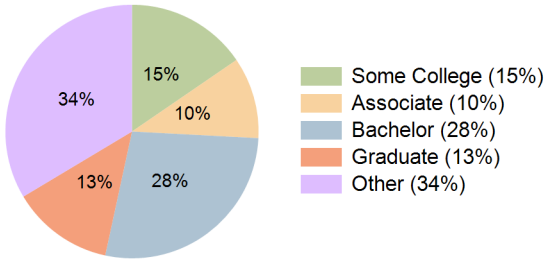
Regency Centers.

Demographic Summary Report

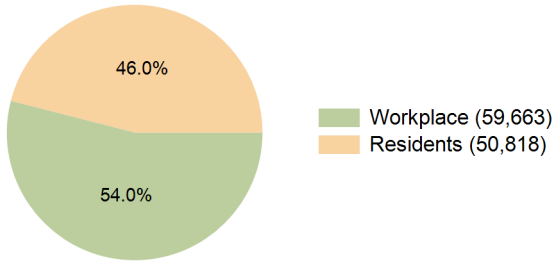
2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Village Center Tampa, Florida	**1 Mile Radius**	**3 Mile Radius**	**5 Mile Radius**	**10 Minute Drive**
Current Year Demographics				
Current Population	9,303	104,578	280,159	107,432
Total Daytime Pop	14,948	101,047	283,188	110,481
Daytime Workers	10,775	52,524	143,272	59,663
Average Household Income	$155,736	$125,413	$106,712	$118,195
Median Household Income	$109,836	$89,895	$73,623	$84,064
Total Households	4,640	43,825	111,959	45,067
Median Home Value	$559,258	$441,239	$415,877	$435,898
Bachelors Degree	33.2%	28.7%	22.9%	27.6%
Graduate Degree	18.9%	14.3%	12.2%	13.0%
Consumer Spending Index	126	102	88	96
2031 Demographic Projections				
Projected Population	9,589	107,707	290,313	110,809
Projected 5 Year Annual Growth Rate (Pop)	0.6%	0.6%	0.7%	0.6%
Projected Households	4,818	45,378	116,802	46,748
Projected 5 Year Annual Growth Rate (HH)	0.8%	0.7%	0.9%	0.7%

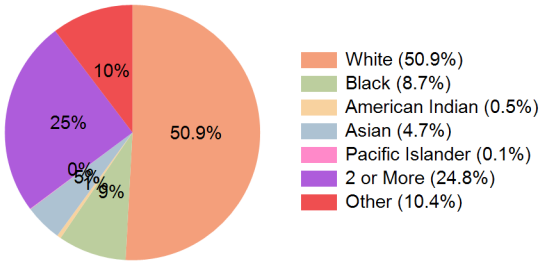
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)



Race (10 Minute Drive)



Hispanic Origin (42.3%)

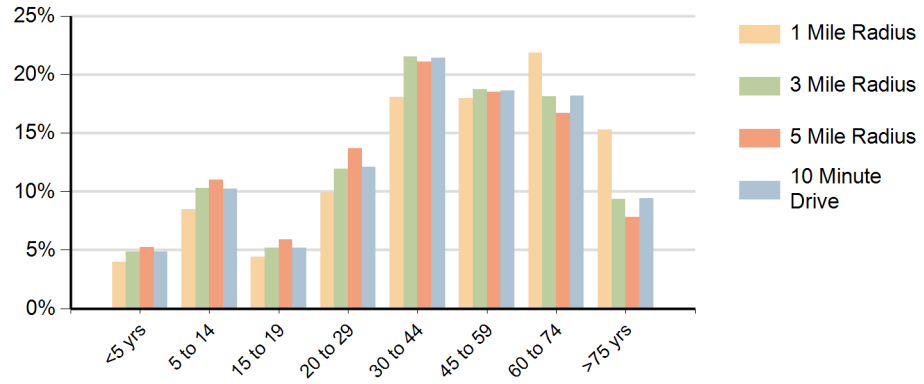
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Regency Centers.

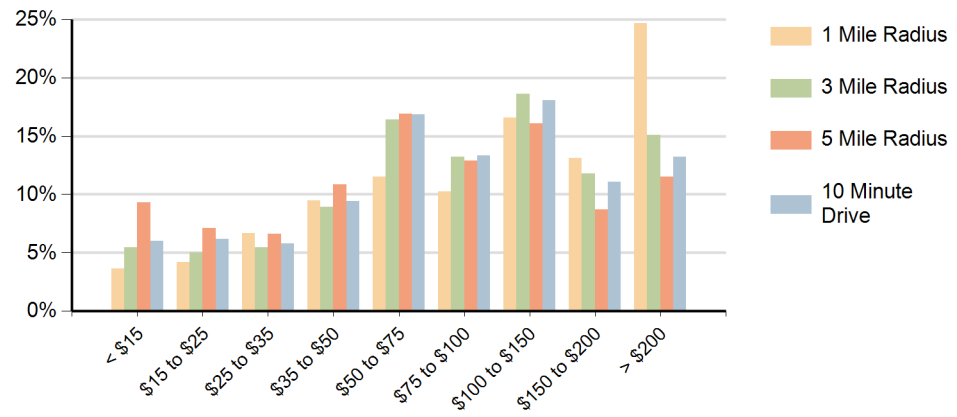
Demographic Summary Report

2010, 2020 Census, 2026 Estimates & 2031 Projections
Source: Esri

Population by Age Range



Households by Income Range ($000)



	Village Center Tampa, Florida	1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Population	Current Estimated Population	9,303	104,578	280,159	107,432
	2020 Census Population	9,125	102,480	272,291	104,938
	2010 Census Population	9,004	97,287	247,444	99,418
	Historical Annual Growth 2010 to 2020	0.1%	0.5%	1.0%	0.5%
	Estimated Annual Growth 2020 to 2026	0.3%	0.3%	0.5%	0.4%
	Projected Annual Growth 2026 to 2031	0.6%	0.6%	0.7%	0.6%
Households	Current Estimated Households	4,640	43,825	111,959	45,067
	2020 Census Households	4,473	42,452	107,288	43,504
	2010 Census Households	4,400	40,934	98,141	41,701
	Historical Annual Growth 2010 to 2020	0.2%	0.4%	0.9%	0.4%
	Estimated Annual Growth 2020 to 2026	0.6%	0.5%	0.7%	0.6%
	Projected Annual Growth 2026 to 2031	0.8%	0.7%	0.9%	0.7%
	Population per Household	2.0	2.4	2.5	2.4
Race	White	68.3%	52.2%	43.2%	50.9%
	Black or African American	6.4%	8.3%	13.9%	8.7%
	American Indian	0.4%	0.4%	0.7%	0.5%
	Asian	3.2%	5.1%	4.7%	4.7%
	Pacific Islander	0.0%	0.1%	0.1%	0.1%
	2 or More Races	16.6%	24.4%	25.0%	24.8%
	Other Races	5.1%	9.6%	12.6%	10.4%
	Hispanic Origin	26.5%	40.5%	45.3%	42.3%

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