

Expanded Profile

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



Lat/Lon: 28.131/-82.3669

The Walk at Highwoods Preserve						
Tampa, FL 33647	3 mi radius		5 mi radius		10 mi radius	
Population						
Estimated Population (2025)	43,187		135,969		552,062	
Projected Population (2030)	41,536		135,847		572,408	
Census Population (2020)	42,266		128,684		503,083	
Census Population (2010)	34,317		103,630		423,412	
Projected Annual Growth (2025 to 2030)	-1,651	-0.8%	-122	-	20,347	0.7%
Historical Annual Growth (2020 to 2025)	921	0.4%	7,285	1.1%	48,979	1.9%
Historical Annual Growth (2010 to 2020)	7,949	4.6%	25,054	4.8%	79,671	3.8%
Estimated Population Density (2025)	1,528	psm	1,732	psm	1,758	psm
Trade Area Size	28.3	sq mi	78.5	sq mi	314.0	sq mi
Households						
Estimated Households (2025)	16,908		53,134		212,709	
Projected Households (2030)	16,405		53,337		221,082	
Census Households (2020)	15,928		49,100		190,206	
Census Households (2010)	13,009		40,388		163,349	
Estimated Households with Children (2025)	6,027	35.6%	17,972	33.8%	71,382	33.6%
Estimated Average Household Size (2025)	2.55		2.51		2.52	
Average Household Income						
Estimated Average Household Income (2025)	\$162,416		\$133,756		\$115,248	
Projected Average Household Income (2030)	\$161,519		\$132,366		\$114,916	
Estimated Average Family Income (2025)	\$191,164		\$161,984		\$136,283	
Median Household Income						
Estimated Median Household Income (2025)	\$119,330		\$100,576		\$87,107	
Projected Median Household Income (2030)	\$119,462		\$100,158		\$87,491	
Estimated Median Family Income (2025)	\$144,801		\$125,730		\$106,449	
Per Capita Income						
Estimated Per Capita Income (2025)	\$63,601		\$52,378		\$44,576	
Projected Per Capita Income (2030)	\$63,807		\$52,079		\$44,549	
Estimated Per Capita Income 5 Year Growth	\$205	0.3%	-\$298	-0.6%	-\$27	-
Estimated Average Household Net Worth (2025)	\$1,353,807		\$1,057,538		\$1,010,421	
Daytime Demos (2025)						
Total Businesses	2,628		7,786		30,324	
Total Employees	16,581		44,696		177,440	
Company Headquarter Businesses	32	1.2%	130	1.7%	570	1.9%
Company Headquarter Employees	3,294	19.9%	5,096	11.4%	14,551	8.2%
Employee Population per Business	6.3		5.7		5.9	
Residential Population per Business	16.4		17.5		18.2	

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Race & Ethnicity						
White (2025)	21,754	50.4%	70,090	51.5%	291,137	52.7%
Black or African American (2025)	7,175	16.6%	23,886	17.6%	112,241	20.3%
American Indian or Alaska Native (2025)	119	0.3%	379	0.3%	2,109	0.4%
Asian (2025)	6,655	15.4%	17,593	12.9%	37,433	6.8%
Hawaiian or Pacific Islander (2025)	27	-	114	-	418	-
Other Race (2025)	2,193	5.1%	7,411	5.5%	37,310	6.8%
Two or More Races (2025)	5,264	12.2%	16,496	12.1%	71,413	12.9%
Not Hispanic or Latino Population (2025)	34,016	78.8%	106,367	78.2%	415,149	75.2%
Hispanic or Latino Population (2025)	9,171	21.2%	29,602	21.8%	136,913	24.8%
Not Hispanic or Latino Population (2030)	32,076	77.2%	104,490	76.9%	426,143	74.4%
Hispanic or Latino Population (2030)	9,460	22.8%	31,358	23.1%	146,266	25.6%
Not Hispanic or Latino Population (2020)	34,440	81.5%	102,239	79.4%	382,184	76.0%
Hispanic or Latino Population (2020)	7,827	18.5%	26,445	20.6%	120,899	24.0%
Not Hispanic or Latino Population (2010)	29,021	84.6%	86,057	83.0%	340,681	80.5%
Hispanic or Latino Population (2010)	5,296	15.4%	17,573	17.0%	82,732	19.5%
Projected Hispanic Annual Growth (2025 to 2030)	289	0.6%	1,756	1.2%	9,353	1.4%
Historic Hispanic Annual Growth (2010 to 2025)	3,875	4.9%	12,029	4.6%	54,182	4.4%
Age Distribution (2025)						
Age Under 5	2,625	6.1%	7,767	5.7%	31,353	5.7%
Age 5 to 9 Years	3,227	7.5%	8,884	6.5%	34,413	6.2%
Age 10 to 14 Years	2,875	6.7%	8,569	6.3%	34,474	6.2%
Age 15 to 19 Years	2,573	6.0%	9,014	6.6%	39,544	7.2%
Age 20 to 24 Years	2,427	5.6%	11,784	8.7%	42,074	7.6%
Age 25 to 29 Years	2,796	6.5%	10,541	7.8%	38,141	6.9%
Age 30 to 34 Years	3,120	7.2%	10,314	7.6%	40,462	7.3%
Age 35 to 39 Years	3,419	7.9%	10,290	7.6%	39,864	7.2%
Age 40 to 44 Years	3,383	7.8%	10,211	7.5%	39,359	7.1%
Age 45 to 49 Years	3,055	7.1%	9,132	6.7%	35,432	6.4%
Age 50 to 54 Years	2,934	6.8%	8,680	6.4%	35,669	6.5%
Age 55 to 59 Years	2,820	6.5%	7,854	5.8%	32,878	6.0%
Age 60 to 64 Years	2,427	5.6%	6,983	5.1%	31,576	5.7%
Age 65 to 74 Years	3,453	8.0%	9,934	7.3%	46,402	8.4%
Age 75 to 84 Years	1,615	3.7%	4,708	3.5%	23,194	4.2%
Age 85 Years or Over	438	1.0%	1,304	1.0%	7,225	1.3%
Median Age	37.6		35.5		36.9	
Gender Age Distribution (2025)						
Female Population	22,318	51.7%	68,913	50.7%	275,934	50.0%
Age 0 to 19 Years	5,472	24.5%	16,382	23.8%	65,430	23.7%
Age 20 to 64 Years	13,896	62.3%	43,950	63.8%	169,796	61.5%
Age 65 Years or Over	2,950	13.2%	8,582	12.5%	40,709	14.8%
Female Median Age	38.1		36.5		37.9	
Male Population	20,869	48.3%	67,056	49.3%	276,128	50.0%
Age 0 to 19 Years	5,828	27.9%	17,851	26.6%	74,354	26.9%
Age 20 to 64 Years	12,485	59.8%	41,839	62.4%	165,660	60.0%
Age 65 Years or Over	2,556	12.2%	7,365	11.0%	36,113	13.1%
Male Median Age	37.0		34.6		36.0	

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Household Income Distribution (2025)

HH Income \$200,000 or More	3,785	22.4%	8,066	15.2%	26,941	12.7%
HH Income \$150,000 to \$199,999	1,716	10.2%	5,851	11.0%	19,472	9.2%
HH Income \$100,000 to \$149,999	3,672	21.7%	10,232	19.3%	35,798	16.8%
HH Income \$75,000 to \$99,999	2,369	14.0%	6,945	13.1%	26,450	12.4%
HH Income \$50,000 to \$74,999	2,298	13.6%	8,947	16.8%	35,545	16.7%
HH Income \$35,000 to \$49,999	1,134	6.7%	4,867	9.2%	22,352	10.5%
HH Income \$25,000 to \$34,999	789	4.7%	2,398	4.5%	14,567	6.8%
HH Income \$15,000 to \$24,999	477	2.8%	2,048	3.9%	11,822	5.6%
HH Income Under \$15,000	669	4.0%	3,778	7.1%	19,761	9.3%
HH Income \$35,000 or More	14,974	88.6%	44,909	84.5%	166,559	78.3%
HH Income \$75,000 or More	11,542	68.3%	31,095	58.5%	108,661	51.1%

Housing (2025)

Total Housing Units	17,805		56,263		226,385	
Housing Units Occupied	16,908	95.0%	53,134	94.4%	212,709	94.0%
Housing Units Owner-Occupied	9,322	55.1%	26,655	50.2%	115,945	54.5%
Housing Units, Renter-Occupied	7,587	44.9%	26,479	49.8%	96,764	45.5%
Housing Units, Vacant	896	5.3%	3,129	5.9%	13,676	6.4%

Marital Status (2025)

Never Married	9,758	28.3%	41,656	37.6%	171,673	38.0%
Currently Married	19,182	55.7%	51,966	46.9%	191,585	42.4%
Separated	1,374	4.0%	4,587	4.1%	20,115	4.5%
Widowed	1,242	3.6%	3,411	3.1%	21,163	4.7%
Divorced	2,904	8.4%	9,130	8.2%	47,286	10.5%

Household Type (2025)

Population Family	34,426	79.7%	105,136	77.3%	436,154	79.0%
Population Non-Family	8,678	20.1%	28,293	20.8%	100,755	18.3%
Population Group Quarters	83	0.2%	2,539	1.9%	15,153	2.7%
Family Households	11,000	65.1%	34,059	64.1%	142,456	67.0%
Non-Family Households	5,908	34.9%	19,075	35.9%	70,253	33.0%
Married Couple with Children	4,505	23.5%	12,622	24.3%	44,874	23.4%
Average Family Household Size	3.1		3.1		3.1	

Household Size (2025)

1 Person Households	4,263	25.2%	13,426	25.3%	52,079	24.5%
2 Person Households	5,948	35.2%	19,417	36.5%	77,296	36.3%
3 Person Households	2,640	15.6%	8,315	15.6%	34,468	16.2%
4 Person Households	2,327	13.8%	7,006	13.2%	28,739	13.5%
5 Person Households	1,038	6.1%	3,055	5.7%	12,445	5.9%
6 or More Person Households	693	4.1%	1,916	3.6%	7,684	3.6%

Household Vehicles (2025)

Households with 0 Vehicles Available	345	2.0%	2,119	4.0%	14,749	6.9%
Households with 1 Vehicles Available	6,660	39.4%	21,266	40.0%	84,017	39.5%
Households with 2 or More Vehicles Available	9,903	58.6%	29,749	56.0%	113,943	53.6%
Total Vehicles Available	30,342		92,882		359,640	
Average Vehicles Per Household	1.8		1.7		1.7	

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Labor Force (2025)

Estimated Labor Population Age 16 Years or Over	33,883		109,055		444,792	
Estimated Civilian Employed	22,984	67.8%	75,109	68.9%	286,723	64.5%
Estimated Civilian Unemployed	806	2.4%	2,655	2.4%	11,813	2.7%
Estimated in Armed Forces	18	-	85	-	330	-
Estimated Not in Labor Force	10,074	29.7%	31,204	28.6%	145,926	32.8%
Unemployment Rate	2.4%		2.4%		2.7%	

Occupation (2025)

Occupation: Population Age 16 Years or Over	22,984		75,108		286,705	
Management, Business, Financial Operations	6,167	26.8%	15,892	21.2%	56,681	19.8%
Professional, Related Service	7,425	32.3%	23,067	30.7%	69,231	24.1%
Sales, Office	3,152	13.7%	11,314	15.1%	48,138	16.8%
Farming, Fishing, Forestry	4,176	18.2%	15,318	20.4%	62,546	21.8%
Construct, Extraction, Maintenance	59	0.3%	132	0.2%	732	0.3%
Production, Transport Material Moving	762	3.3%	3,282	4.4%	20,210	7.0%
White Collar Workers	1,244	5.4%	6,103	8.1%	29,168	10.2%
Blue Collar Workers	17,768	77.3%	54,277	72.3%	188,457	65.7%
	5,216	22.7%	20,831	27.7%	98,247	34.3%

Consumer Expenditure (2025)

Total Household Expenditure	\$2.13 B		\$5.97 B		\$22.1 B	
Total Non-Retail Expenditure	\$1.12 B	52.4%	\$3.06 B	51.3%	\$11.1 B	50.2%
Total Retail Expenditure	\$1.01 B	47.6%	\$2.91 B	48.7%	\$11 B	49.8%
Alcoholic Beverages	\$13.24 M	0.6%	\$37.09 M	0.6%	\$136.92 M	0.6%
Apparel	\$39.21 M	1.8%	\$111.14 M	1.9%	\$414.57 M	1.9%
Contributions	\$71.9 M	3.4%	\$196.4 M	3.3%	\$709.92 M	3.2%
Education	\$50.42 M	2.4%	\$139.09 M	2.3%	\$507.03 M	2.3%
Entertainment	\$120.92 M	5.7%	\$343.72 M	5.8%	\$1.28 B	5.8%
Food Away From Home	\$93.74 M	4.4%	\$264.88 M	4.4%	\$985.18 M	4.5%
Grocery	\$126.1 M	5.9%	\$379.72 M	6.4%	\$1.48 B	6.7%
Health Care	\$109.3 M	5.1%	\$335.17 M	5.6%	\$1.37 B	6.2%
Household Furnishings and Equipment	\$57.05 M	2.7%	\$160.55 M	2.7%	\$594.99 M	2.7%
Household Operations	\$39.31 M	1.8%	\$111.98 M	1.9%	\$420.61 M	1.9%
Miscellaneous Expenses	\$36.43 M	1.7%	\$102.99 M	1.7%	\$382.27 M	1.7%
Personal Care	\$25.42 M	1.2%	\$75.29 M	1.3%	\$290.53 M	1.3%
Shelter	\$340.87 M	16.0%	\$989.53 M	16.6%	\$3.69 B	16.7%
Tax and Retirement	\$586.08 M	27.6%	\$1.51 B	25.4%	\$5.29 B	23.9%
Tobacco and Related	\$7.92 M	0.4%	\$26.71 M	0.4%	\$113.79 M	0.5%
Transportation	\$320.26 M	15.1%	\$911.68 M	15.3%	\$3.37 B	15.2%
Utilities	\$89.03 M	4.2%	\$269.77 M	4.5%	\$1.06 B	4.8%

Educational Attainment (2025)

Adult Population Age 25 Years or Over	29,460		89,951		370,204	
Elementary (Grade Level 0 to 8)	477	1.6%	1,885	2.1%	13,659	3.7%
Some High School (Grade Level 9 to 11)	473	1.6%	2,404	2.7%	19,620	5.3%
High School Graduate	3,789	12.9%	14,860	16.5%	88,108	23.8%
Some College	3,828	13.0%	13,763	15.3%	64,294	17.4%
Associate Degree Only	2,495	8.5%	8,604	9.6%	36,440	9.8%
Bachelor Degree Only	10,184	34.6%	27,561	30.6%	89,695	24.2%
Graduate Degree	8,213	27.9%	20,873	23.2%	58,387	15.8%

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Units In Structure (2025)

1 Detached Unit	9,246	71.1%	26,907	66.6%	113,785	69.7%
1 Attached Unit	1,235	9.5%	4,555	11.3%	16,315	10.0%
2 to 4 Units	821	6.3%	3,282	8.1%	13,712	8.4%
5 to 9 Units	1,334	10.3%	4,362	10.8%	14,448	8.8%
10 to 19 Units	1,678	12.9%	5,235	13.0%	15,083	9.2%
20 to 49 Units	900	6.9%	3,169	7.8%	10,438	6.4%
50 or More Units	1,255	9.6%	4,113	10.2%	15,877	9.7%
Mobile Home or Trailer	440	3.4%	1,500	3.7%	12,848	7.9%
Other Structure	1	-	12	-	204	0.1%

Homes Built By Year (2025)

Homes Built 2010 or later	3,819	29.4%	10,521	26.1%	39,204	24.0%
Homes Built 2000 to 2009	5,298	40.7%	15,843	39.2%	46,105	28.2%
Homes Built 1990 to 1999	4,368	33.6%	9,839	24.4%	28,641	17.5%
Homes Built 1980 to 1989	1,955	15.0%	8,746	21.7%	38,732	23.7%
Homes Built 1970 to 1979	568	4.4%	4,256	10.5%	27,861	17.1%
Homes Built 1960 to 1969	414	3.2%	1,974	4.9%	14,246	8.7%
Homes Built 1950 to 1959	342	2.6%	1,356	3.4%	12,678	7.8%
Homes Built Before 1949	146	1.1%	598	1.5%	5,241	3.2%

Home Values (2025)

Home Values \$1,000,000 or More	248	2.7%	848	3.2%	4,630	4.0%
Home Values \$500,000 to \$999,999	3,520	37.8%	8,752	32.8%	31,154	26.9%
Home Values \$400,000 to \$499,999	2,267	24.3%	5,413	20.3%	21,445	18.5%
Home Values \$300,000 to \$399,999	1,782	19.1%	5,939	22.3%	26,897	23.2%
Home Values \$200,000 to \$299,999	904	9.7%	3,476	13.0%	16,690	14.4%
Home Values \$150,000 to \$199,999	258	2.8%	919	3.4%	4,434	3.8%
Home Values \$100,000 to \$149,999	83	0.9%	425	1.6%	3,007	2.6%
Home Values \$70,000 to \$99,999	25	0.3%	175	0.7%	1,774	1.5%
Home Values \$50,000 to \$69,999	80	0.9%	186	0.7%	1,833	1.6%
Home Values \$25,000 to \$49,999	54	0.6%	169	0.6%	1,644	1.4%
Home Values Under \$25,000	99	1.1%	353	1.3%	2,436	2.1%
Owner-Occupied Median Home Value	\$468,090		\$444,679		\$409,203	
Renter-Occupied Median Rent	\$1,752		\$1,650		\$1,521	

Transportation To Work (2025)

Drive to Work Alone	13,657	59.4%	46,349	61.7%	185,403	64.7%
Drive to Work in Carpool	1,807	7.9%	7,084	9.4%	28,877	10.1%
Travel to Work by Public Transportation	261	1.1%	690	0.9%	3,199	1.1%
Drive to Work on Motorcycle	27	0.1%	78	0.1%	404	0.1%
Walk or Bicycle to Work	422	1.8%	1,393	1.9%	5,322	1.9%
Other Means	237	1.0%	864	1.2%	3,934	1.4%
Work at Home	6,574	28.6%	18,650	24.8%	59,566	20.8%

Travel Time (2025)

Travel to Work in 14 Minutes or Less	2,119	9.2%	9,104	12.1%	37,201	13.0%
Travel to Work in 15 to 29 Minutes	5,483	23.9%	19,170	25.5%	77,245	26.9%
Travel to Work in 30 to 59 Minutes	7,409	32.2%	22,164	29.5%	90,585	31.6%
Travel to Work in 60 Minutes or More	1,398	6.1%	6,020	8.0%	22,108	7.7%
Average Minutes Travel to Work	29.8		28.4		27.8	