

# Extended Demographic Report - PopStats

2020 Census, 2025 Estimates & 2030 Projections

Calculated using TAS Retrieval

Sep 23, 2025



Latitude: 29.056007 Longitude: -81.302163

Northgate Shopping Center DeLand, FL		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Population</b>	Current Year Estimated Population	30,116	71,795	160,445
	Population Est 25Q1	30,045	71,620	160,135
	Population Est 24Q4	29,965	71,399	159,296
	Population Est 24Q3	29,856	71,022	157,912
	Population Est 24Q2	29,738	70,692	157,334
	Population Est 24Q1	29,557	70,367	157,014
	Population Est 23Q4	29,318	69,722	156,244
	Population Est 23Q3	29,316	69,477	155,647
	Population Est 23Q2	29,228	69,239	154,637
	Population Fcst	31,305	75,018	167,733
	2010 Census Population	25,046	56,195	125,947
	2000 Census Population	23,380	49,222	103,947
	1990 Census Population	20,703	41,951	82,264
	Current Year Daytime Population	44,429	75,132	149,484
	Average Seasonal Population	1,602	3,330	8,214
	Historical Annual Growth, 1990 – 2000	1.22%	1.61%	2.37%
	Historical Annual Growth, 2000 – 2010	0.69%	1.33%	1.94%
	Estimated Annual Growth, 2010 – CY	1.28%	1.70%	1.68%
	Projected Annual Growth, CY to Y5	0.78%	0.88%	0.89%
	Group Qtrs Est	2,924	3,408	4,656
Transient Est Average Last 4 Qtrs	425	1,400	9,414	
<b>Households</b>	Current Year Estimated Households	11,743	28,135	63,418
	Households Est 25Q1	11,714	28,059	63,279
	Households Est 24Q4	11,676	27,966	62,934
	Households Est 24Q3	11,628	27,812	62,348
	Households Est 24Q2	11,585	27,686	62,117
	Households Est 24Q1	11,503	27,548	62,002
	Households Est 23Q4	11,399	27,275	61,690
	Households Est 23Q3	11,396	27,170	61,426
	Households Est 23Q2	11,359	27,074	61,018
	Households Fcst	12,247	29,459	66,488
	2010 Census Households	9,855	22,158	49,939
	2000 Census Households	9,272	19,476	41,490
	1990 Census Households	8,330	16,554	32,898
	Historical Annual Growth, 1990 – 2000	1.08%	1.64%	2.35%
	Historical Annual Growth, 2000 – 2010	0.61%	1.30%	1.87%
	Estimated Annual Growth, 2010 – CY	1.22%	1.66%	1.66%
	Projected Annual Growth, CY to Y5	0.84%	0.92%	0.95%
	Population per Household	2.32	2.43	2.46

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Northgate Shopping Center DeLand, FL		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
Income	HH Income \$500,000 or more	1.6%	1.8%	1.8%
	HH Income \$250,000 to \$499,999	1.9%	2.1%	2.1%
	HH Income \$200,000 to \$249,999	4.4%	5.0%	4.9%
	HH Income \$175,000 to \$199,999	2.6%	3.3%	4.0%
	HH Income \$150,000 to \$174,999	3.8%	4.8%	5.4%
	HH Income \$100,000 to 149,999	17.3%	19.1%	20.0%
	HH Income \$75,000 to 99,999	12.9%	14.1%	14.4%
	HH Income \$50,000 to 74,999	17.3%	16.6%	16.6%
	HH Income \$35,000 to 49,999	12.1%	11.6%	11.8%
	HH Income \$25,000 to 34,999	8.9%	7.7%	7.0%
	HH Income \$15,000 to 24,999	8.7%	7.0%	5.8%
	HH Income \$0 to 14,999	8.5%	7.0%	6.2%
	Average Household Income	\$87,606	\$96,768	\$99,695
	Median Household Income	\$65,287	\$75,241	\$79,579
	Per Capita Income	\$35,794	\$38,755	\$39,946
	Average Disposable Income	\$74,147	\$80,236	\$82,764
	Median Disposable Income	\$58,689	\$66,757	\$70,413
	Discretionary HH Income Over \$150,000	4.8%	6.3%	6.6%
	Discretionary HH Income \$125,000 to \$149,999	4.3%	4.7%	5.3%
	Discretionary HH Income \$100,000 to \$124,999	5.1%	6.2%	7.6%
	Discretionary HH Income \$75,000 to \$99,999	10.1%	12.9%	14.3%
	Discretionary HH Income \$50,000 to \$74,999	20.1%	20.8%	20.4%
	Discretionary HH Income \$25,000 to \$49,999	28.9%	26.4%	25.9%
	Discretionary HH Income Under \$25,000	26.7%	22.7%	19.9%
	Average Discretionary HH Income	\$54,766	\$60,769	\$64,238
	Median Discretionary HH Income	\$43,412	\$51,221	\$55,097
	Householder White – Count	8,445	19,739	42,733
	Median HH Income	\$69,623	\$78,071	\$81,946
	Average HH Income	\$83,490	\$88,696	\$91,440
	Householder Black or African-American – Count	721	1,605	3,580
	Median HH Income	\$54,962	\$55,698	\$65,768
	Average HH Income	\$58,005	\$62,556	\$75,791
	Householder Hispanic – Count	1,694	4,447	11,503
Median HH Income	\$58,981	\$73,168	\$77,561	
Average HH Income	\$71,179	\$82,119	\$84,608	
Householder Asian or Pacific Islander – Count	26	141	749	
Median HH Income	\$136,102	\$91,678	\$83,941	
Average HH Income	\$110,816	\$96,699	\$99,670	
Householder Other or Pacific Islander – Count	857	2,203	4,853	
Median HH Income	\$63,684	\$77,042	\$77,923	
Average HH Income	\$70,110	\$83,865	\$83,270	

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<b>Gender</b>	Male Population	14,042	34,030	76,952
	Female Population	16,073	37,765	83,493
<b>Total Population by Age</b>	Count of Pop 0 to 4 years	1,470	3,489	7,455
	Count of Pop 0 to 7 years	2,021	4,950	10,670
	Count of Pop 5 - 13	2,590	6,610	14,490
	Count of Pop 14 - 18	1,695	3,748	7,849
	Count of Pop 19 - 22	1,966	3,981	8,048
	Count of Pop 22 - 25	1,563	3,007	5,963
	Count of Pop 25 - 29	2,001	4,234	8,444
	Count of Pop 30 - 34	1,666	3,892	8,440
	Count of Pop 35 - 39	1,633	4,072	9,052
	Count of Pop 40 - 44	1,516	3,902	8,959
	Count of Pop 45 - 59	4,447	11,537	27,543
	Count of Pop 60 - 74	5,580	14,293	33,245
	Count of Pop 75 - 84	2,808	6,614	15,361
	Count of Pop 85+	1,180	2,414	5,597
	% of Pop 0 to 4 years	4.9%	4.9%	4.6%
	% of Pop 0 to 7 years	6.7%	6.9%	6.7%
	% of Pop 5 - 13	8.6%	9.2%	9.0%
	% of Pop 14 - 18	5.6%	5.2%	4.9%
	% of Pop 19 - 22	6.5%	5.5%	5.0%
	% of Pop 22 - 25	5.2%	4.2%	3.7%
	% of Pop 25 - 29	6.6%	5.9%	5.3%
	% of Pop 30 - 34	5.5%	5.4%	5.3%
	% of Pop 35 - 39	5.4%	5.7%	5.6%
% of Pop 40 - 44	5.0%	5.4%	5.6%	
% of Pop 45 - 59	14.8%	16.1%	17.2%	
% of Pop 60 - 74	18.5%	19.9%	20.7%	
% of Pop 75 - 84	9.3%	9.2%	9.6%	
% of Pop 85+	3.9%	3.4%	3.5%	
Median Age	41.6	43.7	45.9	
Average Age	43.3	43.9	45.0	
<b>Male Population by Age</b>	% of Pop 0 to 4 years	5.4%	5.3%	5.0%
	% of Pop 5 - 13	9.5%	9.8%	9.5%
	% of Pop 14 - 18	5.7%	5.5%	5.2%
	% of Pop 19 - 22	6.6%	5.8%	5.3%
	% of Pop 22 - 25	5.3%	4.3%	3.9%
	% of Pop 25 - 29	7.1%	6.2%	5.6%
	% of Pop 30 - 34	5.9%	5.6%	5.5%
	% of Pop 35 - 39	5.5%	5.7%	5.7%
	% of Pop 40 - 44	5.2%	5.6%	5.7%
	% of Pop 45 - 59	15.2%	16.2%	17.4%
	% of Pop 75 - 84	8.3%	8.6%	8.8%
	% of Pop 60 - 74	17.7%	18.9%	19.7%
	% of Pop 85+	2.6%	2.5%	2.7%
Median Age	39.1	41.6	43.7	
Average Age	41.5	42.4	43.5	

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	% of Pop 35 - 39	5.3%	5.6%	5.6%
	% of Pop 40 - 44	4.9%	5.3%	5.4%
	% of Pop 45 - 59	14.4%	15.9%	17.0%
	% of Pop 60 - 74	19.2%	20.8%	21.7%
	% of Pop 75 - 84	10.2%	9.8%	10.3%
	% of Pop 85+	5.0%	4.2%	4.2%
	Median Age	43.9	45.7	48.0
Average Age	44.9	45.2	46.3	
Race	Count of White	21,059	50,613	113,608
	Count of Black or African-American	3,291	6,974	13,493
	Count of Asian or Pacific Islander	350	909	2,488
	Count of Other races	5,415	13,299	30,856
	White	69.9%	70.5%	70.8%
	Black or African American	10.9%	9.7%	8.4%
	Asian	1.2%	1.3%	1.6%
	Other Races	18.0%	18.5%	19.2%
Language Spoken	Speak English at Home	84.2%	82.7%	82.2%
	Speak Spanish at Home	13.0%	14.6%	15.1%
	Speak French or French Creole at Home	0.7%	0.5%	0.5%
	Speak German at Home	0.5%	0.4%	0.3%
	Speak Other Indo-European Languages at Home	0.5%	0.4%	0.5%
	Speak Russian and Other Slavic Languages at Home	0.3%	0.4%	0.3%
	Speak Chinese at Home	0.0%	0.0%	0.1%
	Speak Korean at Home	0.1%	0.1%	0.0%
	Speak Vietnamese at Home	0.1%	0.2%	0.3%
	Speak Other Asian Languages at Home	0.0%	0.0%	0.1%
	Speak Tagalog and Other Pacific Languages at Home	0.3%	0.3%	0.3%
	Speak Other Language at Home	0.2%	0.3%	0.3%
Hispanic	Hispanic Population	5,885	14,120	33,513
	Hispanic Population Percent	19.5%	19.7%	20.9%
	Mexican	55.1%	48.1%	27.1%
	Puerto Rican	27.8%	31.2%	46.9%
	Cuban	2.6%	5.4%	7.1%
	Dominican	1.7%	1.4%	3.6%
	Central American	2.0%	2.3%	2.9%
	South American	5.5%	6.6%	6.4%
	Other Hispanic	5.4%	4.9%	6.0%
	2000 Hispanic Population Percent	8%	8%	8%
	1990 Hispanic Population Percent	3%	3%	4%

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<b>Ancestry</b>	American (percent of total population)	3.5%	3.7%	3.8%
	American	3.3%	3.5%	3.6%
	Native American (ie. Indian/Eskimo)	0.1%	0.2%	0.2%
	Hawaiian/Pacific Islander	0.0%	0.0%	0.0%
	Asian (percent of total population)	0.8%	0.8%	0.9%
	Chinese	0.1%	0.1%	0.3%
	Japanese	0.0%	0.0%	0.0%
	Korean	0.1%	0.1%	0.1%
	South Central Asian (ie. Indian)	0.2%	0.2%	0.2%
	South East Asian (ie. Vietnamese)	0.2%	0.1%	0.1%
	Other Asian	0.2%	0.2%	0.2%
	European (percent of total population)	22.6%	23.2%	24.5%
	British	4.7%	4.9%	5.1%
	Dutch	0.5%	0.4%	0.5%
	French	0.9%	0.9%	0.9%
	German	4.5%	4.7%	5.1%
	Italian	2.5%	2.8%	3.0%
	Polish	1.3%	1.1%	1.1%
	Scandinavian	0.9%	0.9%	1.0%
	Scotch/Irish	5.4%	5.4%	5.8%
Other European (ie. Greek/Russian)	1.8%	2.1%	2.1%	
Middle Eastern	0.1%	0.1%	0.1%	
Other Ancestry	26.1%	24.0%	22.6%	
Unclassified Ancestry	15.8%	18.1%	18.0%	
<b>Education (Age 25+)</b>	Adult Population (25 Years or Older)	20,831	50,959	116,640
	Elementary (0 to 8)	4.6%	4.3%	3.5%
	Some High School (9 to 11)	4.6%	4.9%	5.2%
	High School Graduate (12)	33.4%	31.2%	30.6%
	Some College (13 to 16)	20.8%	19.9%	21.2%
	Associates Degree Only	10.4%	12.9%	13.0%
	Bachelors Degree Only	16.8%	16.5%	17.5%
	Graduate Degree	9.5%	10.3%	9.0%
	% College (4+)	26.2%	26.8%	26.5%
<b>Household Type</b>	Total Households – count	11,743	28,135	63,418
	One Person HHs – count	4,070	8,265	17,233
	Family HHs – count	6,670	17,561	40,944
	Married Couple – count	4,553	12,401	30,223
	w/own children – count	1,424	4,124	9,468
	w/out own children – count	3,129	8,277	20,755
	Male Householder – count	544	1,569	3,285
	Female Householder – count	1,573	3,590	7,436
	Non-Family Households – count	1,003	2,309	5,241
	1 Person Household	34.7%	29.4%	27.2%
	2 Person Household	33.8%	35.6%	36.7%
	3 Person Household	13.4%	14.9%	15.5%
	4 Person Household	10.0%	11.4%	11.7%
	5 Person Household	4.7%	5.2%	5.3%
6 Person Household	2.0%	2.2%	2.2%	
7+ Person Household	1.5%	1.5%	1.3%	
% Households With Children	19.1%	22.7%	23.9%	

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Northgate Shopping Center DeLand, FL		5.00 Minute Drivetime	10.00 Minute Drivetime	20.00 Minute Drivetime
<b>Housing</b>	Total Housing Units	13,165	30,929	69,039
	Owner Occupied Percent	55.4%	62.9%	66.5%
	Renter Occupied Percent	33.8%	28.1%	25.4%
	Vacant Housing Percent	10.8%	9.0%	8.1%
	Total Housing Units (Census 2000)	10,178	21,182	45,176
<b>Home Value (Owner Occupied)</b>	Property Value \$1,000,000 or more	0.6%	1.4%	1.3%
	Property Value \$750,000 to \$999,999	2.6%	4.4%	4.1%
	Property Value \$500,000 to \$749,999	8.2%	13.0%	14.3%
	Property Value \$400,000 to \$499,999	15.3%	15.9%	16.8%
	Property Value \$300,000, to \$399,999	21.6%	23.6%	24.6%
	Property Value \$200,000 to \$299,999	24.0%	20.0%	19.8%
	Property Value \$150,000 to \$199,999	11.4%	7.4%	5.9%
	Property Value \$100,000 to \$149,999	7.4%	5.7%	4.9%
	Property Value \$60,000 to \$99,999	3.0%	3.1%	2.8%
	Property Value \$40,000 to \$59,999	1.6%	2.2%	1.7%
	Property Value \$0 to \$39,999	3.9%	3.1%	3.5%
	Median Home Value	\$294,892	\$335,971	\$346,247
<b>Wealth per Household</b>	\$0 and under - percent	17.7%	17.2%	16.9%
	\$1 to \$4999 - percent	9.0%	8.5%	8.3%
	\$5k to \$9999 - percent	4.7%	4.5%	4.4%
	\$10k to \$24999 - percent	6.5%	6.3%	6.3%
	\$25k to \$49999 - percent	6.8%	6.9%	6.9%
	\$50k to \$99999 - percent	10.3%	10.4%	10.5%
	\$100k to \$249999 - percent	18.1%	18.4%	18.6%
	\$250k to \$499999 - percent	12.9%	13.3%	13.5%
	\$500k+ - percent	13.8%	14.4%	14.7%
	Median HH Wealth	\$75,120	\$81,617	\$84,642
	Avg HH Wealth	\$230,584	\$238,596	\$242,000
<b>Economic Viability</b>	Economic Viability Local	272	281	287
	Economic Viability Indexed	98	101	104
<b>Occupation (Employed Civilians Age 16+)</b>	Employed Civilian Pop 16+ by Occupation	11,717	30,894	72,277
	Managerial/Executive	18.5%	18.7%	17.4%
	Professional Specialty	20.8%	20.9%	21.3%
	Healthcare Support	2.6%	2.6%	2.1%
	Sales	12.9%	11.4%	11.4%
	Office & Administrative Support	9.2%	10.9%	12.1%
	Protective Service	2.4%	2.1%	2.3%
	Food Preparation	6.8%	6.5%	6.4%
	Building Maintenance & Cleaning	4.3%	5.2%	4.8%
	Personal Care	2.3%	1.9%	2.1%
	Farming, Fishing, & Forestry	0.1%	0.5%	0.4%
	Construction	5.6%	7.9%	8.9%
	Production & Transportation	14.5%	11.7%	10.8%
	Percent White Collar Workers	64.0%	64.4%	64.3%
	Percent Blue Collar Workers	36.0%	35.6%	35.7%

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	Agriculture/Mining/Construction	7.3%	8.6%	9.6%
	Manufacturing	7.8%	7.1%	6.6%
	Transportation	5.1%	5.1%	5.1%
	Information	1.5%	1.5%	1.6%
	Wholesale/Retail	12.4%	12.6%	13.5%
	Finance, Insurance, Real Estate	7.4%	8.4%	8.7%
	Professional Services	5.8%	6.4%	7.2%
	Management Services	0.2%	0.2%	0.2%
	Administrative/Waste Services	5.5%	7.1%	6.6%
	Educational Services	23.9%	21.7%	21.4%
	Entertainment Services	12.0%	11.5%	10.2%
	Other Professional Services	5.8%	5.3%	4.8%
	Public Administration	5.2%	4.5%	4.4%
<b>Vehicles per HH</b>	No Vehicles	10.5%	7.6%	5.5%
	1 Vehicle	45.4%	38.3%	35.8%
	2 Vehicles	31.1%	37.4%	41.6%
	3 or more vehicles	12.9%	16.7%	17.1%
	Average Number of Vehicles	1.50	1.69	1.77
<b>Change</b>	Births (last 12 months)	289	673	1,418
	Deaths (last 12 months)	285	685	1,634
	Migration (last 12 months)	381	1,128	3,362
<b>Work place</b>	Workplace Establishments	1,451	2,125	4,091
	Workplace Employees (FTE)	16,414	23,459	41,956