2010 - 2022	22.79%	23.38%	22.42%
2022 Population by Hispanic Origin	1,354	21,338	85,774
2022 Population	13,680	96,523	279,757
White	1,417 10.36%	35,001 36.26%	153,557 54.89%
Black	11,858 86.68%	57,156 59.21%	109,245 39.05%
Am. Indian & Alaskan	56 0.41%	524 0.54%	1,528 0.55%
Asian	54 0.39%	1,177 1.22%	6,989 2.50%
Hawaiian & Pacific Island	2 0.01%	98 0.10%	341 0.12%
Other	294 2.15%	2,567 2.66%	8,097 2.89%
U.S. Armed Forces	0	111	557
Households			
2027 Projection	4,922	39,123	118,385
2022 Estimate	4,491	35,576	107,634
2010 Census	3,793	29,218	88,244
Growth 2022 - 2027	9.60%	9.97%	9.99%
Growth 2010 - 2022	18.40%	21.76%	21.97%
Owner Occupied	2,417 53.82%	17,315 48.67%	52,399 48.68%
Renter Occupied	2,074 46.18%	18,261 51.33%	55,234 51.32%
2022 Households by HH Income	4,491	35,575	107,635
Income: <\$25,000	1,926 42.89%	11,798 33.16%	31,309 29.09%
Income: \$25,000 - \$50,000	1,307 29.10%	9,722 27.33%	28,090 26.10%
Income: \$50,000 - \$75,000	593 13.20%	6,346 17.84%	19,296 17.93%
Income: \$75,000 - \$100,000	349 7.77%	3,120 8.77%	10,425 9.69%
Income: \$100,000 - \$125,000	140 3.12%	1,792 5.04%	6,597 6.13%
Income: \$125,000 - \$150,000	95 2.12%	1,084 3.05%	3,836 3.56%
Income: \$150,000 - \$200,000	39 0.87%	918 2.58%	3,144 2.92%
Income: \$200,000+	42 0.94%	795 2.23%	4,938 4.59%
2022 Avg Household Income	\$41,566	\$54,200	\$63,827
2022 Med Household Income	\$30,674	\$39,093	\$43,520

Demographic Detail Report

Vacant Land

4014 N 40th St, Tampa, FL 33610

Building Type: **Land**
 Class: -
 RBA: -
 Typical Floor: -

Total Available: **0 SF**
 % Leased: **0%**
 Rent/SF/Yr: -



Radius	1 Mile	3 Mile	5 Mile
Population			
2027 Projection	15,080	106,457	308,205
2022 Estimate	13,680	96,523	279,757
2010 Census	11,141	78,231	228,524
Growth 2022 - 2027	10.23%	10.29%	10.17%
Growth 2010 - 2022	22.79%	23.38%	22.42%

2022 Population by Age	13,680	96,523	279,757
Age 0 - 4	908 6.64%	6,208 6.43%	18,001 6.43%
Age 5 - 9	902 6.59%	6,203 6.43%	17,650 6.31%
Age 10 - 14	941 6.88%	6,226 6.45%	17,199 6.15%
Age 15 - 19	988 7.22%	6,172 6.39%	16,689 5.97%
Age 20 - 24	1,035 7.57%	6,297 6.52%	17,289 6.18%
Age 25 - 29	1,128 8.25%	7,182 7.44%	20,609 7.37%
Age 30 - 34	1,095 8.00%	7,656 7.93%	22,829 8.16%
Age 35 - 39	954 6.97%	7,301 7.56%	22,063 7.89%
Age 40 - 44	821 6.00%	6,559 6.80%	19,796 7.08%
Age 45 - 49	758 5.54%	6,047 6.26%	18,153 6.49%
Age 50 - 54	739 5.40%	5,739 5.95%	17,111 6.12%
Age 55 - 59	753 5.50%	5,689 5.89%	16,772 6.00%
Age 60 - 64	716 5.23%	5,337 5.53%	15,539 5.55%
Age 65 - 69	621 4.54%	4,606 4.77%	13,270 4.74%
Age 70 - 74	508 3.71%	3,736 3.87%	10,721 3.83%
Age 75 - 79	362 2.65%	2,579 2.67%	7,373 2.64%
Age 80 - 84	236 1.73%	1,571 1.63%	4,508 1.61%
Age 85+	217 1.59%	1,416 1.47%	4,184 1.50%
Age 65+	1,944 14.21%	13,908 14.41%	40,056 14.32%
Median Age	34.30	36.60	37.20
Average Age	36.60	37.60	37.90

Demographic Detail Report

Vacant Land						
4014 N 40th St, Tampa, FL 33610						
Radius	1 Mile		3 Mile		5 Mile	
2022 Population By Race	13,680		96,523		279,757	
White	1,417	10.36%	35,001	36.26%	153,557	54.89%
Black	11,858	86.68%	57,156	59.21%	109,245	39.05%
Am. Indian & Alaskan	56	0.41%	524	0.54%	1,528	0.55%
Asian	54	0.39%	1,177	1.22%	6,989	2.50%
Hawaiian & Pacific Island	2	0.01%	98	0.10%	341	0.12%
Other	294	2.15%	2,567	2.66%	8,097	2.89%
Population by Hispanic Origin	13,680		96,523		279,757	
Non-Hispanic Origin	12,326	90.10%	75,185	77.89%	193,982	69.34%
Hispanic Origin	1,354	9.90%	21,338	22.11%	85,775	30.66%
2022 Median Age, Male	32.40		35.60		36.50	
2022 Average Age, Male	35.00		36.70		37.10	
2022 Median Age, Female	36.20		37.50		37.90	
2022 Average Age, Female	38.00		38.50		38.70	
2022 Population by Occupation Classification	10,732		76,649		223,567	
Civilian Employed	5,199	48.44%	43,984	57.38%	133,108	59.54%
Civilian Unemployed	626	5.83%	3,663	4.78%	9,400	4.20%
Civilian Non-Labor Force	4,907	45.72%	28,904	37.71%	80,561	36.03%
Armed Forces	0	0.00%	98	0.13%	498	0.22%
Households by Marital Status						
Married	1,005		9,045		31,270	
Married No Children	653		5,787		19,329	
Married w/Children	352		3,257		11,942	
2022 Population by Education	9,815		71,361		210,501	
Some High School, No Diploma	2,295	23.38%	13,263	18.59%	34,414	16.35%
High School Grad (Incl Equivalency)	3,565	36.32%	22,892	32.08%	61,616	29.27%
Some College, No Degree	2,360	24.04%	16,917	23.71%	49,124	23.34%
Associate Degree	907	9.24%	5,944	8.33%	17,572	8.35%
Bachelor Degree	460	4.69%	8,110	11.36%	30,437	14.46%
Advanced Degree	228	2.32%	4,235	5.93%	17,338	8.24%

Demographic Detail Report

Vacant Land						
4014 N 40th St, Tampa, FL 33610						
Radius	1 Mile		3 Mile		5 Mile	
2022 Population by Occupation	9,670		81,272		243,344	
Real Estate & Finance	413	4.27%	3,793	4.67%	12,395	5.09%
Professional & Management	1,739	17.98%	18,528	22.80%	61,132	25.12%
Public Administration	112	1.16%	1,134	1.40%	3,468	1.43%
Education & Health	1,554	16.07%	9,986	12.29%	30,035	12.34%
Services	1,486	15.37%	10,659	13.12%	30,554	12.56%
Information	42	0.43%	657	0.81%	1,905	0.78%
Sales	1,344	13.90%	10,600	13.04%	31,762	13.05%
Transportation	399	4.13%	2,669	3.28%	4,838	1.99%
Retail	527	5.45%	5,034	6.19%	13,488	5.54%
Wholesale	82	0.85%	823	1.01%	3,466	1.42%
Manufacturing	136	1.41%	2,096	2.58%	6,593	2.71%
Production	729	7.54%	5,949	7.32%	16,297	6.70%
Construction	399	4.13%	4,182	5.15%	11,473	4.71%
Utilities	369	3.82%	2,561	3.15%	7,413	3.05%
Agriculture & Mining	38	0.39%	169	0.21%	1,017	0.42%
Farming, Fishing, Forestry	38	0.39%	124	0.15%	796	0.33%
Other Services	263	2.72%	2,308	2.84%	6,712	2.76%
2022 Worker Travel Time to Job	4,866		41,420		126,336	
<30 Minutes	3,257	66.93%	26,760	64.61%	82,524	65.32%
30-60 Minutes	1,365	28.05%	11,761	28.39%	35,150	27.82%
60+ Minutes	244	5.01%	2,899	7.00%	8,662	6.86%
2010 Households by HH Size	3,793		29,218		88,243	
1-Person Households	933	24.60%	8,833	30.23%	27,986	31.71%
2-Person Households	994	26.21%	8,344	28.56%	25,985	29.45%
3-Person Households	696	18.35%	4,886	16.72%	14,240	16.14%
4-Person Households	533	14.05%	3,373	11.54%	10,200	11.56%
5-Person Households	300	7.91%	1,940	6.64%	5,319	6.03%
6-Person Households	167	4.40%	971	3.32%	2,462	2.79%
7 or more Person Households	170	4.48%	871	2.98%	2,051	2.32%
2022 Average Household Size	2.90		2.60		2.50	
Households						
2027 Projection	4,922		39,123		118,385	
2022 Estimate	4,491		35,576		107,634	
2010 Census	3,793		29,218		88,244	
Growth 2022 - 2027	9.60%		9.97%		9.99%	
Growth 2010 - 2022	18.40%		21.76%		21.97%	

Demographic Detail Report

Vacant Land						
4014 N 40th St, Tampa, FL 33610						
Radius	1 Mile		3 Mile		5 Mile	
2022 Households by HH Income	4,491		35,575		107,635	
<\$25,000	1,926	42.89%	11,798	33.16%	31,309	29.09%
\$25,000 - \$50,000	1,307	29.10%	9,722	27.33%	28,090	26.10%
\$50,000 - \$75,000	593	13.20%	6,346	17.84%	19,296	17.93%
\$75,000 - \$100,000	349	7.77%	3,120	8.77%	10,425	9.69%
\$100,000 - \$125,000	140	3.12%	1,792	5.04%	6,597	6.13%
\$125,000 - \$150,000	95	2.12%	1,084	3.05%	3,836	3.56%
\$150,000 - \$200,000	39	0.87%	918	2.58%	3,144	2.92%
\$200,000+	42	0.94%	795	2.23%	4,938	4.59%
2022 Avg Household Income	\$41,566		\$54,200		\$63,827	
2022 Med Household Income	\$30,674		\$39,093		\$43,520	
2022 Occupied Housing	4,491		35,576		107,633	
Owner Occupied	2,417	53.82%	17,315	48.67%	52,399	48.68%
Renter Occupied	2,074	46.18%	18,261	51.33%	55,234	51.32%
2010 Housing Units	4,707		38,348		113,769	
1 Unit	3,807	80.88%	25,164	65.62%	67,212	59.08%
2 - 4 Units	332	7.05%	4,567	11.91%	11,894	10.45%
5 - 19 Units	380	8.07%	3,640	9.49%	13,029	11.45%
20+ Units	188	3.99%	4,977	12.98%	21,634	19.02%
2022 Housing Value	2,418		17,316		52,400	
<\$100,000	919	38.01%	4,046	23.37%	9,820	18.74%
\$100,000 - \$200,000	954	39.45%	6,344	36.64%	18,015	34.38%
\$200,000 - \$300,000	331	13.69%	4,341	25.07%	13,316	25.41%
\$300,000 - \$400,000	100	4.14%	1,586	9.16%	5,285	10.09%
\$400,000 - \$500,000	0	0.00%	495	2.86%	2,020	3.85%
\$500,000 - \$1,000,000	89	3.68%	323	1.87%	2,976	5.68%
\$1,000,000+	25	1.03%	181	1.05%	968	1.85%
2022 Median Home Value	\$130,398		\$172,698		\$190,923	
2022 Housing Units by Yr Built	4,831		38,973		116,586	
Built 2010+	369	7.64%	3,981	10.21%	13,450	11.54%
Built 2000 - 2010	567	11.74%	4,400	11.29%	12,984	11.14%
Built 1990 - 1999	179	3.71%	1,754	4.50%	7,947	6.82%
Built 1980 - 1989	410	8.49%	3,304	8.48%	14,025	12.03%
Built 1970 - 1979	569	11.78%	5,012	12.86%	17,379	14.91%
Built 1960 - 1969	1,278	26.45%	6,172	15.84%	15,894	13.63%
Built 1950 - 1959	855	17.70%	5,722	14.68%	16,295	13.98%
Built <1949	604	12.50%	8,628	22.14%	18,612	15.96%
2022 Median Year Built	1966		1967		1973	

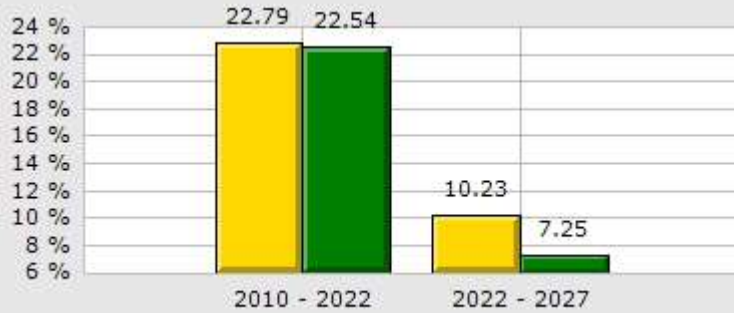
Vacant Land

4014 N 40th St, Tampa, FL 33610

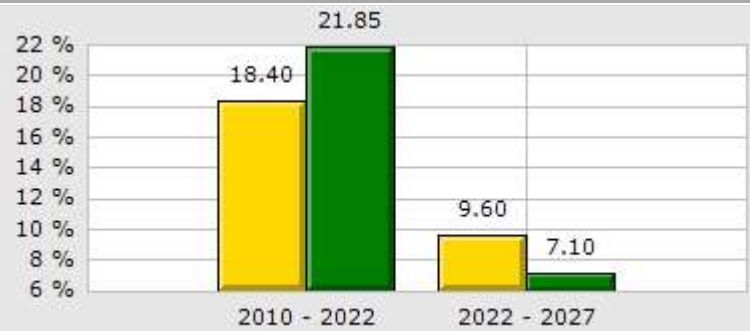
Type: **Land**
 County: **Hillsborough**

1 Mile
County

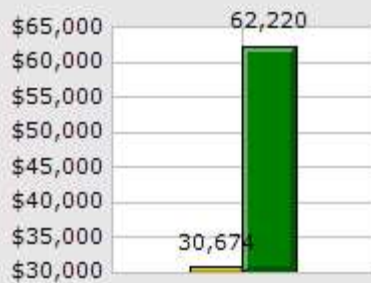
Population Growth



Household Growth



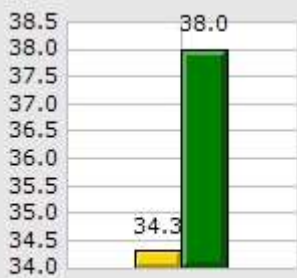
2022 Med Household Inc



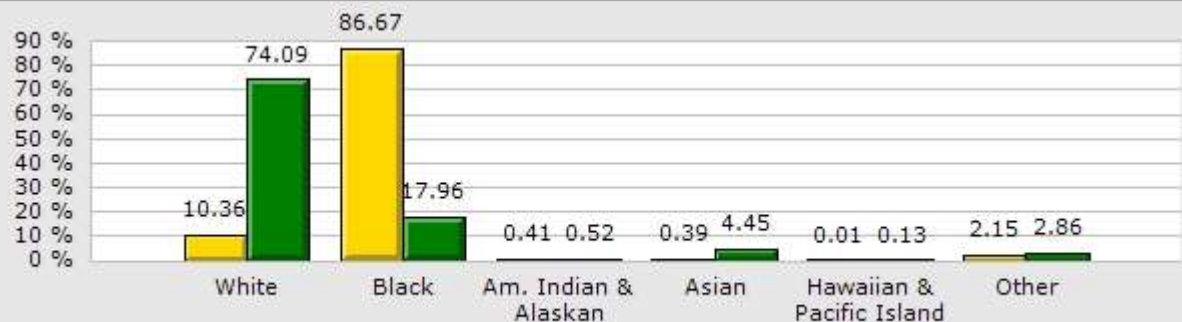
2022 Households by Household Income



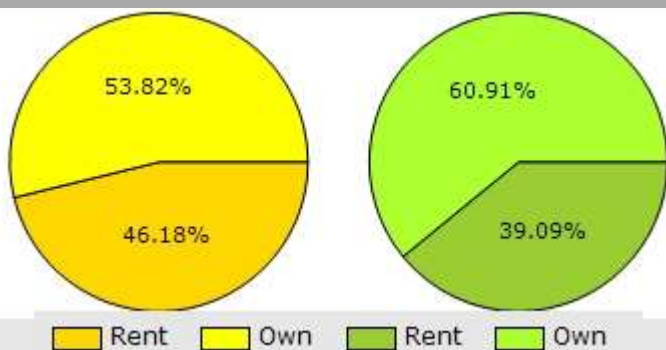
2022 Median Age



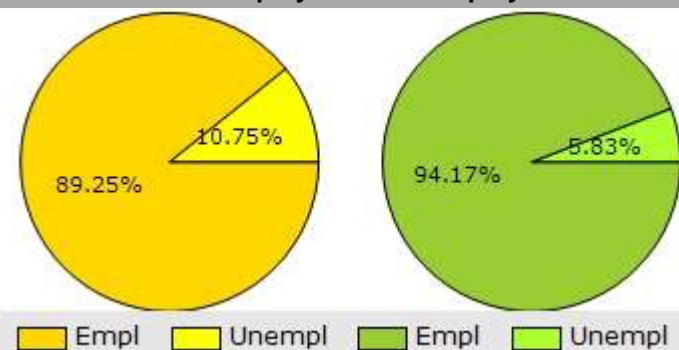
2022 Population by Race



2022 Renter vs. Owner



2022 Employed vs. Unemployed



Demographic Market Comparison Report

1 mile radius

Vacant Land

4014 N 40th St, Tampa, FL 33610

Type: **Land**
 County: **Hillsborough**

	1 Mile		County	
Population Growth				
Growth 2010 - 2022	22.79%		22.54%	
Growth 2022 - 2027	10.23%		7.25%	
Empl	5,199	89.25%	732,390	94.17%
Unempl	626	10.75%	45,355	5.83%
2022 Population by Race				
	13,681		1,500,494	
White	1,417	10.36%	1,111,721	74.09%
Black	11,858	86.67%	269,416	17.96%
Am. Indian & Alaskan	56	0.41%	7,819	0.52%
Asian	54	0.39%	66,747	4.45%
Hawaiian & Pacific Island	2	0.01%	1,938	0.13%
Other	294	2.15%	42,853	2.86%
Household Growth				
Growth 2010 - 2022	18.40%		21.85%	
Growth 2022 - 2027	9.60%		7.10%	
Renter Occupied	2,074	46.18%	225,793	39.09%
Owner Occupied	2,417	53.82%	351,887	60.91%
2022 Households by Household Income				
	4,491		577,680	
Income <\$25K	1,926	42.89%	105,062	18.19%
Income \$25K - \$50K	1,307	29.10%	127,005	21.99%
Income \$50K - \$75K	593	13.20%	110,681	19.16%
Income \$75K - \$100K	349	7.77%	69,870	12.09%
Income \$100K - \$125K	140	3.12%	53,099	9.19%
Income \$125K - \$150K	95	2.12%	33,693	5.83%
Income \$150K - \$200K	39	0.87%	32,556	5.64%
Income \$200K+	42	0.94%	45,714	7.91%
2022 Med Household Inc	\$30,674		\$62,220	
2022 Median Age	34.30		38.00	

Vacant Land
4014 N 40th St, Tampa, FL 33610

Building Type: **Land**
Class: -
RBA: -
Typical Floor: -

Total Available: **0 SF**
% Leased: **0%**
Rent/SF/Yr: -



Description	2010		2022		2027	
Population	11,141		13,680		15,080	
Age 0 - 4	884	7.93%	908	6.64%	1,021	6.77%
Age 5 - 9	860	7.72%	902	6.59%	994	6.59%
Age 10 - 14	977	8.77%	941	6.88%	988	6.55%
Age 15 - 19	1,059	9.51%	988	7.22%	1,013	6.72%
Age 20 - 24	789	7.08%	1,035	7.57%	1,056	7.00%
Age 25 - 29	695	6.24%	1,128	8.25%	1,123	7.45%
Age 30 - 34	657	5.90%	1,095	8.00%	1,163	7.71%
Age 35 - 39	667	5.99%	954	6.97%	1,126	7.47%
Age 40 - 44	632	5.67%	821	6.00%	1,013	6.72%
Age 45 - 49	732	6.57%	758	5.54%	896	5.94%
Age 50 - 54	744	6.68%	739	5.40%	817	5.42%
Age 55 - 59	625	5.61%	753	5.50%	781	5.18%
Age 60 - 64	499	4.48%	716	5.23%	757	5.02%
Age 65 - 69	394	3.54%	621	4.54%	694	4.60%
Age 70 - 74	358	3.21%	508	3.71%	588	3.90%
Age 75 - 79	278	2.50%	362	2.65%	449	2.98%
Age 80 - 84	164	1.47%	236	1.73%	305	2.02%
Age 85+	127	1.14%	217	1.59%	296	1.96%
Age 15+	8,420	75.58%	10,931	79.90%	12,077	80.09%
Age 20+	7,361	66.07%	9,943	72.68%	11,064	73.37%
Age 65+	1,321	11.86%	1,944	14.21%	2,332	15.46%
Median Age	32		34		36	
Average Age	34.50		36.60		37.40	
Population By Race	11,141		13,680		15,080	
White	1,175	10.55%	1,417	10.36%	1,551	10.29%
Black	9,683	86.91%	11,858	86.68%	13,066	86.64%
Am. Indian & Alaskan	43	0.39%	56	0.41%	60	0.40%
Asian	36	0.32%	54	0.39%	60	0.40%
Hawaiian & Pacific Islander	1	0.01%	2	0.01%	4	0.03%
Other	201	1.80%	294	2.15%	338	2.24%

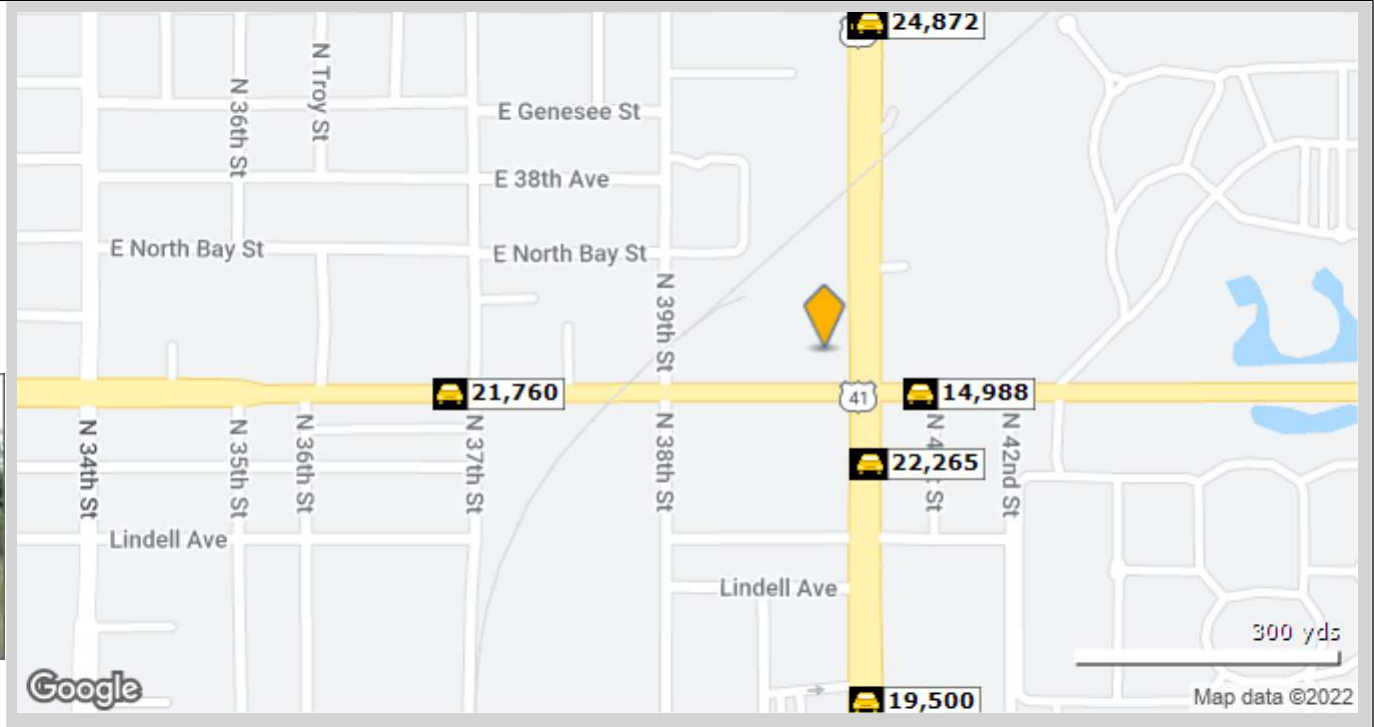
Vacant Land						
4014 N 40th St, Tampa, FL 33610						
Description	2010		2022		2027	
Population by Race (Hispanic)	854		1,354		1,593	
White	541	63.35%	826	61.00%	955	59.95%
Black	264	30.91%	445	32.87%	534	33.52%
Am. Indian & Alaskan	22	2.58%	36	2.66%	41	2.57%
Asian	1	0.12%	1	0.07%	2	0.13%
Hawaiian & Pacific Islander	0	0.00%	0	0.00%	1	0.06%
Other	26	3.04%	46	3.40%	60	3.77%
Household by Household Income	3,793		4,491		4,923	
<\$25,000	1,890	49.83%	1,926	42.89%	2,092	42.49%
\$25,000 - \$50,000	1,156	30.48%	1,307	29.10%	1,424	28.93%
\$50,000 - \$75,000	489	12.89%	593	13.20%	652	13.24%
\$75,000 - \$100,000	117	3.08%	349	7.77%	396	8.04%
\$100,000 - \$125,000	86	2.27%	140	3.12%	159	3.23%
\$125,000 - \$150,000	38	1.00%	95	2.12%	108	2.19%
\$150,000 - \$200,000	0	0.00%	39	0.87%	44	0.89%
\$200,000+	17	0.45%	42	0.94%	48	0.98%
Average Household Income	\$32,969		\$41,566		\$42,135	
Median Household Income	\$25,103		\$30,674		\$31,054	

Traffic Count Report

Vacant Land

4014 N 40th St, Tampa, FL 33610

Building Type: **Land**
 Class: -
 RBA: -
 Typical Floor: -
 Total Available: **0 SF**
 % Leased: **0%**
 Rent/SF/Yr: -



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	E Dr Martin Luther King Jr Blvd	N 41st St	0.01 E	2018	15,193	MPSI	.07
2	E Dr Martin Luther King Jr Blvd	N 41st St	0.01 E	2022	14,520	MPSI	.07
3	E Dr Martin Luther King Jr Blvd	N 41st St	0.01 E	2020	14,988	MPSI	.07
4	N 40th St	E Dr Martin Luther King Jr Blvd	0.05 N	2018	21,557	MPSI	.08
5	N 40th St	E Dr Martin Luther King Jr Blvd	0.05 N	2020	24,091	MPSI	.08
6	N 40th St	E Dr Mik Jr Blvd	0.05 N	2022	22,265	MPSI	.08
7	N 40th St	E Chelsea St	0.01 N	2020	23,662	MPSI	.22
8	N 40th St	E Chelsea St	0.01 N	2022	24,872	MPSI	.22
9	N 40th St	E Lake Ave	0.05 S	2017	19,500	MPSI	.23
10	E Dr Martin Luther King Jr Blvd	N 37th St	0.02 E	2018	21,760	MPSI	.25

Vacant Land
4014 N 40th St, Tampa, FL 33610

Building Type: **Land** Total Available: **0 SF**
 Class: - % Leased: **0%**
 RBA: - Rent/SF/Yr: -
 Typical Floor: -



Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	293	3,072	10
Retail & Wholesale Trade	58	522	9
Hospitality & Food Service	13	96	7
Real Estate, Renting, Leasing	17	172	10
Finance & Insurance	12	140	12
Information	4	45	11
Scientific & Technology Services	19	85	4
Management of Companies	3	9	3
Health Care & Social Assistance	23	159	7
Educational Services	13	507	39
Public Administration & Sales	3	18	6
Arts, Entertainment, Recreation	1	2	2
Utilities & Waste Management	12	42	4
Construction	26	261	10
Manufacturing	14	101	7
Agriculture, Mining, Fishing	0	0	0
Other Services	75	913	12