

Complete Profile

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



Lat/Lon: 26.8113/-80.2386

Coconut Crossing	5 min drive time		10 min drive time		15 min drive time	
Population						
Estimated Population (2025)	7,384		20,099		58,351	
Projected Population (2030)	9,135		21,650		58,866	
Census Population (2020)	5,328		18,027		55,985	
Census Population (2010)	4,825		16,467		51,260	
Projected Annual Growth (2025-2030)	1,751	4.7%	1,551	1.5%	515	0.2%
Historical Annual Growth (2020-2025)	2,056	-	2,071	2.3%	2,366	0.8%
Historical Annual Growth (2010-2020)	503	1.0%	1,560	0.9%	4,725	0.9%
Estimated Population Density (2025)	894	psm	977	psm	1,280	psm
Trade Area Size	8.3	sq mi	20.6	sq mi	45.6	sq mi
Households						
Estimated Households (2025)	2,697		7,532		21,838	
Projected Households (2030)	3,398		8,123		21,910	
Census Households (2020)	1,855		6,614		21,018	
Census Households (2010)	1,660		6,024		19,344	
Projected Annual Growth (2025-2030)	701	5.2%	590	1.6%	73	-
Historical Annual Change (2010-2025)	1,036	4.2%	1,509	1.7%	2,493	0.9%
Average Household Income						
Estimated Average Household Income (2025)	\$171,506		\$156,137		\$143,250	
Projected Average Household Income (2030)	\$170,653		\$155,751		\$142,395	
Census Average Household Income (2010)	\$90,627		\$95,512		\$85,128	
Census Average Household Income (2000)	\$87,958		\$88,011		\$77,899	
Projected Annual Change (2025-2030)	-\$853	-	-\$386	-	-\$855	-0.1%
Historical Annual Change (2000-2025)	\$83,548	3.8%	\$68,126	3.1%	\$65,351	3.4%
Median Household Income						
Estimated Median Household Income (2025)	\$134,374		\$118,478		\$112,141	
Projected Median Household Income (2030)	\$132,864		\$118,959		\$112,147	
Census Median Household Income (2010)	\$72,929		\$70,154		\$63,598	
Census Median Household Income (2000)	\$70,083		\$69,354		\$59,242	
Projected Annual Change (2025-2030)	-\$1,510	-0.2%	\$481	-	\$6	-
Historical Annual Change (2000-2025)	\$64,291	3.7%	\$49,124	2.8%	\$52,899	3.6%
Per Capita Income						
Estimated Per Capita Income (2025)	\$62,659		\$58,583		\$53,705	
Projected Per Capita Income (2030)	\$63,495		\$58,499		\$53,094	
Census Per Capita Income (2010)	\$31,205		\$34,944		\$32,135	
Census Per Capita Income (2000)	\$28,862		\$29,833		\$29,307	
Projected Annual Change (2025-2030)	\$836	0.3%	-\$83	-	-\$611	-0.2%
Historical Annual Change (2000-2025)	\$33,797	4.7%	\$28,749	3.9%	\$24,398	3.3%
Estimated Average Household Net Worth (2025)	\$2.1 M		\$1.98 M		\$1.75 M	

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Coconut Crossing	5 min drive time		10 min drive time		15 min drive time	
Race and Ethnicity						
Total Population (2025)	7,384		20,099		58,351	
White (2025)	4,648	62.9%	13,032	64.8%	34,673	59.4%
Black or African American (2025)	1,262	17.1%	3,178	15.8%	11,287	19.3%
American Indian or Alaska Native (2025)	18	0.2%	50	0.3%	242	0.4%
Asian (2025)	366	5.0%	847	4.2%	2,865	4.9%
Hawaiian or Pacific Islander (2025)	4	-	11	-	28	-
Other Race (2025)	322	4.4%	872	4.3%	2,979	5.1%
Two or More Races (2025)	764	10.3%	2,108	10.5%	6,277	10.8%
Population < 18 (2025)	1,381	18.7%	3,628	18.1%	11,346	19.4%
White Not Hispanic	688	49.8%	1,831	50.5%	4,689	41.3%
Black or African American	230	16.7%	610	16.8%	2,770	24.4%
Asian	65	4.7%	136	3.7%	531	4.7%
Other Race Not Hispanic	65	4.7%	148	4.1%	425	3.7%
Hispanic	333	24.1%	903	24.9%	2,931	25.8%
Not Hispanic or Latino Population (2025)	5,962	80.7%	16,115	80.2%	46,143	79.1%
Not Hispanic White	4,216	70.7%	11,785	73.1%	31,191	67.6%
Not Hispanic Black or African American	1,225	20.6%	3,115	19.3%	11,054	24.0%
Not Hispanic American Indian or Alaska Native	2	-	5	-	17	-
Not Hispanic Asian	365	6.1%	822	5.1%	2,824	6.1%
Not Hispanic Hawaiian or Pacific Islander	3	-	6	-	13	-
Not Hispanic Other Race	22	0.4%	56	0.3%	163	0.4%
Not Hispanic Two or More Races	129	2.2%	327	2.0%	882	1.9%
Hispanic or Latino Population (2025)	1,422	19.3%	3,984	19.8%	12,208	20.9%
Hispanic White	432	30.4%	1,247	31.3%	3,482	28.5%
Hispanic Black or African American	37	2.6%	64	1.6%	233	1.9%
Hispanic American Indian or Alaska Native	16	1.1%	45	1.1%	225	1.8%
Hispanic Asian	-	-	26	0.6%	42	0.3%
Hispanic Hawaiian or Pacific Islander	1	-	5	0.1%	14	0.1%
Hispanic Other Race	300	21.1%	816	20.5%	2,815	23.1%
Hispanic Two or More Races	635	44.7%	1,781	44.7%	5,396	44.2%
Not Hispanic or Latino Population (2020)	4,326	81.2%	14,678	81.4%	45,357	81.0%
Hispanic or Latino Population (2020)	1,002	18.8%	3,349	18.6%	10,628	19.0%
Not Hispanic or Latino Population (2010)	4,124	85.5%	14,029	85.2%	43,863	85.6%
Hispanic or Latino Population (2010)	701	14.5%	2,438	14.8%	7,397	14.4%
Not Hispanic or Latino Population (2030)	7,170	78.5%	16,898	78.1%	45,503	77.3%
Hispanic or Latino Population (2030)	1,964	21.5%	4,752	21.9%	13,363	22.7%
Projected Annual Growth (2025-2030)	542	7.6%	768	3.9%	1,155	1.9%
Historical Annual Growth (2010-2020)	300	4.3%	911	3.7%	3,231	4.4%

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Coconut Crossing			5 min drive time		10 min drive time		15 min drive time	
Total Age Distribution (2025)								
Total Population			7,384		20,099		58,351	
Age Under 5 Years			280	3.8%	804	4.0%	2,749	4.7%
Age 5 to 9 Years			377	5.1%	988	4.9%	3,175	5.4%
Age 10 to 14 Years			407	5.5%	1,070	5.3%	3,269	5.6%
Age 15 to 19 Years			461	6.2%	1,175	5.8%	3,320	5.7%
Age 20 to 24 Years			359	4.9%	993	4.9%	2,930	5.0%
Age 25 to 29 Years			300	4.1%	965	4.8%	3,061	5.2%
Age 30 to 34 Years			326	4.4%	1,064	5.3%	3,497	6.0%
Age 35 to 39 Years			446	6.0%	1,187	5.9%	3,565	6.1%
Age 40 to 44 Years			428	5.8%	1,106	5.5%	3,496	6.0%
Age 45 to 49 Years			513	6.9%	1,268	6.3%	3,526	6.0%
Age 50 to 54 Years			587	8.0%	1,456	7.2%	4,044	6.9%
Age 55 to 59 Years			605	8.2%	1,616	8.0%	4,356	7.5%
Age 60 to 64 Years			678	9.2%	1,626	8.1%	4,315	7.4%
Age 65 to 69 Years			501	6.8%	1,302	6.5%	3,698	6.3%
Age 70 to 74 Years			457	6.2%	1,164	5.8%	3,091	5.3%
Age 75 to 79 Years			314	4.2%	938	4.7%	2,663	4.6%
Age 80 to 84 Years			201	2.7%	685	3.4%	1,849	3.2%
Age 85 Years or Over			144	1.9%	692	3.4%	1,748	3.0%
Median Age			46.9		46.9		44.7	
Age 19 Years or Less			1,525	20.7%	4,038	20.1%	12,513	21.4%
Age 20 to 64 Years			4,242	57.4%	11,280	56.1%	32,789	56.2%
Age 65 Years or Over			1,617	21.9%	4,781	23.8%	13,049	22.4%
Female Age Distribution (2025)								
Female Population			3,683	49.9%	10,066	50.1%	29,519	50.6%
Age Under 5 Years			153	4.2%	410	4.1%	1,361	4.6%
Age 5 to 9 Years			203	5.5%	511	5.1%	1,567	5.3%
Age 10 to 14 Years			174	4.7%	505	5.0%	1,553	5.3%
Age 15 to 19 Years			205	5.6%	535	5.3%	1,551	5.3%
Age 20 to 24 Years			193	5.3%	488	4.8%	1,408	4.8%
Age 25 to 29 Years			144	3.9%	473	4.7%	1,535	5.2%
Age 30 to 34 Years			171	4.6%	539	5.4%	1,804	6.1%
Age 35 to 39 Years			226	6.1%	595	5.9%	1,802	6.1%
Age 40 to 44 Years			215	5.8%	546	5.4%	1,815	6.1%
Age 45 to 49 Years			253	6.9%	643	6.4%	1,793	6.1%
Age 50 to 54 Years			287	7.8%	738	7.3%	2,063	7.0%
Age 55 to 59 Years			295	8.0%	811	8.1%	2,239	7.6%
Age 60 to 64 Years			352	9.5%	820	8.1%	2,204	7.5%
Age 65 to 69 Years			241	6.5%	656	6.5%	1,921	6.5%
Age 70 to 74 Years			252	6.9%	635	6.3%	1,650	5.6%
Age 75 to 79 Years			150	4.1%	475	4.7%	1,406	4.8%
Age 80 to 84 Years			96	2.6%	362	3.6%	988	3.3%
Age 85 Years or Over			73	2.0%	324	3.2%	860	2.9%
Female Median Age			47.3		47.6		45.5	
Age 19 Years or Less			735	20.0%	1,961	19.5%	6,032	20.4%
Age 20 to 64 Years			2,136	58.0%	5,653	56.2%	16,663	56.4%
Age 65 Years or Over			812	22.0%	2,452	24.4%	6,825	23.1%

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Male Age Distribution (2025)							
Male Population	3,701	50.1%	10,033	49.9%	28,832	49.4%	
Age Under 5 Years	127	3.4%	394	3.9%	1,389	4.8%	
Age 5 to 9 Years	174	4.7%	477	4.8%	1,608	5.6%	
Age 10 to 14 Years	234	6.3%	565	5.6%	1,715	5.9%	
Age 15 to 19 Years	255	6.9%	640	6.4%	1,769	6.1%	
Age 20 to 24 Years	166	4.5%	505	5.0%	1,522	5.3%	
Age 25 to 29 Years	156	4.2%	491	4.9%	1,526	5.3%	
Age 30 to 34 Years	156	4.2%	525	5.2%	1,693	5.9%	
Age 35 to 39 Years	221	6.0%	592	5.9%	1,763	6.1%	
Age 40 to 44 Years	212	5.7%	560	5.6%	1,681	5.8%	
Age 45 to 49 Years	260	7.0%	625	6.2%	1,733	6.0%	
Age 50 to 54 Years	300	8.1%	718	7.2%	1,980	6.9%	
Age 55 to 59 Years	310	8.4%	805	8.0%	2,116	7.3%	
Age 60 to 64 Years	326	8.8%	805	8.0%	2,111	7.3%	
Age 65 to 69 Years	260	7.0%	646	6.4%	1,778	6.2%	
Age 70 to 74 Years	205	5.5%	529	5.3%	1,441	5.0%	
Age 75 to 79 Years	163	4.4%	463	4.6%	1,257	4.4%	
Age 80 to 84 Years	106	2.9%	323	3.2%	860	3.0%	
Age 85 Years or Over	71	1.9%	368	3.7%	888	3.1%	
Male Median Age	46.6		46.1		43.8		
Age 19 Years or Less	790	21.3%	2,076	20.7%	6,481	22.5%	
Age 20 to 64 Years	2,106	56.9%	5,628	56.1%	16,126	55.9%	
Age 65 Years or Over	805	21.8%	2,329	23.2%	6,224	21.6%	
Males per 100 Females (2025)							
Overall Comparison	100		100		98		
Age Under 5 Years	83	45.3%	96	49.0%	102	50.5%	
Age 5 to 9 Years	86	46.2%	93	48.3%	103	50.6%	
Age 10 to 14 Years	134	57.3%	112	52.8%	110	52.5%	
Age 15 to 19 Years	124	55.4%	120	54.5%	114	53.3%	
Age 20 to 24 Years	86	46.2%	104	50.9%	108	52.0%	
Age 25 to 29 Years	108	52.0%	104	50.9%	99	49.8%	
Age 30 to 34 Years	91	47.7%	98	49.4%	94	48.4%	
Age 35 to 39 Years	98	49.5%	100	49.9%	98	49.5%	
Age 40 to 44 Years	99	49.7%	103	50.7%	93	48.1%	
Age 45 to 49 Years	103	50.6%	97	49.3%	97	49.2%	
Age 50 to 54 Years	104	51.1%	97	49.3%	96	49.0%	
Age 55 to 59 Years	105	51.3%	99	49.8%	95	48.6%	
Age 60 to 64 Years	93	48.1%	98	49.5%	96	48.9%	
Age 65 to 69 Years	108	52.0%	98	49.6%	93	48.1%	
Age 70 to 74 Years	81	44.8%	83	45.5%	87	46.6%	
Age 75 to 79 Years	108	52.0%	98	49.4%	89	47.2%	
Age 80 to 84 Years	110	52.4%	89	47.2%	87	46.5%	
Age 85 Years or Over	98	49.4%	114	53.2%	103	50.8%	
Age 19 Years or Less	107	51.8%	106	51.4%	107	51.8%	
Age 20 to 39 Years	95	48.8%	101	50.2%	99	49.8%	
Age 40 to 64 Years	100	50.1%	99	49.7%	95	48.8%	
Age 65 Years or Over	99	49.8%	95	48.7%	91	47.7%	

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Coconut Crossing	5 min drive time		10 min drive time		15 min drive time	
Household Type (2025)						
Total Households	2,697		7,532		21,838	
Households with Children	780	28.9%	2,005	26.6%	6,307	28.9%
Average Household Size	2.7		2.6		2.6	
Household Density per Square Mile	326		366		479	
Population Family	5,559	75.3%	15,785	78.5%	47,736	81.8%
Population Non-Family	1,805	24.4%	4,137	20.6%	9,975	17.1%
Population Group Quarters	19	0.3%	177	0.9%	641	1.1%
Family Households	1,660	61.6%	4,864	64.6%	15,200	69.6%
Married Couple Households	1,513	91.1%	4,077	83.8%	11,700	77.0%
Other Family Households with Children	147	8.9%	787	16.2%	3,501	23.0%
Family Households with Children	779	46.9%	2,002	41.2%	6,293	41.4%
Married Couple with Children	647	83.0%	1,598	79.8%	4,619	73.4%
Other Family Households with Children	133	17.0%	404	20.2%	1,674	26.6%
Family Households No Children	881	53.1%	2,861	58.8%	8,907	58.6%
Married Couple No Children	866	98.3%	2,479	86.6%	7,080	79.5%
Other Family Households No Children	15	1.7%	382	13.4%	1,826	20.5%
Non-Family Households	1,037	38.4%	2,669	35.4%	6,638	30.4%
Non-Family Households with Children	-	-	2	-	14	0.2%
Non-Family Households No Children	1,036	99.9%	2,666	99.9%	6,624	99.8%
Average Family Household Size	3.3		3.2		3.1	
Average Family Income	\$205,294		\$185,862		\$162,346	
Median Family Income	\$147,573		\$138,275		\$126,903	
Average Non-Family Household Size	1.7		1.6		1.5	
Marital Status (2025)						
Population Age 15 Years or Over	6,319		17,236		49,158	
Never Married	1,516	24.0%	4,326	25.1%	13,181	26.8%
Currently Married	3,746	59.3%	9,660	56.0%	25,227	51.3%
Previously Married	1,057	16.7%	3,250	18.9%	10,749	21.9%
Separated	231	21.8%	670	20.6%	2,059	19.2%
Widowed	282	26.7%	962	29.6%	3,141	29.2%
Divorced	544	51.5%	1,618	49.8%	5,550	51.6%
Educational Attainment (2025)						
Adult Population Age 25 Years or Over	5,499		15,069		42,908	
Elementary (Grade Level 0 to 8)	82	1.5%	315	2.1%	1,501	3.5%
Some High School (Grade Level 9 to 11)	140	2.5%	522	3.5%	1,625	3.8%
High School Graduate	1,277	23.2%	3,539	23.5%	10,623	24.8%
Some College	992	18.0%	3,194	21.2%	8,093	18.9%
Associate Degree Only	692	12.6%	1,812	12.0%	4,879	11.4%
Bachelor Degree Only	1,434	26.1%	3,411	22.6%	9,376	21.9%
Graduate Degree	882	16.0%	2,276	15.1%	6,810	15.9%
Any College (Some College or Higher)	4,000	72.7%	10,693	71.0%	29,158	68.0%
College Degree + (Bachelor Degree or Higher)	2,316	42.1%	5,687	37.7%	16,186	37.7%

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Housing								
Total Housing Units (2025)	2,924		8,249		23,956			
Total Housing Units (2020)	1,939		7,064		22,325			
Historical Annual Growth (2020-2025)	985 -		1,185 -		1,631 -			
Housing Units Occupied (2025)	2,697	92.2%	7,532	91.3%	21,838	91.2%		
Housing Units Owner-Occupied	2,425	89.9%	6,201	82.3%	16,958	77.7%		
Housing Units Renter-Occupied	272	10.1%	1,331	17.7%	4,879	22.3%		
Housing Units Vacant (2025)	227	7.8%	716	8.7%	2,118	8.8%		
Household Size (2025)								
Total Households	2,697		7,532		21,838			
1 Person Households	559	20.7%	1,786	23.7%	4,744	21.7%		
2 Person Households	980	36.3%	2,638	35.0%	8,071	37.0%		
3 Person Households	397	14.7%	1,128	15.0%	3,451	15.8%		
4 Person Households	398	14.7%	1,049	13.9%	3,080	14.1%		
5 Person Households	203	7.5%	528	7.0%	1,446	6.6%		
6 Person Households	99	3.7%	244	3.2%	632	2.9%		
7 or More Person Households	62	2.3%	158	2.1%	414	1.9%		
Household Income Distribution (2025)								
HH Income \$200,000 or More	778	28.8%	1,699	22.6%	4,202	19.2%		
HH Income \$150,000 to \$199,999	365	13.5%	1,154	15.3%	2,462	11.3%		
HH Income \$125,000 to \$149,999	305	11.3%	694	9.2%	2,165	9.9%		
HH Income \$100,000 to \$124,999	206	7.7%	628	8.3%	2,477	11.3%		
HH Income \$75,000 to \$99,999	247	9.2%	962	12.8%	2,813	12.9%		
HH Income \$50,000 to \$74,999	461	17.1%	1,038	13.8%	3,167	14.5%		
HH Income \$35,000 to \$49,999	137	5.1%	599	8.0%	1,662	7.6%		
HH Income \$25,000 to \$34,999	65	2.4%	277	3.7%	881	4.0%		
HH Income \$15,000 to \$24,999	46	1.7%	143	1.9%	794	3.6%		
HH Income \$10,000 to \$14,999	69	2.6%	150	2.0%	429	2.0%		
HH Income Under \$10,000	18	0.7%	191	2.5%	785	3.6%		
Household Vehicles (2025)								
Households 0 Vehicles Available	31	1.2%	274	3.6%	819	3.8%		
Households 1 Vehicle Available	561	20.8%	2,028	26.9%	6,074	27.8%		
Households 2 Vehicles Available	1,209	44.8%	2,866	38.1%	9,322	42.7%		
Households 3 or More Vehicles Available	895	33.2%	2,364	31.4%	5,623	25.7%		
Total Vehicles Available	6,342		16,460		44,680			
Average Vehicles per Household	2.4		2.2		2.0			
Owner-Occupied Household Vehicles	5,909	93.2%	14,718	89.4%	37,503	83.9%		
Average Vehicles per Owner-Occupied Household	2.4		2.4		2.2			
Renter-Occupied Household Vehicles	433	6.8%	1,741	10.6%	7,177	16.1%		
Average Vehicles per Renter-Occupied Household	1.6		1.3		1.5			
Travel Time (2025)								
Worker Base Age 16 years or Over	4,103		10,513		30,711			
Travel to Work in 14 Minutes or Less	374	9.1%	980	9.3%	5,056	16.5%		
Travel to Work in 15 to 29 Minutes	1,299	31.7%	3,370	32.1%	10,141	33.0%		
Travel to Work in 30 to 59 Minutes	1,465	35.7%	3,740	35.6%	9,545	31.1%		
Travel to Work in 60 Minutes or More	443	10.8%	1,023	9.7%	2,170	7.1%		
Work at Home	522	12.7%	1,399	13.3%	3,797	12.4%		
Average Minutes Travel to Work	29.7		29.5		25.5			

Complete Profile

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



Lat/Lon: 26.8113/-80.2386

Coconut Crossing	5 min drive time		10 min drive time		15 min drive time	
Transportation To Work (2025)						
Worker Base Age 16 years or Over	4,103		10,513		30,711	
Drive to Work Alone	2,996	73.0%	7,628	72.6%	22,440	73.1%
Drive to Work in Carpool	354	8.6%	941	9.0%	2,883	9.4%
Travel to Work by Public Transportation	70	1.7%	174	1.7%	537	1.7%
Drive to Work on Motorcycle	3	-	8	-	30	-
Bicycle to Work	14	0.3%	35	0.3%	103	0.3%
Walk to Work	74	1.8%	172	1.6%	460	1.5%
Other Means	69	1.7%	157	1.5%	461	1.5%
Work at Home	522	12.7%	1,399	13.3%	3,797	12.4%
Daytime Demographics (2025)						
Total Businesses	398		1,111		4,437	
Total Employees	1,460		5,442		23,703	
Company Headquarter Businesses	6	1.4%	17	1.5%	93	2.1%
Company Headquarter Employees	52	3.6%	352	6.5%	2,316	9.8%
Employee Population per Business	3.7	to 1	4.9	to 1	5.3	to 1
Residential Population per Business	18.5	to 1	18.1	to 1	13.2	to 1
Adj. Daytime Demographics Age 16 Years or Over	3,563		11,891		41,420	
Labor Force						
Labor Population Age 16 Years or Over (2025)	6,210		16,972		48,444	
Labor Force Total Males (2025)	3,105	50.0%	8,448	49.8%	23,716	49.0%
Male Civilian Employed	2,132	68.7%	5,655	66.9%	15,973	67.4%
Male Civilian Unemployed	64	2.0%	127	1.5%	377	1.6%
Males in Armed Forces	3	-	7	-	8	-
Males Not in Labor Force	907	29.2%	2,660	31.5%	7,358	31.0%
Labor Force Total Females (2025)	3,105	50.0%	8,523	50.2%	24,728	51.0%
Female Civilian Employed	1,973	63.5%	4,861	57.0%	14,746	59.6%
Female Civilian Unemployed	6	0.2%	60	0.7%	400	1.6%
Females in Armed Forces	-	-	-	-	-	-
Females Not in Labor Force	1,126	36.3%	3,603	42.3%	9,582	38.7%
Unemployment Rate	70	1.1%	187	1.1%	777	1.6%
Occupation (2025)						
Occupation Population Age 16 Years or Over	4,103		10,513		30,711	
Occupation Total Males	2,130	51.9%	5,652	53.8%	15,965	52.0%
Occupation Total Females	1,973	48.1%	4,861	46.2%	14,746	48.0%
Management, Business, Financial Operations	878	21.4%	2,021	19.2%	6,025	19.6%
Professional, Related	1,038	25.3%	2,464	23.4%	6,570	21.4%
Service	616	15.0%	1,707	16.2%	5,812	18.9%
Sales, Office	899	21.9%	2,188	20.8%	6,618	21.5%
Farming, Fishing, Forestry	5	0.1%	17	0.2%	164	0.5%
Construction, Extraction, Maintenance	417	10.2%	1,253	11.9%	3,021	9.8%
Production, Transport, Material Moving	250	6.1%	862	8.2%	2,501	8.1%
White Collar Workers	2,815	68.6%	6,672	63.5%	19,213	62.6%
Blue Collar Workers	1,288	31.4%	3,840	36.5%	11,498	37.4%

Complete Profile

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Coconut Crossing	5 min drive time		10 min drive time		15 min drive time	
Units In Structure (2025)						
Total Units	2,697		7,532		21,838	
1 Detached Unit	2,399	89.0%	5,940	78.9%	14,598	66.8%
1 Attached Unit	74	2.7%	310	4.1%	2,265	10.4%
2 Units	49	1.8%	82	1.1%	497	2.3%
3 to 4 Units	25	0.9%	86	1.1%	702	3.2%
5 to 9 Units	27	1.0%	350	4.6%	738	3.4%
10 to 19 Units	48	1.8%	225	3.0%	786	3.6%
20 to 49 Units	23	0.9%	154	2.0%	446	2.0%
50 or More Units	37	1.4%	350	4.6%	822	3.8%
Mobile Home or Trailer	14	0.5%	34	0.4%	956	4.4%
Other Structure	1	-	2	-	28	0.1%
Homes Built By Year (2025)						
Homes Built 2020 or later	163	5.6%	307	3.7%	752	3.1%
Homes Built 2010 to 2019	143	4.9%	393	4.8%	773	3.2%
Homes Built 2000 to 2009	1,173	40.1%	2,591	31.4%	5,596	23.4%
Homes Built 1990 to 1999	828	28.3%	2,474	30.0%	6,192	25.8%
Homes Built 1980 to 1989	132	4.5%	1,158	14.0%	4,753	19.8%
Homes Built 1970 to 1979	135	4.6%	350	4.2%	2,188	9.1%
Homes Built 1960 to 1969	32	1.1%	89	1.1%	1,140	4.8%
Homes Built 1950 to 1959	44	1.5%	99	1.2%	275	1.1%
Homes Built 1940 to 1949	40	1.4%	56	0.7%	104	0.4%
Homes Built Before 1939	6	0.2%	16	0.2%	65	0.3%
Median Age of Homes	26.3	yrs	28.2	yrs	32.4	yrs
Home Values (2025)						
Owner Specified Housing Units	2,425		6,201		16,958	
Home Values \$1,000,000 or More	267	11.0%	548	8.8%	1,489	8.8%
Home Values \$750,000 to \$999,999	281	11.6%	760	12.3%	1,902	11.2%
Home Values \$500,000 to \$749,999	851	35.1%	2,105	33.9%	4,949	29.2%
Home Values \$400,000 to \$499,999	522	21.5%	1,208	19.5%	3,019	17.8%
Home Values \$300,000 to \$399,999	283	11.7%	993	16.0%	2,877	17.0%
Home Values \$250,000 to \$299,999	61	2.5%	201	3.2%	957	5.6%
Home Values \$200,000 to \$249,999	29	1.2%	94	1.5%	421	2.5%
Home Values \$175,000 to \$199,999	14	0.6%	44	0.7%	106	0.6%
Home Values \$150,000 to \$174,999	12	0.5%	35	0.6%	138	0.8%
Home Values \$125,000 to \$149,999	6	0.3%	14	0.2%	59	0.3%
Home Values \$100,000 to \$124,999	8	0.3%	25	0.4%	104	0.6%
Home Values \$90,000 to \$99,999	1	-	3	-	15	-
Home Values \$80,000 to \$89,999	4	0.2%	12	0.2%	49	0.3%
Home Values \$70,000 to \$79,999	7	0.3%	10	0.2%	37	0.2%
Home Values \$60,000 to \$69,999	2	-	5	-	27	0.2%
Home Values \$50,000 to \$59,999	12	0.5%	18	0.3%	111	0.7%
Home Values \$35,000 to \$49,999	35	1.4%	62	1.0%	226	1.3%
Home Values \$25,000 to \$34,999	7	0.3%	18	0.3%	94	0.6%
Home Values \$10,000 to \$24,999	3	0.1%	11	0.2%	220	1.3%
Home Values Under \$10,000	20	0.8%	35	0.6%	158	0.9%
Owner-Occupied Median Home Value	\$556,696		\$546,834		\$510,951	
Renter-Occupied Median Rent	\$2,056		\$2,062		\$1,879	

Complete Profile

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Calculated using Weighted Block Centroid from Block Groups



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Coconut Crossing			5 min drive time		10 min drive time		15 min drive time	
Total Annual Consumer Expenditure (2025)								
Total Household Expenditure			\$375.74 M		\$968.06 M		\$2.64 B	
Total Non-Retail Expenditure			\$192.17 M		\$490.26 M		\$1.33 B	
Total Retail Expenditure			\$183.57 M		\$477.8 M		\$1.32 B	
Alcoholic Beverages			\$2.33 M		\$6.01 M		\$16.43 M	
Apparel			\$6.85 M		\$17.76 M		\$48.87 M	
Contributions			\$12.87 M		\$32.81 M		\$88.28 M	
Education			\$8.97 M		\$22.96 M		\$62.16 M	
Entertainment			\$21.07 M		\$54.74 M		\$150.89 M	
Food Away From Home			\$16.4 M		\$42.49 M		\$116.7 M	
Grocery			\$21.06 M		\$56.41 M		\$161.25 M	
Health Care			\$19.3 M		\$54.08 M		\$154.14 M	
Household Furnishings and Equipment			\$10.01 M		\$25.89 M		\$70.91 M	
Household Operations			\$6.84 M		\$17.77 M		\$49.09 M	
Miscellaneous Expenses			\$6.37 M		\$16.52 M		\$45.36 M	
Personal Care			\$4.3 M		\$11.41 M		\$32.27 M	
Shelter			\$53.31 M		\$142.28 M		\$401 M	
Tax and Retirement			\$109 M		\$269.26 M		\$703.73 M	
Tobacco and Related			\$1.2 M		\$3.48 M		\$10.71 M	
Transportation			\$61.05 M		\$154.4 M		\$418.51 M	
Utilities			\$14.8 M		\$39.77 M		\$114.15 M	
Monthly Household Consumer Expenditure (2025)								
Total Household Expenditure			\$11,611		\$10,710		\$10,091	
Total Non-Retail Expenditure			\$5,938 51.1%		\$5,424 50.6%		\$5,071 50.2%	
Total Retail Expenditures			\$5,673 48.9%		\$5,286 49.4%		\$5,020 49.8%	
Alcoholic Beverages			\$72 0.6%		\$67 0.6%		\$63 0.6%	
Apparel			\$212 1.8%		\$196 1.8%		\$186 1.8%	
Contributions			\$398 3.4%		\$363 3.4%		\$337 3.3%	
Education			\$277 2.4%		\$254 2.4%		\$237 2.4%	
Entertainment			\$651 5.6%		\$606 5.7%		\$576 5.7%	
Food Away From Home			\$507 4.4%		\$470 4.4%		\$445 4.4%	
Grocery			\$651 5.6%		\$624 5.8%		\$615 6.1%	
Health Care			\$597 5.1%		\$598 5.6%		\$588 5.8%	
Household Furnishings and Equipment			\$309 2.7%		\$286 2.7%		\$271 2.7%	
Household Operations			\$211 1.8%		\$197 1.8%		\$187 1.9%	
Miscellaneous Expenses			\$197 1.7%		\$183 1.7%		\$173 1.7%	
Personal Care			\$133 1.1%		\$126 1.2%		\$123 1.2%	
Shelter			\$1,647 14.2%		\$1,574 14.7%		\$1,530 15.2%	
Tax and Retirement			\$3,368 29.0%		\$2,979 27.8%		\$2,685 27.8%	
Tobacco and Related			\$37 0.3%		\$38 0.4%		\$41 0.4%	
Transportation			\$1,887 16.2%		\$1,708 15.9%		\$1,597 15.8%	
Utilities			\$457 3.9%		\$440 4.1%		\$436 4.3%	