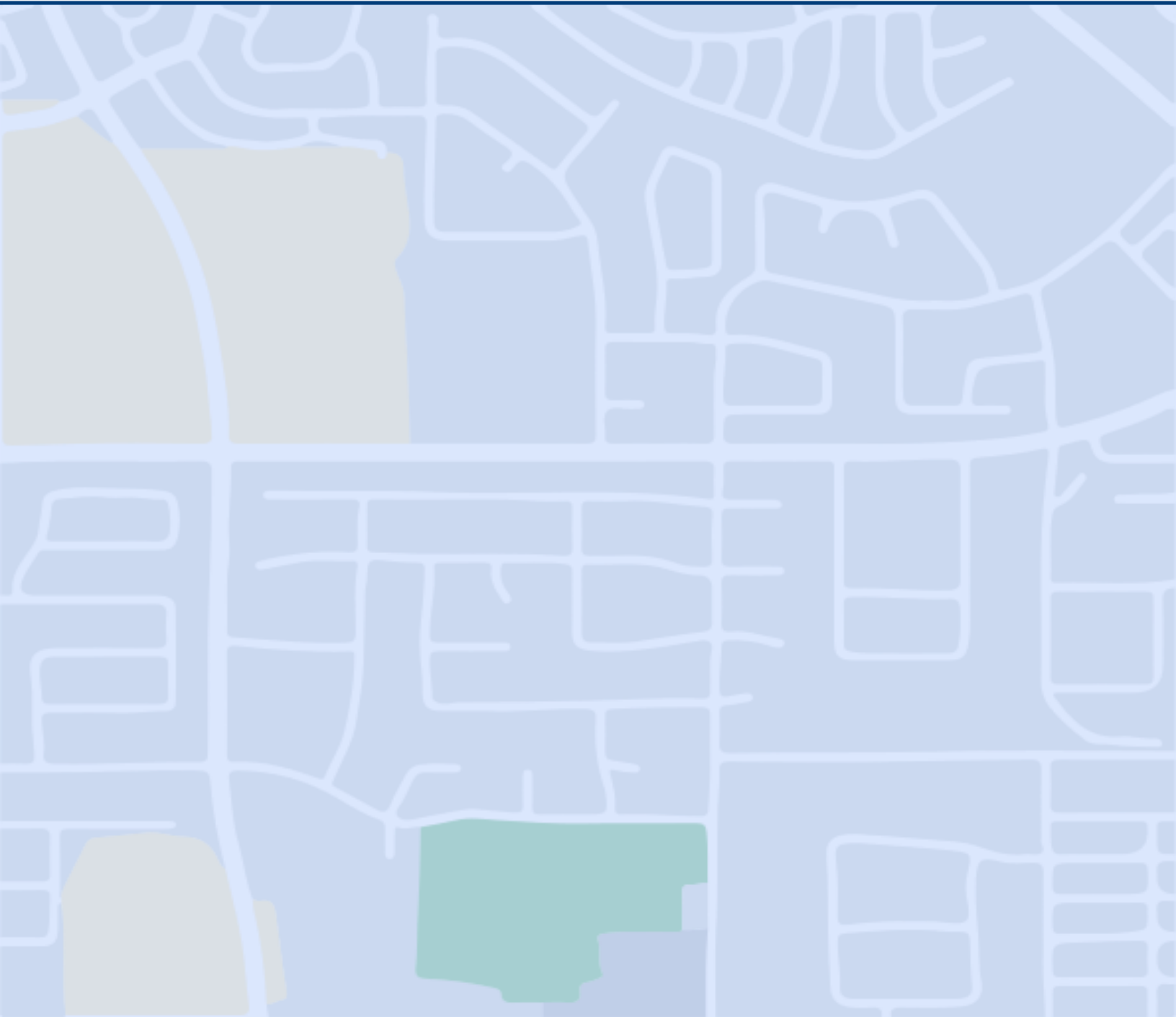




The Grove at Seven Springs

8600 FL-54 · 8600 FL-54, New Port Richey, FL 34655, USA



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Overview	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Population	5,065	5,405	60,290	64,446	144,234	154,419
Workday Population	6,430	--	51,429	--	125,716	--
Population Growth: Current to 5YR	--	6.713%	--	6.893%	--	7.061%

Households	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Total Households	2,126	2,265	24,562	26,262	61,270	65,503
Nonfamily Households	735	780	7,773	8,300	22,401	23,893

Housing Units	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Total Housing Units	2,303	2,444	26,535	28,272	68,929	73,252
Vacant Housing Units	176	179	1,973	2,010	7,659	7,749
Renter Occupied Housing Units	681	732	5,779	6,258	18,804	20,262
Owner Occupied Housing Units	1,445	1,533	18,782	20,004	42,467	45,241

Gender	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Male	2,423	2,591	28,628	30,634	69,187	74,138
Female	2,643	2,814	31,662	33,812	75,047	80,281

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Ethnicity	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
White	3,891	3,900	47,548	47,719	110,869	110,872
Black	160	199	2,027	2,672	6,343	8,332
American Indian	26	35	183	236	617	775
Asian	140	156	1,735	2,093	3,884	4,730
Native Hawaiian / Pacific Islander	3	5	46	76	131	211
Other	170	224	2,129	2,862	6,148	8,122
2+ Races	676	885	6,622	8,787	16,243	21,377
% Hispanic	16.565%	20.481%	13.357%	16.816%	15.094%	18.93%

Age	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Age 0 - 4	261	267	2,679	2,818	6,353	6,666
Age 5 - 9	284	278	2,959	2,908	6,939	6,888
Age 10 - 14	316	305	3,231	3,196	7,688	7,525
Age 15 - 17	194	212	2,082	2,197	4,833	5,238
Age 18 - 20	172	194	1,905	2,043	4,310	4,805
Age 21 - 24	219	266	2,554	2,885	5,586	6,665
Age 25 - 34	565	571	6,491	6,862	14,448	14,907
Age 35 - 44	740	727	6,731	7,047	16,375	16,580
Age 45 - 54	705	752	7,760	7,677	17,702	18,212
Age 55 - 64	608	655	8,331	8,506	19,909	19,906
Age 65 - 74	493	619	8,128	10,132	21,428	26,575
Age 75 - 84	327	362	5,251	5,714	13,255	14,368
Age 85+	183	196	2,188	2,462	5,408	6,084
Median Age	43	44	47	48	48	49
Average Age	42	43	45	46	46	47

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Marital Status	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Never Married	1,144	1,244	13,742	14,914	33,313	36,103
Married, Spouse Present	1,899	2,043	25,290	27,168	57,154	61,639
Married, Spouse Absent	202	221	1,506	1,627	4,685	5,087
Divorced	617	675	6,298	6,849	16,521	17,927
Widowed	342	372	4,585	4,965	11,581	12,584

Value of Owner Occupied Housing Units	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
< \$20,000	21	22	196	193	1,169	1,092
\$20,000 - \$39,999	6	8	213	230	1,250	1,231
\$40,000 - \$59,999	33	20	330	265	1,311	1,160
\$60,000 - \$79,999	46	31	501	404	1,907	1,558
\$80,000 - \$99,999	57	58	581	543	2,164	2,036
\$100,000 - \$149,999	198	190	1,961	1,913	5,605	5,854
\$150,000 - \$199,999	231	168	2,243	1,823	4,544	4,390
\$200,000 - \$299,999	502	537	4,697	4,766	8,095	8,833
\$300,000 - \$399,999	191	269	3,598	3,710	6,711	6,357
\$400,000 - \$499,999	85	115	1,991	2,559	3,948	4,811
\$500,000 - \$749,999	64	84	1,732	2,319	3,764	4,794
\$750,000 - \$999,999	12	24	485	798	1,241	1,805
\$1,000,000 - \$1,499,999	--	6	194	345	504	891
\$1,500,000 - \$1,999,999	--	--	28	90	115	235
\$2,000,000+	--	--	33	45	138	192
Median Value	\$240k	\$257.5k	\$282k	\$310.6k	\$246.7k	\$271.8k
Average Value	\$248.1k	\$278.8k	\$316.3k	\$355.9k	\$287.5k	\$319.1k

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Types of Housing Units	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Single Unit Detached	1,545	1,642	19,012	20,249	45,945	48,855
Single Unit Attached	293	307	2,238	2,359	4,351	4,583
2 Units	13	14	126	134	948	1,002
3 to 4 Units	101	107	781	821	2,506	2,635
5 to 19 Units	262	278	2,497	2,659	5,379	5,694
20 to 49 Units	52	56	478	528	1,303	1,407
50+ Units	35	37	325	348	1,672	1,792
Mobile Home	2	2	1,075	1,171	6,812	7,270
Other	--	--	2	2	13	14

Household Income	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
<\$15,000	144	124	1,731	1,529	5,693	5,077
\$15,000-\$24,999	187	165	1,895	1,715	6,315	5,727
\$25,000-\$34,999	212	186	2,180	1,992	6,602	6,269
\$35,000-\$49,999	352	331	3,601	3,347	9,332	8,978
\$50,000-\$74,999	342	361	3,951	4,220	10,478	11,310
\$75,000-\$99,999	364	354	3,362	3,355	7,233	7,648
\$100,000-\$124,999	195	258	2,474	2,771	5,225	5,972
\$125,000-\$149,999	102	151	1,809	2,163	3,531	4,443
\$150,000-\$199,999	122	156	1,833	2,437	3,287	4,577
\$200,000-\$249,999	58	88	893	1,320	1,632	2,409
\$250,000-\$499,999	37	66	623	1,050	1,341	2,130
\$500,000+	13	23	211	362	602	962
Median Household income	\$65k	\$74.1k	\$73.8k	\$84.1k	\$65.2k	\$74.3k
Average Household Income	\$79.8k	\$92.5k	\$91.3k	\$105.1k	\$81.7k	\$93.9k

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Education	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
< 9th Grade	55	62	840	928	2,677	2,917
No High School Degree	210	227	2,678	2,912	7,081	7,657
High School Graduate	1,278	1,382	14,253	15,478	39,165	42,189
Some College, No Degree	799	856	9,606	10,368	22,963	24,679
Associate's Degree	448	478	5,323	5,717	11,486	12,297
Bachelor's Degree	621	656	8,439	9,011	17,196	18,393
Master's Degree	165	174	2,649	2,828	5,528	5,909
Professional Degree	19	22	688	732	1,469	1,572
Doctorate Degree	25	26	404	426	959	1,021

Labor Force	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Civilian Labor Force, Employed	2,643	2,857	28,221	30,435	61,745	66,692
Civilian Labor Force, Unemployed	38	43	935	1,021	2,907	3,143
Armed Forces	2	3	83	87	120	124
Not in Labor Force	1,457	1,583	21,495	23,259	56,890	61,663
% Civilian Labor Force Unemployed	1%	1%	3%	3%	5%	5%

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Transportation to Work	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Worked at Home	189	201	2,862	3,048	6,154	6,595
Walked	33	36	231	256	756	829
Bicycle	--	1	35	40	155	174
Carpooled	176	190	2,294	2,489	4,691	5,101
Drove Alone	2,119	2,296	21,289	23,067	46,065	49,945
Public Transport	--	--	32	41	361	407
Other	22	25	599	649	1,597	1,732

Travel Time to Work	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Travel Time: < 15 Minutes	517	566	5,472	5,975	12,843	13,979
Travel Time: 15 - 29 Minutes	545	592	6,738	7,306	15,611	16,936
Travel Time: 30 - 44 Minutes	540	577	5,197	5,588	10,508	11,353
Travel Time: 45 - 59 Minutes	446	480	3,765	4,050	7,699	8,303
Travel Time: 60+ Minutes	306	333	3,245	3,514	6,807	7,356
Average Travel Time	35	35	34	34	33	33

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Population by Industry	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Accommdtn/Food Svcs	250	272	1,917	2,075	4,948	5,353
Admin/Spprt/Waste Mgmt	109	117	1,292	1,411	3,404	3,706
Agriculture/Forest/Fish/Hunt/Mine	14	16	111	118	211	226
Entertainment/Rec	34	38	529	570	1,375	1,477
Construction	214	234	2,763	3,007	6,094	6,638
Educational Svcs	148	159	1,703	1,839	3,243	3,499
Fin/Insur/RE/Rent/Lse	221	237	2,156	2,310	4,636	4,986
Health Care/Soc Asst	399	432	4,383	4,738	9,098	9,828
Information	21	23	500	543	851	931
Mgmt of Companies	8	9	47	59	91	109
Total Manufacturing	100	107	1,127	1,224	2,654	2,896
Oth Svcs, Not Pub Admin	162	176	1,584	1,719	3,419	3,711
Prof/Sci/Tech/Admin	150	161	1,981	2,133	4,224	4,569
Public Administration	132	145	1,048	1,128	2,133	2,317
Retail Trade	397	432	4,713	5,116	10,210	11,069
Transport/Warehse/Utils	111	120	1,073	1,153	2,477	2,688
Wholesale Trade	85	91	780	842	1,513	1,644

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Population by Occupation	1 miles		3 miles		5 miles	
	Current	5 Yr Forecast	Current	5 Yr Forecast	Current	5 Yr Forecast
Architect/Engineer	31	33	464	495	870	933
Arts/Entertain/Sports	33	35	306	334	711	776
Building Grounds Maint	76	83	901	986	2,439	2,658
Business/Financial Ops	79	87	1,357	1,463	3,106	3,367
Community/Soc Svcs	45	48	309	333	631	681
Computer/Mathematical	78	82	723	766	1,334	1,421
Construction/Extraction	142	158	1,636	1,791	4,155	4,521
Edu/Training/Library	108	115	1,168	1,256	2,503	2,690
Farm/Fish/Forestry	1	2	37	40	88	96
Food Prep/Serving	228	248	1,511	1,644	3,912	4,245
Health Practitioner/Tec	243	263	2,413	2,599	4,834	5,223
Healthcare Support	83	90	759	826	1,872	2,035
Maintenance Repair	163	176	1,458	1,582	2,873	3,118
Legal	27	29	329	348	652	703
Life/Phys/Soc Science	19	19	161	175	278	298
Management	265	283	3,203	3,444	6,193	6,703
Office/Admin Support	273	297	3,396	3,693	7,680	8,338
Production	32	35	442	483	1,423	1,558
Protective Svcs	36	39	626	672	1,269	1,373
Sales/Related	363	394	4,648	5,037	9,331	10,106
Personal Care/Svc	106	114	794	861	1,576	1,709
Transportation/Moving	125	137	1,066	1,158	2,849	3,096
White Collar	1,564	1,684	18,478	19,942	38,125	41,239
Blue Collar	463	506	4,602	5,014	11,301	12,293
Service & Farm	529	578	4,628	5,029	11,156	12,115