

	South Highpoi...
Population Summary	
2010 Total Population	4,792
2020 Total Population	4,780
2020 Group Quarters	0
2024 Total Population	4,740
2024 Group Quarters	0
2029 Total Population	4,683
2024-2029 Annual Rate	-0.24%
2024 Total Daytime Population	3,155
Workers	960
Residents	2,195
Household Summary	
2010 Households	1,609
2010 Average Household Size	2.96
2020 Total Households	1,698
2020 Average Household Size	2.82
2024 Households	1,700
2024 Average Household Size	2.79
2029 Households	1,727
2029 Average Household Size	2.71
2024-2029 Annual Rate	0.32%
2010 Families	1,091
2010 Average Family Size	3.38
2024 Families	988
2024 Average Family Size	3.52
2029 Families	1,016
2029 Average Family Size	3.39
2024-2029 Annual Rate	0.56%
Housing Unit Summary	
2000 Housing Units	1,990
Owner Occupied Housing Units	44.3%
Renter Occupied Housing Units	46.1%
Vacant Housing Units	9.6%
2010 Housing Units	1,855
Owner Occupied Housing Units	42.2%
Renter Occupied Housing Units	44.5%
Vacant Housing Units	13.3%
2020 Housing Units	1,821
Owner Occupied Housing Units	39.6%
Renter Occupied Housing Units	53.7%
Vacant Housing Units	6.8%
2024 Housing Units	1,816
Owner Occupied Housing Units	32.6%
Renter Occupied Housing Units	61.0%
Vacant Housing Units	6.4%
2029 Housing Units	1,852
Owner Occupied Housing Units	35.2%
Renter Occupied Housing Units	58.1%
Vacant Housing Units	6.7%

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

South Highpoi...

2024 Households by Income

Household Income Base	1,700
<\$15,000	15.8%
\$15,000 - \$24,999	7.6%
\$25,000 - \$34,999	7.9%
\$35,000 - \$49,999	12.8%
\$50,000 - \$74,999	14.8%
\$75,000 - \$99,999	11.8%
\$100,000 - \$149,999	16.7%
\$150,000 - \$199,999	8.0%
\$200,000+	4.5%
Average Household Income	\$79,670

2029 Households by Income

Household Income Base	1,727
<\$15,000	11.9%
\$15,000 - \$24,999	6.5%
\$25,000 - \$34,999	7.2%
\$35,000 - \$49,999	11.9%
\$50,000 - \$74,999	14.6%
\$75,000 - \$99,999	10.6%
\$100,000 - \$149,999	19.9%
\$150,000 - \$199,999	11.8%
\$200,000+	5.7%
Average Household Income	\$96,381

2024 Owner Occupied Housing Units by Value

Total	592
<\$50,000	18.1%
\$50,000 - \$99,999	13.7%
\$100,000 - \$149,999	9.3%
\$150,000 - \$199,999	14.7%
\$200,000 - \$249,999	10.1%
\$250,000 - \$299,999	11.1%
\$300,000 - \$399,999	7.1%
\$400,000 - \$499,999	1.0%
\$500,000 - \$749,999	4.6%
\$750,000 - \$999,999	9.1%
\$1,000,000 - \$1,499,999	1.2%
\$1,500,000 - \$1,999,999	0.0%
\$2,000,000 +	0.0%
Average Home Value	\$258,066

2029 Owner Occupied Housing Units by Value

Total	651
<\$50,000	7.8%
\$50,000 - \$99,999	7.8%
\$100,000 - \$149,999	12.0%
\$150,000 - \$199,999	6.8%
\$200,000 - \$249,999	6.5%
\$250,000 - \$299,999	8.8%
\$300,000 - \$399,999	10.8%
\$400,000 - \$499,999	8.4%
\$500,000 - \$749,999	19.0%
\$750,000 - \$999,999	10.0%
\$1,000,000 - \$1,499,999	1.5%
\$1,500,000 - \$1,999,999	0.3%
\$2,000,000 +	0.3%
Average Home Value	\$386,790

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

Community Profile

South Highpoint CDP, FL
 South Highpoint CDP, FL (1267462)
 Geography: Place

Prepared by Esri

	South Highpoi...
Median Household Income	
2024	\$57,826
2029	\$70,221
Median Home Value	
2024	\$180,460
2029	\$303,571
Per Capita Income	
2024	\$28,574
2029	\$35,543
Median Age	
2010	31.4
2020	34.1
2024	33.0
2029	34.4
2020 Population by Age	
Total	4,780
0 - 4	6.4%
5 - 9	8.2%
10 - 14	9.0%
15 - 24	14.0%
25 - 34	13.6%
35 - 44	14.0%
45 - 54	12.9%
55 - 64	11.8%
65 - 74	7.7%
75 - 84	2.0%
85 +	0.5%
18 +	72.2%
2024 Population by Age	
Total	4,740
0 - 4	6.6%
5 - 9	6.6%
10 - 14	7.6%
15 - 24	15.5%
25 - 34	17.4%
35 - 44	14.0%
45 - 54	11.8%
55 - 64	10.8%
65 - 74	7.2%
75 - 84	2.1%
85 +	0.4%
18 +	74.7%
2029 Population by Age	
Total	4,683
0 - 4	6.7%
5 - 9	6.1%
10 - 14	6.1%
15 - 24	16.5%
25 - 34	15.5%
35 - 44	14.8%
45 - 54	11.9%
55 - 64	10.2%
65 - 74	7.9%
75 - 84	3.7%
85 +	0.6%
18 +	77.1%

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

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	South Highpoi...
2020 Population by Sex	
Males	2,438
Females	2,342
2024 Population by Sex	
Males	2,440
Females	2,300
2029 Population by Sex	
Males	2,384
Females	2,299
2010 Population by Race/Ethnicity	
Total	4,792
White Alone	60.9%
Black Alone	12.4%
American Indian Alone	1.2%
Asian Alone	6.4%
Pacific Islander Alone	0.8%
Some Other Race Alone	14.5%
Two or More Races	3.8%
Hispanic Origin	30.2%
Diversity Index	76.1
2020 Population by Race/Ethnicity	
Total	4,780
White Alone	46.4%
Black Alone	13.2%
American Indian Alone	1.1%
Asian Alone	6.2%
Pacific Islander Alone	0.3%
Some Other Race Alone	19.3%
Two or More Races	13.5%
Hispanic Origin	34.4%
Diversity Index	84.0
2024 Population by Race/Ethnicity	
Total	4,740
White Alone	44.2%
Black Alone	12.8%
American Indian Alone	1.1%
Asian Alone	6.9%
Pacific Islander Alone	0.2%
Some Other Race Alone	20.5%
Two or More Races	14.3%
Hispanic Origin	36.9%
Diversity Index	85.1
2029 Population by Race/Ethnicity	
Total	4,683
White Alone	42.8%
Black Alone	12.6%
American Indian Alone	0.9%
Asian Alone	7.2%
Pacific Islander Alone	0.2%
Some Other Race Alone	21.5%
Two or More Races	14.7%
Hispanic Origin	38.5%
Diversity Index	85.6

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

South Highpoi...

2020 Population by Relationship and Household Type

Total	4,780
In Households	100.0%
Householder	36.2%
Opposite-Sex Spouse	11.6%
Same-Sex Spouse	0.1%
Opposite-Sex Unmarried Partner	3.7%
Same-Sex Unmarried Partner	0.3%
Biological Child	31.6%
Adopted Child	0.5%
Stepchild	1.3%
Grandchild	2.8%
Brother or Sister	2.0%
Parent	1.5%
Parent-in-law	0.1%
Son-in-law or Daughter-in-law	0.4%
Other Relatives	2.2%
Foster Child	0.1%
Other Nonrelatives	5.8%
In Group Quarters	0.0%
Institutionalized	0.0%
Noninstitutionalized	0.0%

2024 Population 25+ by Educational Attainment

Total	3,020
Less than 9th Grade	6.3%
9th - 12th Grade, No Diploma	10.8%
High School Graduate	29.5%
GED/Alternative Credential	4.0%
Some College, No Degree	18.2%
Associate Degree	9.7%
Bachelor's Degree	14.6%
Graduate/Professional Degree	7.0%

2024 Population 15+ by Marital Status

Total	3,756
Never Married	49.4%
Married	35.4%
Widowed	2.9%
Divorced	12.3%

2024 Civilian Population 16+ in Labor Force

Civilian Population 16+	2,732
Population 16+ Employed	93.5%
Population 16+ Unemployment rate	6.5%
Population 16-24 Employed	17.3%
Population 16-24 Unemployment rate	6.7%
Population 25-54 Employed	63.9%
Population 25-54 Unemployment rate	3.8%
Population 55-64 Employed	12.8%
Population 55-64 Unemployment rate	2.7%
Population 65+ Employed	5.9%
Population 65+ Unemployment rate	32.3%

South Highpoi...

2024 Employed Population 16+ by Industry

Total	2,554
Agriculture/Mining	0.4%
Construction	9.9%
Manufacturing	8.1%
Wholesale Trade	0.7%
Retail Trade	13.2%
Transportation/Utilities	6.4%
Information	2.2%
Finance/Insurance/Real Estate	4.8%
Services	52.1%
Public Administration	2.3%

2024 Employed Population 16+ by Occupation

Total	2,554
White Collar	50.7%
Management/Business/Financial	14.1%
Professional	16.0%
Sales	8.5%
Administrative Support	12.1%
Services	25.3%
Blue Collar	24.0%
Farming/Forestry/Fishing	0.4%
Construction/Extraction	8.6%
Installation/Maintenance/Repair	4.5%
Production	4.7%
Transportation/Material Moving	5.8%

2020 Households by Type

Total	1,698
Married Couple Households	33.7%
With Own Children <18	15.9%
Without Own Children <18	17.8%
Cohabiting Couple Households	11.2%
With Own Children <18	4.9%
Without Own Children <18	6.3%
Male Householder, No Spouse/Partner	24.3%
Living Alone	14.8%
65 Years and over	4.8%
With Own Children <18	3.1%
Without Own Children <18, With Relatives	3.5%
No Relatives Present	2.9%
Female Householder, No Spouse/Partner	30.7%
Living Alone	9.8%
65 Years and over	3.3%
With Own Children <18	10.8%
Without Own Children <18, With Relatives	8.2%
No Relatives Present	1.9%

2020 Households by Size

Total	1,698
1 Person Household	24.7%
2 Person Household	28.0%
3 Person Household	21.7%
4 Person Household	14.4%
5 Person Household	7.4%
6 Person Household	2.7%
7 + Person Household	1.2%

	South Highpoi...
2020 Households by Tenure and Mortgage Status	
Total	1,698
Owner Occupied	42.5%
Owned with a Mortgage/Loan	26.1%
Owned Free and Clear	16.4%
Renter Occupied	57.5%
2024 Affordability, Mortgage and Wealth	
Housing Affordability Index	127
Percent of Income for Mortgage	19.5%
Wealth Index	47
2020 Housing Units By Urban/ Rural Status	
Total	1,821
Urban Housing Units	100.0%
Rural Housing Units	0.0%
2020 Population By Urban/ Rural Status	
Total	4,780
Urban Population	100.0%
Rural Population	0.0%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

		South Highpoi...
Top 3 Tapestry Segments		
1.		NeWest Residents (13C)
2.		Down the Road (10D)
3.		Front Porches (8E)
2024 Consumer Spending		
Apparel & Services: Total \$		\$3,325,241
Average Spent		\$1,956.02
Spending Potential Index		82
Education: Total \$		\$2,155,720
Average Spent		\$1,268.07
Spending Potential Index		73
Entertainment/Recreation: Total \$		\$4,771,324
Average Spent		\$2,806.66
Spending Potential Index		69
Food at Home: Total \$		\$9,781,615
Average Spent		\$5,753.89
Spending Potential Index		79
Food Away from Home: Total \$		\$5,162,784
Average Spent		\$3,036.93
Spending Potential Index		78
Health Care: Total \$		\$8,657,320
Average Spent		\$5,092.54
Spending Potential Index		66
HH Furnishings & Equipment: Total \$		\$3,806,326
Average Spent		\$2,239.02
Spending Potential Index		71
Personal Care Products & Services: Total \$		\$1,287,619
Average Spent		\$757.42
Spending Potential Index		76
Shelter: Total \$		\$33,991,032
Average Spent		\$19,994.72
Spending Potential Index		75
Support Payments/Cash Contributions/Gifts in Kind: Total \$		\$3,457,784
Average Spent		\$2,033.99
Spending Potential Index		58
Travel: Total \$		\$3,436,336
Average Spent		\$2,021.37
Spending Potential Index		67
Vehicle Maintenance & Repairs: Total \$		\$1,890,233
Average Spent		\$1,111.90
Spending Potential Index		75

Data Note: Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2019 and 2020 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

Source: Esri forecasts for 2024 and 2029. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.