

Expanded Profile

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



Lat/Lon: 25.591/-80.3807

SW 117th Ave & Quail Roost Dr		1 mi radius		3 mi radius		5 mi radius	
South Miami Heights, FL 33177							
Population							
Estimated Population (2025)	24,218		145,572		294,928		
Projected Population (2030)	22,338		137,567		276,914		
Census Population (2020)	24,524		141,171		288,808		
Census Population (2010)	23,530		128,082		252,220		
Projected Annual Growth (2025 to 2030)	-1,880	-1.6%	-8,005	-1.1%	-18,014	-1.2%	
Historical Annual Growth (2020 to 2025)	-306	-0.2%	4,400	0.6%	6,120	0.4%	
Historical Annual Growth (2010 to 2020)	994	0.8%	13,089	2.0%	36,589	2.9%	
Estimated Population Density (2025)	7,713	psm	5,151	psm	3,757	psm	
Trade Area Size	3.1	sq mi	28.3	sq mi	78.5	sq mi	
Households							
Estimated Households (2025)	8,163		46,247		94,140		
Projected Households (2030)	7,554		43,341		87,491		
Census Households (2020)	8,140		44,443		91,833		
Census Households (2010)	7,470		38,971		78,153		
Estimated Households with Children (2025)	2,744	33.6%	18,275	39.5%	38,123	40.5%	
Estimated Average Household Size (2025)	2.93		3.10		3.10		
Average Household Income							
Estimated Average Household Income (2025)	\$71,723		\$96,600		\$120,299		
Projected Average Household Income (2030)	\$70,633		\$96,098		\$118,651		
Estimated Average Family Income (2025)	\$82,666		\$106,139		\$133,052		
Median Household Income							
Estimated Median Household Income (2025)	\$61,778		\$79,219		\$94,150		
Projected Median Household Income (2030)	\$61,049		\$78,958		\$93,504		
Estimated Median Family Income (2025)	\$70,427		\$85,659		\$103,840		
Per Capita Income							
Estimated Per Capita Income (2025)	\$24,272		\$30,754		\$38,454		
Projected Per Capita Income (2030)	\$23,988		\$30,345		\$37,547		
Estimated Per Capita Income 5 Year Growth	-\$284	-1.2%	-\$409	-1.3%	-\$907	-2.4%	
Estimated Average Household Net Worth (2025)	\$650,819		\$896,318		\$1,164,538		
Daytime Demos (2025)							
Total Businesses	1,855		9,781		25,058		
Total Employees	7,703		43,816		113,908		
Company Headquarter Businesses	34	1.8%	140	1.4%	453	1.8%	
Company Headquarter Employees	205	2.7%	1,203	2.7%	6,490	5.7%	
Employee Population per Business	4.2		4.5		4.5		
Residential Population per Business	13.1		14.9		11.8		

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Race & Ethnicity

White (2025)	5,791	23.9%	36,477	25.1%	84,433	28.6%
Black or African American (2025)	4,654	19.2%	32,178	22.1%	54,346	18.4%
American Indian or Alaska Native (2025)	76	0.3%	488	0.3%	893	0.3%
Asian (2025)	285	1.2%	2,499	1.7%	6,332	2.1%
Hawaiian or Pacific Islander (2025)	-	-	27	-	57	-
Other Race (2025)	2,938	12.1%	16,348	11.2%	31,874	10.8%
Two or More Races (2025)	10,475	43.3%	57,555	39.5%	116,992	39.7%
Not Hispanic or Latino Population (2025)	6,541	27.0%	49,064	33.7%	98,258	33.3%
Hispanic or Latino Population (2025)	17,677	73.0%	96,508	66.3%	196,670	66.7%
Not Hispanic or Latino Population (2030)	7,063	31.6%	46,977	34.1%	95,107	34.3%
Hispanic or Latino Population (2030)	15,275	68.4%	90,590	65.9%	181,807	65.7%
Not Hispanic or Latino Population (2020)	6,466	26.4%	50,326	35.6%	100,914	34.9%
Hispanic or Latino Population (2020)	18,058	73.6%	90,846	64.4%	187,895	65.1%
Not Hispanic or Latino Population (2010)	7,740	32.9%	55,876	43.6%	107,271	42.5%
Hispanic or Latino Population (2010)	15,791	67.1%	72,206	56.4%	144,948	57.5%
Projected Hispanic Annual Growth (2025 to 2030)	-2,402	-2.7%	-5,918	-1.2%	-14,863	-1.5%
Historic Hispanic Annual Growth (2010 to 2025)	1,886	0.8%	24,302	2.2%	51,722	2.4%

Age Distribution (2025)

Age Under 5	1,358	5.6%	8,066	5.5%	16,342	5.5%
Age 5 to 9 Years	1,391	5.7%	8,481	5.8%	17,496	5.9%
Age 10 to 14 Years	1,307	5.4%	8,698	6.0%	18,155	6.2%
Age 15 to 19 Years	1,406	5.8%	9,447	6.5%	19,523	6.6%
Age 20 to 24 Years	1,362	5.6%	8,561	5.9%	17,257	5.9%
Age 25 to 29 Years	1,355	5.6%	8,606	5.9%	16,772	5.7%
Age 30 to 34 Years	1,541	6.4%	10,026	6.9%	19,412	6.6%
Age 35 to 39 Years	1,490	6.2%	9,917	6.8%	20,594	7.0%
Age 40 to 44 Years	1,481	6.1%	9,697	6.7%	20,440	6.9%
Age 45 to 49 Years	1,623	6.7%	10,475	7.2%	21,375	7.2%
Age 50 to 54 Years	1,696	7.0%	10,670	7.3%	21,976	7.5%
Age 55 to 59 Years	1,805	7.5%	10,677	7.3%	21,530	7.3%
Age 60 to 64 Years	1,562	6.4%	9,417	6.5%	18,634	6.3%
Age 65 to 74 Years	2,565	10.6%	13,276	9.1%	26,460	9.0%
Age 75 to 84 Years	1,628	6.7%	6,966	4.8%	13,859	4.7%
Age 85 Years or Over	648	2.7%	2,591	1.8%	5,101	1.7%
Median Age	42.1		39.8		39.9	

Gender Age Distribution (2025)

Female Population	12,524	51.7%	74,729	51.3%	152,518	51.7%
Age 0 to 19 Years	2,633	21.0%	16,825	22.5%	34,766	22.8%
Age 20 to 64 Years	7,068	56.4%	44,621	59.7%	91,426	59.9%
Age 65 Years or Over	2,823	22.5%	13,283	17.8%	26,326	17.3%
Female Median Age	44.3		41.5		41.4	
Male Population	11,694	48.3%	70,843	48.7%	142,410	48.3%
Age 0 to 19 Years	2,829	24.2%	17,867	25.2%	36,750	25.8%
Age 20 to 64 Years	6,847	58.6%	43,426	61.3%	86,565	60.8%
Age 65 Years or Over	2,018	17.3%	9,550	13.5%	19,095	13.4%
Male Median Age	39.8		38.1		38.3	

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Household Income Distribution (2025)

HH Income \$200,000 or More	347	4.3%	3,663	7.9%	12,145	12.9%
HH Income \$150,000 to \$199,999	415	5.1%	3,900	8.4%	9,656	10.3%
HH Income \$100,000 to \$149,999	1,208	14.8%	8,617	18.6%	18,521	19.7%
HH Income \$75,000 to \$99,999	1,113	13.6%	6,652	14.4%	12,675	13.5%
HH Income \$50,000 to \$74,999	1,587	19.4%	8,337	18.0%	15,971	17.0%
HH Income \$35,000 to \$49,999	968	11.9%	5,108	11.0%	8,702	9.2%
HH Income \$25,000 to \$34,999	666	8.2%	3,465	7.5%	5,807	6.2%
HH Income \$15,000 to \$24,999	812	10.0%	2,927	6.3%	4,666	5.0%
HH Income Under \$15,000	1,047	12.8%	3,578	7.7%	5,997	6.4%
HH Income \$35,000 or More	5,638	69.1%	36,276	78.4%	77,670	82.5%
HH Income \$75,000 or More	3,083	37.8%	22,831	49.4%	52,996	56.3%

Housing (2025)

Total Housing Units	8,688		49,245		100,166	
Housing Units Occupied	8,163	94.0%	46,247	93.9%	94,140	94.0%
Housing Units Owner-Occupied	3,862	47.3%	28,124	60.8%	63,046	67.0%
Housing Units, Renter-Occupied	4,301	52.7%	18,123	39.2%	31,094	33.0%
Housing Units, Vacant	525	6.4%	2,998	6.5%	6,026	6.4%

Marital Status (2025)

Never Married	7,581	37.6%	44,139	36.7%	83,383	34.3%
Currently Married	6,964	34.5%	44,873	37.3%	104,280	42.9%
Separated	1,513	7.5%	9,783	8.1%	15,001	6.2%
Widowed	1,199	5.9%	6,096	5.1%	11,876	4.9%
Divorced	2,905	14.4%	15,435	12.8%	28,395	11.7%

Household Type (2025)

Population Family	21,092	87.1%	128,859	88.5%	261,788	88.8%
Population Non-Family	2,855	11.8%	14,511	10.0%	30,218	10.2%
Population Group Quarters	271	1.1%	2,203	1.5%	2,921	1.0%
Family Households	6,148	75.3%	37,425	80.9%	75,323	80.0%
Non-Family Households	2,015	24.7%	8,822	19.1%	18,816	20.0%
Married Couple with Children	1,448	20.8%	10,405	23.2%	24,425	23.4%
Average Family Household Size	3.4		3.4		3.5	

Household Size (2025)

1 Person Households	1,524	18.7%	5,866	12.7%	12,917	13.7%
2 Person Households	2,284	28.0%	13,364	28.9%	26,360	28.0%
3 Person Households	1,652	20.2%	10,344	22.4%	20,698	22.0%
4 Person Households	1,423	17.4%	8,631	18.7%	17,583	18.7%
5 Person Households	722	8.8%	4,497	9.7%	9,258	9.8%
6 or More Person Households	559	6.9%	3,544	7.7%	7,324	7.8%

Household Vehicles (2025)

Households with 0 Vehicles Available	864	10.6%	3,408	7.4%	5,739	6.1%
Households with 1 Vehicles Available	2,753	33.7%	13,300	28.8%	25,186	26.8%
Households with 2 or More Vehicles Available	4,546	55.7%	29,539	63.9%	63,215	67.2%
Total Vehicles Available	14,680		89,802		187,291	
Average Vehicles Per Household	1.8		1.9		2.0	

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Labor Force (2025)

Estimated Labor Population Age 16 Years or Over	19,870		118,474		239,099	
Estimated Civilian Employed	11,852	59.6%	73,939	62.4%	153,860	64.3%
Estimated Civilian Unemployed	418	2.1%	2,237	1.9%	3,916	1.6%
Estimated in Armed Forces	91	0.5%	150	0.1%	230	-
Estimated Not in Labor Force	7,508	37.8%	42,148	35.6%	81,093	33.9%
Unemployment Rate	2.1%		1.9%		1.6%	

Occupation (2025)

Occupation: Population Age 16 Years or Over	11,852		73,935		153,856	
Management, Business, Financial Operations	1,270	10.7%	11,123	15.0%	27,694	18.0%
Professional, Related Service	1,614	13.6%	13,709	18.5%	32,114	20.9%
Sales, Office	3,031	25.6%	15,263	20.6%	28,608	18.6%
Farming, Fishing, Forestry	2,480	20.9%	16,328	22.1%	35,045	22.8%
Construct, Extraction, Maintenance	32	0.3%	386	0.5%	541	0.4%
Production, Transport Material Moving	1,643	13.9%	7,672	10.4%	13,235	8.6%
White Collar Workers	1,782	15.0%	9,454	12.8%	16,619	10.8%
Blue Collar Workers	5,364	45.3%	41,161	55.7%	94,853	61.7%
	6,488	54.7%	32,775	44.3%	59,003	38.3%

Consumer Expenditure (2025)

Total Household Expenditure	\$721.29 M		\$4.74 B		\$10.61 B	
Total Non-Retail Expenditure	\$343.74 M	47.7%	\$2.29 B	48.3%	\$5.22 B	49.2%
Total Retail Expenditure	\$377.55 M	52.3%	\$2.45 B	51.7%	\$5.39 B	50.8%
Alcoholic Beverages	\$4.38 M	0.6%	\$29.3 M	0.6%	\$65.88 M	0.6%
Apparel	\$13.78 M	1.9%	\$90.63 M	1.9%	\$200.98 M	1.9%
Contributions	\$20.93 M	2.9%	\$145.03 M	3.1%	\$336.33 M	3.2%
Education	\$15.47 M	2.1%	\$105.57 M	2.2%	\$241.73 M	2.3%
Entertainment	\$42.88 M	5.9%	\$281.22 M	5.9%	\$622.25 M	5.9%
Food Away From Home	\$32.41 M	4.5%	\$214.11 M	4.5%	\$476.6 M	4.5%
Grocery	\$57.21 M	7.9%	\$354.44 M	7.5%	\$742.27 M	7.0%
Health Care	\$56.37 M	7.8%	\$317.44 M	6.7%	\$647.31 M	6.1%
Household Furnishings and Equipment	\$19.32 M	2.7%	\$128.32 M	2.7%	\$287.01 M	2.7%
Household Operations	\$14.26 M	2.0%	\$92.99 M	2.0%	\$204.86 M	1.9%
Miscellaneous Expenses	\$12.48 M	1.7%	\$82.53 M	1.7%	\$183.94 M	1.7%
Personal Care	\$10.81 M	1.5%	\$67.94 M	1.4%	\$144.33 M	1.4%
Shelter	\$131.1 M	18.2%	\$813.06 M	17.1%	\$1.74 B	16.4%
Tax and Retirement	\$130.45 M	18.1%	\$987.26 M	20.8%	\$2.46 B	23.2%
Tobacco and Related	\$5.4 M	0.7%	\$30.85 M	0.7%	\$59.49 M	0.6%
Transportation	\$112.68 M	15.6%	\$748.54 M	15.8%	\$1.66 B	15.7%
Utilities	\$41.37 M	5.7%	\$255.03 M	5.4%	\$531.35 M	5.0%

Educational Attainment (2025)

Adult Population Age 25 Years or Over	17,394		102,319		206,154	
Elementary (Grade Level 0 to 8)	1,861	10.7%	7,875	7.7%	13,188	6.4%
Some High School (Grade Level 9 to 11)	1,727	9.9%	9,112	8.9%	15,598	7.6%
High School Graduate	6,368	36.6%	33,478	32.7%	58,007	28.1%
Some College	2,546	14.6%	15,833	15.5%	30,826	15.0%
Associate Degree Only	1,707	9.8%	10,835	10.6%	23,366	11.3%
Bachelor Degree Only	2,373	13.6%	17,002	16.6%	42,531	20.6%
Graduate Degree	812	4.7%	8,184	8.0%	22,637	11.0%

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Units In Structure (2025)

1 Detached Unit	4,034	54.0%	28,831	74.0%	60,496	77.4%
1 Attached Unit	610	8.2%	4,882	12.5%	11,538	14.8%
2 to 4 Units	374	5.0%	1,769	4.5%	2,765	3.5%
5 to 9 Units	214	2.9%	1,119	2.9%	2,342	3.0%
10 to 19 Units	231	3.1%	1,940	5.0%	3,642	4.7%
20 to 49 Units	636	8.5%	2,710	7.0%	4,833	6.2%
50 or More Units	2,024	27.1%	4,747	12.2%	7,927	10.1%
Mobile Home or Trailer	39	0.5%	229	0.6%	545	0.7%
Other Structure	1	-	19	-	52	-

Homes Built By Year (2025)

Homes Built 2010 or later	607	8.1%	5,825	14.9%	13,688	17.5%
Homes Built 2000 to 2009	690	9.2%	6,283	16.1%	15,598	20.0%
Homes Built 1990 to 1999	714	9.6%	6,530	16.8%	16,572	21.2%
Homes Built 1980 to 1989	1,651	22.1%	7,065	18.1%	14,179	18.1%
Homes Built 1970 to 1979	1,886	25.3%	7,618	19.5%	15,165	19.4%
Homes Built 1960 to 1969	1,317	17.6%	6,274	16.1%	9,418	12.1%
Homes Built 1950 to 1959	1,023	13.7%	5,585	14.3%	7,704	9.9%
Homes Built Before 1949	276	3.7%	1,066	2.7%	1,815	2.3%

Home Values (2025)

Home Values \$1,000,000 or More	197	5.1%	1,301	4.6%	4,420	7.0%
Home Values \$500,000 to \$999,999	857	22.2%	8,443	30.0%	24,064	38.2%
Home Values \$400,000 to \$499,999	951	24.6%	7,652	27.2%	14,510	23.0%
Home Values \$300,000 to \$399,999	943	24.4%	5,969	21.2%	11,108	17.6%
Home Values \$200,000 to \$299,999	526	13.6%	2,464	8.8%	4,648	7.4%
Home Values \$150,000 to \$199,999	139	3.6%	629	2.2%	1,016	1.6%
Home Values \$100,000 to \$149,999	98	2.5%	324	1.2%	504	0.8%
Home Values \$70,000 to \$99,999	15	0.4%	103	0.4%	175	0.3%
Home Values \$50,000 to \$69,999	23	0.6%	251	0.9%	595	0.9%
Home Values \$25,000 to \$49,999	39	1.0%	364	1.3%	702	1.1%
Home Values Under \$25,000	74	1.9%	624	2.2%	1,304	2.1%
Owner-Occupied Median Home Value	\$412,328		\$448,736		\$507,974	
Renter-Occupied Median Rent	\$1,556		\$1,683		\$1,738	

Transportation To Work (2025)

Drive to Work Alone	8,799	74.2%	54,279	73.4%	108,808	70.7%
Drive to Work in Carpool	1,434	12.1%	8,330	11.3%	16,849	11.0%
Travel to Work by Public Transportation	405	3.4%	2,346	3.2%	4,412	2.9%
Drive to Work on Motorcycle	15	0.1%	219	0.3%	338	0.2%
Walk or Bicycle to Work	95	0.8%	638	0.9%	1,517	1.0%
Other Means	296	2.5%	1,568	2.1%	2,546	1.7%
Work at Home	808	6.8%	6,556	8.9%	19,387	12.6%

Travel Time (2025)

Travel to Work in 14 Minutes or Less	1,646	13.9%	8,485	11.5%	15,461	10.0%
Travel to Work in 15 to 29 Minutes	3,240	27.3%	19,545	26.4%	38,345	24.9%
Travel to Work in 30 to 59 Minutes	4,072	34.4%	26,637	36.0%	55,108	35.8%
Travel to Work in 60 Minutes or More	2,087	17.6%	12,712	17.2%	25,556	16.6%
Average Minutes Travel to Work	30.9		31.9		32.9	