

# RETAIL GAP EXPANDED REPORT

2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups

Justus Koester



Lat/Lon: 27.0435/-82.2573

GAPE2

## North Port US 41 Commercial Property

Listing: #1140521

	1 mi radius		3 mi radius		5 mi radius	
	Potential / Sales	Index	Potential / Sales	Index	Potential / Sales	Index
<b>Clothing, Clothing Accessories Stores</b>	\$3.54 M / \$6.92 K	100	\$14.06 M / \$3.45 M	75	\$27.11 M / \$4.95 M	82
Men's Clothing Stores	\$125.61 K / -	100	\$498.25 K / -	100	\$959.7 K / \$3.54 K	100
Women's Clothing Stores	\$550.44 K / -	100	\$2.18 M / \$1.32 M	39	\$4.19 M / \$1.78 M	58
Children's, Infants' Clothing Stores	\$227.39 K / -	100	\$906.56 K / -	100	\$1.76 M / -	100
Family Clothing Stores	\$1.45 M / -	100	\$5.77 M / -	100	\$11.12 M / \$151.69 K	99
Clothing Accessory Stores	\$117.11 K / -	100	\$464.81 K / -	100	\$893.95 K / -	100
Other Apparel Stores	\$178.97 K / \$6.92 K	96	\$708.72 K / \$289.11 K	59	\$1.36 M / \$363.98 K	73
Shoe Stores	\$591.55 K / -	100	\$2.34 M / \$918.9 K	61	\$4.52 M / \$1.24 M	73
Jewelry Stores	\$271.97 K / -	100	\$1.1 M / \$915.57 K	17	\$2.13 M / \$1.42 M	33
Luggage Stores	\$23.41 K / -	100	\$92.53 K / -	100	\$175.43 K / -	100
<b>Furniture, Home Furnishings Stores</b>	\$1.75 M / \$180.33 K	90	\$6.96 M / \$1.4 M	80	\$13.42 M / \$3.18 M	76
Furniture Stores	\$1.07 M / -	100	\$4.25 M / \$610.63 K	86	\$8.21 M / \$802.74 K	90
Floor Covering Stores	\$190.79 K / \$170.82 K	10	\$748.89 K / \$191.73 K	74	\$1.44 M / \$261.17 K	82
Other Home Furnishing Stores	\$497.17 K / \$9.51 K	98	\$1.96 M / \$596.03 K	70	\$3.77 M / \$2.11 M	44
<b>Electronics, Appliance Stores</b>	\$1.36 M / \$279.63 K	79	\$5.35 M / \$975.7 K	82	\$10.26 M / \$1.4 M	86
<b>Building Material, Garden Equipment, Supplies Dealers</b>	\$4.45 M / \$1.85 M	58	\$17.46 M / \$40.73 M	-57	\$33.5 M / \$50.92 M	-34
Home Centers	\$2.09 M / -	100	\$8.21 M / \$35.17 M	-77	\$15.76 M / \$35.37 M	-55
Paint, Wallpaper Stores	\$156.98 K / \$1.05 M	-85	\$610.77 K / \$1.75 M	-65	\$1.17 M / \$1.97 M	-41
Hardware Stores	\$190.69 K / -	100	\$752.3 K / \$506.84 K	33	\$1.44 M / \$590 K	59
Other Building Materials Stores	\$1.5 M / \$799.86 K	47	\$5.85 M / \$2.28 M	61	\$11.2 M / \$6.51 M	42
Outdoor Power Equipment Stores	\$68.43 K / -	100	\$271.16 K / \$15.69 K	94	\$523.64 K / \$15.96 K	97
Nursery, Garden Stores	\$444.3 K / \$4.42 K	99	\$1.77 M / \$1 M	43	\$3.41 M / \$6.47 M	-47
<b>Food, Beverage Stores</b>	\$12.01 M / \$3.91 M	67	\$46.66 M / \$48.6 M	-4	\$89.1 M / \$58.74 M	34
Grocery Stores	\$10.74 M / \$3.25 M	70	\$41.69 M / \$45.78 M	-9	\$79.59 M / \$53.84 M	32
Convenience Stores	\$417.59 K / \$468.27 K	-11	\$1.62 M / \$1.61 M	0	\$3.09 M / \$3.12 M	-1
Meat Markets	\$122.65 K / -	100	\$475.95 K / -	100	\$908.21 K / -	100
Fish, Seafood Markets	\$44.94 K / -	100	\$173.73 K / \$10.97 K	94	\$330.27 K / \$11.16 K	97
Fruit, Vegetable Markets	\$74.28 K / \$174.26 K	-57	\$290.92 K / \$195.6 K	33	\$555.06 K / \$195.6 K	65
Other Specialty Food Markets	\$129.21 K / \$20.82 K	84	\$499.87 K / \$20.82 K	96	\$952.48 K / \$583.04 K	39
Liquor Stores	\$481.16 K / -	100	\$1.91 M / \$987.73 K	48	\$3.68 M / \$987.73 K	73

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<b>Health, Personal Care Stores</b>	\$3.01 M / \$924.15 K	69	\$11.68 M / \$33.06 M	-65	\$22.22 M / \$42.37 M	-48
Pharmacy, Drug Stores	\$2.52 M / \$924.15 K	63	\$9.77 M / \$31.47 M	-69	\$18.6 M / \$40.37 M	-54
Cosmetics, Beauty Stores	\$147.82 K / -	100	\$573.58 K / \$594.55 K	-4	\$1.09 M / \$797.11 K	27
Optical Goods Stores	\$171.98 K / -	100	\$664.68 K / \$710.61 K	-6	\$1.26 M / \$844.69 K	33
Other Health, Personal Care Stores	\$172.43 K / -	100	\$670.34 K / \$284.23 K	58	\$1.28 M / \$355.53 K	72
<b>Sporting Goods, Hobby, Book, Music Stores</b>	\$1.31 M / \$343.72 K	74	\$5.28 M / \$14.48 M	-64	\$10.22 M / \$22.09 M	-54
Sporting Goods Stores	\$710.74 K / \$343.72 K	52	\$2.87 M / \$14.04 M	-80	\$5.6 M / \$19.34 M	-71
Hobby, Toy, Game Stores	\$214.29 K / -	100	\$847.85 K / \$294.04 K	65	\$1.64 M / \$2.27 M	-28
Sewing, Needlecraft Stores	\$65.57 K / -	100	\$262.32 K / \$5.68 K	98	\$504.94 K / \$59.63 K	88
Musical Instrument Stores	\$62.75 K / -	100	\$245.75 K / \$128.38 K	48	\$468.49 K / \$231.51 K	51
Book Stores	\$261.38 K / -	100	\$1.05 M / \$12.93 K	99	\$2.01 M / \$184 K	91
<b>General Merchandise Stores</b>	\$11.66 M / \$3.85 M	67	\$45.63 M / \$33.56 M	26	\$87.41 M / \$37.8 M	57
Department Stores	\$2.97 M / \$108.09 K	96	\$11.71 M / \$24.2 M	-52	\$22.51 M / \$25.46 M	-12
Warehouse Superstores	\$7.55 M / -	100	\$29.45 M / -	100	\$56.34 M / -	100
Other General Merchandise Stores	\$1.14 M / \$3.74 M	-69	\$4.47 M / \$9.37 M	-52	\$8.56 M / \$12.34 M	-31
<b>Miscellaneous Store Retailers</b>	\$1.6 M / \$1.19 M	26	\$6.26 M / \$3.67 M	41	\$12 M / \$5.24 M	56
Florists	\$54.69 K / \$293.97 K	-81	\$218.74 K / \$407.96 K	-46	\$422.29 K / \$425.77 K	-1
Office, Stationary Stores	\$157.03 K / -	100	\$617.87 K / \$13.2 K	98	\$1.19 M / \$13.2 K	99
Gift, Souvenir Stores	\$189.42 K / \$49.04 K	74	\$745.04 K / \$56.92 K	92	\$1.43 M / \$80.71 K	94
Used Merchandise Stores	\$110.27 K / -	100	\$434.31 K / \$345 K	21	\$829.74 K / \$443.47 K	47
Pet, Pet Supply Stores	\$646.44 K / -	100	\$2.54 M / \$1.1 M	57	\$4.88 M / \$1.83 M	63
Art Dealers	\$51.58 K / \$1.35 K	97	\$203.57 K / \$27.27 K	87	\$388 K / \$33.34 K	91
Mobile Home Dealers	\$97.03 K / \$773.52 K	-87	\$379.06 K / \$786.07 K	-52	\$725.64 K / \$909.87 K	-20
Other Miscellaneous Retail Stores	\$290.38 K / \$67.7 K	77	\$1.12 M / \$940.26 K	16	\$2.13 M / \$1.5 M	30
<b>Non-Store Retailers</b>	\$5.36 M / \$103.74 K	98	\$21.04 M / \$1.95 M	91	\$40.35 M / \$2.62 M	94
Mail Order, Catalog Stores	\$4.43 M / -	100	\$17.44 M / -	100	\$33.48 M / \$49.79 K	100
Vending Machines	\$122.77 K / -	100	\$479.4 K / -	100	\$915.54 K / \$150.58 K	84
Fuel Dealers	\$462.78 K / -	100	\$1.78 M / \$1.69 M	5	\$3.39 M / \$2.06 M	39
Other Direct Selling Establishments	\$342.39 K / \$103.74 K	70	\$1.34 M / \$253.2 K	81	\$2.56 M / \$363.43 K	86

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<b>Accommodation, Food Services</b>	\$10.03 M / \$3.17 M	68	\$39.8 M / \$39.41 M	1	\$76.73 M / \$46.34 M	40
Hotels, Other Travel Accommodations	\$553.74 K / \$133.48 K	76	\$2.19 M / \$409.19 K	81	\$4.23 M / \$442.51 K	90
RV Parks	\$6.15 K / -	100	\$22.16 K / \$441	98	\$43.11 K / \$4.09 K	91
Rooming, Boarding Houses	\$3.54 K / -	100	\$14.56 K / -	100	\$27.57 K / -	100
Full Service Restaurants	\$5.16 M / \$2.14 M	59	\$20.49 M / \$19.9 M	3	\$39.51 M / \$23.69 M	40
Limited Service Restaurants	\$3.43 M / \$1.15 M	67	\$13.62 M / \$19.65 M	-31	\$26.26 M / \$22.61 M	14
Special Food Services, Catering	\$870.79 K / -	100	\$3.46 M / \$3.03 K	100	\$6.66 M / \$1.07 M	84
Drinking Places	\$252.49 K / -	100	\$1 M / \$446.8 K	55	\$1.93 M / \$455.96 K	76
<b>Gasoline Stations</b>	\$8.72 M / \$6.39 M	27	\$33.97 M / \$10.42 M	69	\$65.21 M / \$12.12 M	81
<b>Motor Vehicle, Parts Dealers</b>	\$15.69 M / \$2.61 M	83	\$62.05 M / \$20.31 M	67	\$119.97 M / \$81.09 M	32
New Car Dealers	\$12.02 M / -	100	\$47.53 M / \$493.23 K	99	\$91.96 M / \$56.42 M	39
Used Car Dealers	\$1.24 M / \$1.02 M	17	\$4.9 M / \$14.05 M	-65	\$9.49 M / \$17.58 M	-46
Recreational Vehicle Dealers	\$241.14 K / -	100	\$983.31 K / -	100	\$1.92 M / \$55.46 K	97
Motorcycle, Boat Dealers	\$532.61 K / \$1.57 M	-66	\$2.14 M / \$2.01 M	6	\$4.16 M / \$2.52 M	39
Auto Parts, Accessories	\$995.32 K / \$17.24 K	98	\$3.89 M / \$3.68 M	5	\$7.45 M / \$4.14 M	44
Tire Dealers	\$666.01 K / -	100	\$2.6 M / \$74.98 K	97	\$4.98 M / \$379.29 K	92
2020 Population	6,922		26,172		52,784	
2025 Population	8,010		29,686		59,874	
% Population Change 2020-2025	15.7%		13.4%		13.4%	
2020 Adult Population Age 18+	6,195		22,706		44,193	
2020 Population Male	3,260		12,319		25,355	
2020 Population Female	3,662		13,853		27,429	
2020 Households	3,520		12,534		23,044	
2020 Median Household Income	50,877		61,233		65,515	
2020 Average Household Income	58,341		67,429		71,601	