



The**Retail**Coach.®

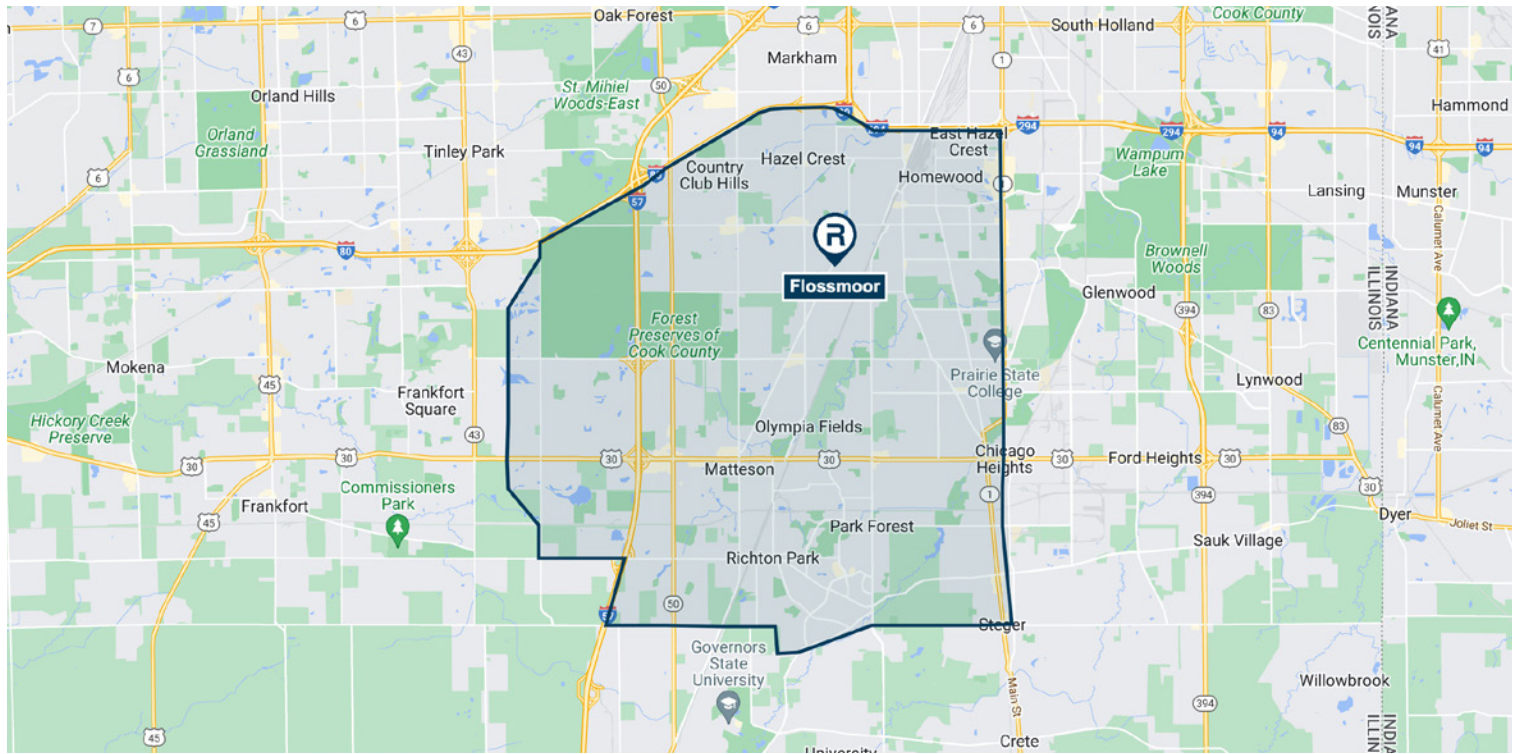
Primary Retail Trade Area Demographic Profile

FLOSSMOOR, ILLINOIS

Prepared for Village of Flossmoor
January 2024

Primary Retail Trade Area • Demographic Snapshot

Flossmoor, Illinois



Population

2023 140,501

Educational Attainment (%)

Graduate or Professional Degree 13.74%

Bachelors Degree 18.88%

Associate Degree 8.71%

Some College 26.99%

High School Graduate (GED) 24.24%

Some High School, No Degree 4.32%

Less than 9th Grade 3.12%

Income

Average HH \$93,653

Median HH \$73,707

Per Capita \$35,642

Age

0 - 9 Years 11.23%

10 - 17 Years 10.07%

18 - 24 Years 8.57%

25 - 34 Years 14.14%

35 - 44 Years 12.06%

45 - 54 Years 12.11%

55 - 64 Years 13.14%

65 and Older 18.69%

Median Age 39.87

Average Age 40.81

Race Distribution (%)

White 18.58%

Black/African American 65.85%

American Indian/Alaskan 0.46%

Asian 0.94%

Native Hawaiian/Islander 0.05%

Other Race 7.10%

Two or More Races 7.03%

Hispanic 13.14%



FLOSSMOOR

Village of Flossmoor

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Primary Retail Trade Area • Demographic Profile

Flossmoor, Illinois

DESCRIPTION	DATA	%
Population		
2023 Estimate	140,501	
2023 Est. Population by Single-Classification Race	140,501	
White Alone	26,109	18.58%
Black or African American Alone	92,514	65.85%
Amer. Indian and Alaska Native Alone	639	0.46%
Asian Alone	1,317	0.94%
Native Hawaiian and Other Pacific Island Alone	72	0.05%
Some Other Race Alone	9,975	7.10%
Two or More Races	9,875	7.03%
2023 Est. Population by Hispanic or Latino Origin	140,501	
Not Hispanic or Latino	122,035	86.86%
Hispanic or Latino	18,466	13.14%
Mexican	14,693	79.57%
Puerto Rican	1,814	9.82%
Cuban	86	0.47%
All Other Hispanic or Latino	1,873	10.14%
2023 Est. Hisp. or Latino Pop by Single-Class. Race	18,466	
White Alone	2,586	14.00%
Black or African American Alone	981	5.31%
American Indian and Alaska Native Alone	466	2.52%
Asian Alone	50	0.27%
Native Hawaiian and Other Pacific Islander Alone	23	0.13%
Some Other Race Alone	9,212	49.89%
Two or More Races	5,148	27.88%
2023 Est. Pop by Race, Asian Alone, by Category	1,317	
Chinese, except Taiwanese	181	13.74%
Filipino	417	31.66%
Japanese	94	7.14%
Asian Indian	338	25.66%
Korean	117	8.88%
Vietnamese	79	6.00%
Cambodian	5	0.38%
Hmong	0	0.00%
Laotian	1	0.08%
Thai	19	1.44%
All Other Asian Races Including 2+ Category	66	5.01%

DESCRIPTION	DATA	%
2023 Est. Population by Ancestry	140,501	
Arab	0	0.00%
Czech	0	0.00%
Danish	0	0.00%
Dutch	0	0.00%
English	0	0.00%
French (except Basque)	0	0.00%
French Canadian	0	0.00%
German	0	0.00%
Greek	0	0.00%
Hungarian	0	0.00%
Irish	0	0.00%
Italian	0	0.00%
Lithuanian	0	0.00%
United States or American	0	0.00%
Norwegian	0	0.00%
Polish	0	0.00%
Portuguese	0	0.00%
Russian	0	0.00%
Scottish	0	0.00%
Scotch-Irish	0	0.00%
Slovak	0	0.00%
Subsaharan African	0	0.00%
Swedish	0	0.00%
Swiss	0	0.00%
Ukrainian	0	0.00%
Welsh	0	0.00%
West Indian (except Hisp. groups)	0	0.00%
Other ancestries	0	0.00%
Ancestry Unclassified	0	0.00%
2023 Est. Pop Age 5+ by Language Spoken At Home		
Speak Only English at Home	118,552	89.32%
Speak Asian/Pacific Island Language at Home	1,078	0.81%
Speak IndoEuropean Language at Home	1,749	1.32%
Speak Spanish at Home	10,249	7.72%
Speak Other Language at Home	1,094	0.82%

Primary Retail Trade Area • Demographic Profile

Flossmoor, Illinois

DESCRIPTION	DATA	%
2023 Est. Population by Age	140,501	
Age 0 - 4	7,779	5.54%
Age 5 - 9	7,994	5.69%
Age 10 - 14	8,591	6.11%
Age 15 - 17	5,559	3.96%
Age 18 - 20	5,084	3.62%
Age 21 - 24	6,950	4.95%
Age 25 - 34	19,865	14.14%
Age 35 - 44	16,941	12.06%
Age 45 - 54	17,020	12.11%
Age 55 - 64	18,457	13.14%
Age 65 - 74	15,707	11.18%
Age 75 - 84	7,580	5.39%
Age 85 and over	2,974	2.12%
Age 16 and over	114,308	81.36%
Age 18 and over	110,578	78.70%
Age 21 and over	105,494	75.08%
Age 65 and over	26,261	18.69%
2023 Est. Median Age		39.87
2023 Est. Average Age		40.81
2023 Est. Population by Sex	140,501	
Male	65,880	46.89%
Female	74,621	53.11%

DESCRIPTION	DATA	%
2023 Est. Male Population by Age	65,880	
Age 0 - 4	3,987	6.05%
Age 5 - 9	4,092	6.21%
Age 10 - 14	4,347	6.60%
Age 15 - 17	2,849	4.32%
Age 18 - 20	2,624	3.98%
Age 21 - 24	3,514	5.33%
Age 25 - 34	9,889	15.01%
Age 35 - 44	8,041	12.21%
Age 45 - 54	7,647	11.61%
Age 55 - 64	8,056	12.23%
Age 65 - 74	6,781	10.29%
Age 75 - 84	3,057	4.64%
Age 85 and over	995	1.51%
2023 Est. Median Age, Male		36.91
2023 Est. Average Age, Male		38.92
2023 Est. Female Population by Age	74,621	
Age 0 - 4	3,792	5.08%
Age 5 - 9	3,901	5.23%
Age 10 - 14	4,244	5.69%
Age 15 - 17	2,710	3.63%
Age 18 - 20	2,460	3.30%
Age 21 - 24	3,436	4.61%
Age 25 - 34	9,976	13.37%
Age 35 - 44	8,900	11.93%
Age 45 - 54	9,373	12.56%
Age 55 - 64	10,402	13.94%
Age 65 - 74	8,926	11.96%
Age 75 - 84	4,523	6.06%
Age 85 and over	1,979	2.65%
2023 Est. Median Age, Female		42.63
2023 Est. Average Age, Female		42.42

Primary Retail Trade Area • Demographic Profile

Flossmoor, Illinois

DESCRIPTION	DATA	%
2023 Est. Pop Age 15+ by Marital Status		
Total, Never Married	45,189	38.91%
Males, Never Married	22,211	19.12%
Females, Never Married	22,978	19.78%
Married, Spouse present	43,593	37.54%
Married, Spouse absent	5,587	4.81%
Widowed	8,449	7.28%
Males Widowed	1,907	1.64%
Females Widowed	6,542	5.63%
Divorced	13,319	11.47%
Males Divorced	4,952	4.26%
Females Divorced	8,367	7.20%
2023 Est. Pop Age 25+ by Edu. Attainment		
Less than 9th grade	3,074	3.12%
Some High School, no diploma	4,254	4.32%
High School Graduate (or GED)	23,891	24.24%
Some College, no degree	26,597	26.99%
Associate Degree	8,584	8.71%
Bachelor's Degree	18,603	18.88%
Master's Degree	10,751	10.91%
Professional School Degree	1,809	1.84%
Doctorate Degree	982	1.00%
2023 Est. Pop Age 25+ by Edu. Attain., Hisp./Lat.		
No High School Diploma	3,118	29.94%
High School Graduate	3,440	33.03%
Some College or Associate's Degree	2,110	20.26%
Bachelor's Degree or Higher	1,746	16.77%
Households		
2023 Estimate	52,656	
2023 Est. Households by Household Type	52,656	
Family Households	37,068	70.40%
Nonfamily Households	15,588	29.60%
2023 Est. Group Quarters Population	2,141	
2023 Households by Ethnicity, Hispanic/Latino	5,006	

DESCRIPTION	DATA	%
2023 Est. Households by Household Income	52,656	
Income < \$15,000	5,527	10.50%
Income \$15,000 - \$24,999	3,464	6.58%
Income \$25,000 - \$34,999	3,907	7.42%
Income \$35,000 - \$49,999	5,265	10.00%
Income \$50,000 - \$74,999	8,587	16.31%
Income \$75,000 - \$99,999	7,468	14.18%
Income \$100,000 - \$124,999	5,673	10.77%
Income \$125,000 - \$149,999	4,310	8.19%
Income \$150,000 - \$199,999	4,342	8.25%
Income \$200,000 - \$249,999	2,020	3.84%
Income \$250,000 - \$499,999	1,509	2.87%
Income \$500,000+	584	1.11%
2023 Est. Average Household Income		\$93,653
2023 Est. Median Household Income		\$73,707
2023 Median HH Inc. by Single-Class. Race or Eth.		
White Alone		\$68,361
Black or African American Alone		\$78,776
American Indian and Alaska Native Alone		\$59,063
Asian Alone		\$62,201
Native Hawaiian and Other Pacific Islander Alone		\$94,674
Some Other Race Alone		\$59,112
Two or More Races		\$62,222
Hispanic or Latino		\$65,283
Not Hispanic or Latino		\$74,672
2023 Est. Family HH Type by Presence of Own Child.	37,068	
Married-Couple Family, own children	9,626	25.97%
Married-Couple Family, no own children	13,336	35.98%
Male Householder, own children	1,224	3.30%
Male Householder, no own children	1,518	4.09%
Female Householder, own children	5,901	15.92%
Female Householder, no own children	5,463	14.74%
2023 Est. Households by Household Size	52,656	
1-person	14,452	27.45%
2-person	16,230	30.82%
3-person	9,616	18.26%
4-person	6,623	12.58%
5-person	3,742	7.11%
6-person	1,006	1.91%
7-or-more-person	987	1.87%
2023 Est. Average Household Size		2.63

Primary Retail Trade Area • Demographic Profile

Flossmoor, Illinois

DESCRIPTION	DATA	%
2023 Est. Households by Presence of People Under 18	52,656	
Households with 1 or More People under Age 18:	19,797	37.60%
Married-Couple Family	10,822	54.67%
Other Family, Male Householder	1,496	7.56%
Other Family, Female Householder	7,360	37.18%
Nonfamily, Male Householder	74	0.37%
Nonfamily, Female Householder	45	0.23%
Households with No People under Age 18:	32,858	
Married-Couple Family	12,123	36.90%
Other Family, Male Householder	1,247	3.79%
Other Family, Female Householder	4,012	12.21%
Nonfamily, Male Householder	5,837	17.76%
Nonfamily, Female Householder	9,639	29.33%
2023 Est. Households by Number of Vehicles	52,656	
No Vehicles	3,616	6.87%
1 Vehicle	20,130	38.23%
2 Vehicles	20,344	38.64%
3 Vehicles	6,092	11.57%
4 Vehicles	1,896	3.60%
5 or more Vehicles	578	1.10%
2023 Est. Average Number of Vehicles		1.7
Family Households		
2023 Estimate	37,068	
2023 Est. Families by Poverty Status	37,068	
2023 Families at or Above Poverty	34,096	91.98%
2023 Families at or Above Poverty with Children	15,076	40.67%
2023 Families Below Poverty	2,973	8.02%
2023 Families Below Poverty with Children	1,922	5.18%
2023 Est. Pop 16+ by Employment Status		
Civilian Labor Force, Employed	65,664	57.45%
Civilian Labor Force, Unemployed	6,284	5.50%
Armed Forces	116	0.10%
Not in Labor Force	42,244	36.96%

DESCRIPTION	DATA	%
2023 Est. Civ. Employed Pop 16+ by Class of Worker	64,216	
For-Profit Private Workers	41,247	64.23%
Non-Profit Private Workers	6,815	10.61%
Local Government Workers	2,051	3.19%
State Government Workers	3,342	5.20%
Federal Government Workers	6,509	10.14%
Self-Employed Workers	4,150	6.46%
Unpaid Family Workers	102	0.16%
2023 Est. Civ. Employed Pop 16+ by Occupation	64,216	
Architect/Engineer	624	0.97%
Arts/Entertainment/Sports	965	1.50%
Building Grounds Maintenance	2,025	3.15%
Business/Financial Operations	2,847	4.43%
Community/Social Services	2,414	3.76%
Computer/Mathematical	1,340	2.09%
Construction/Extraction	2,077	3.23%
Education/Training/Library	4,194	6.53%
Farming/Fishing/Forestry	20	0.03%
Food Prep/Serving	2,694	4.20%
Health Practitioner/Technician	4,800	7.47%
Healthcare Support	2,937	4.57%
Maintenance Repair	1,408	2.19%
Legal	738	1.15%
Life/Physical/Social Science	356	0.55%
Management	5,704	8.88%
Office/Admin. Support	8,750	13.63%
Production	3,756	5.85%
Protective Services	1,854	2.89%
Sales/Related	4,708	7.33%
Personal Care/Service	2,077	3.23%
Transportation/Moving	7,930	12.35%
2023 Est. Pop 16+ by Occupation Classification	64,216	
White Collar	37,439	58.30%
Blue Collar	15,171	23.62%
Service and Farm	11,606	18.07%
2023 Est. Workers Age 16+ by Transp. to Work	62,682	
Drove Alone	46,795	74.65%
Car Pooled	4,332	6.91%
Public Transportation	6,327	10.09%
Walked	525	0.84%
Bicycle	86	0.14%
Other Means	1,033	1.65%
Worked at Home	3,583	5.72%

Primary Retail Trade Area • Demographic Profile

Flossmoor, Illinois

DESCRIPTION	DATA	%
2023 Est. Workers Age 16+ by Travel Time to Work		
Less than 15 Minutes	10,206	
15 - 29 Minutes	15,817	
30 - 44 Minutes	12,044	
45 - 59 Minutes	8,246	
60 or more Minutes	12,020	
2023 Est. Avg Travel Time to Work in Minutes		39
2023 Est. Occupied Housing Units by Tenure	52,656	
Owner Occupied	38,402	72.93%
Renter Occupied	14,253	27.07%
2023 Owner Occ. HUs: Avg. Length of Residence		18.88 [†]
2023 Renter Occ. HUs: Avg. Length of Residence		6.80 [†]
2023 Est. Owner-Occupied Housing Units by Value	52,656	
Value Less than \$20,000	1,053	2.74%
Value \$20,000 - \$39,999	1,457	3.79%
Value \$40,000 - \$59,999	1,104	2.87%
Value \$60,000 - \$79,999	1,946	5.07%
Value \$80,000 - \$99,999	2,317	6.03%
Value \$100,000 - \$149,999	7,965	20.74%
Value \$150,000 - \$199,999	7,068	18.41%
Value \$200,000 - \$299,999	8,765	22.82%
Value \$300,000 - \$399,999	3,358	8.74%
Value \$400,000 - \$499,999	1,801	4.69%
Value \$500,000 - \$749,999	868	2.26%
Value \$750,000 - \$999,999	255	0.66%
Value \$1,000,000 or \$1,499,999	174	0.45%
Value \$1,500,000 or \$1,999,999	137	0.36%
Value \$2,000,000+	133	0.35%
2023 Est. Median All Owner-Occupied Housing Value		\$172,597
2023 Est. Housing Units by Units in Structure		
1 Unit Detached	41,718	72.24%
1 Unit Attached	4,816	8.34%
2 Units	1,820	3.15%
3 or 4 Units	1,724	2.98%
5 to 19 Units	3,147	5.45%
20 to 49 Units	1,093	1.89%
50 or More Units	2,665	4.62%
Mobile Home or Trailer	771	1.33%
Boat, RV, Van, etc.	0	0.00%

DESCRIPTION	DATA	%
2023 Est. Housing Units by Year Structure Built		
Housing Units Built 2014 or later	370	0.64%
Housing Units Built 2010 to 2014	197	0.34%
Housing Units Built 2000 to 2009	5,310	9.20%
Housing Units Built 1990 to 1999	5,491	9.51%
Housing Units Built 1980 to 1989	5,745	9.95%
Housing Units Built 1970 to 1979	10,612	18.37%
Housing Units Built 1960 to 1969	9,542	16.52%
Housing Units Built 1950 to 1959	13,809	23.91%
Housing Units Built 1940 to 1949	2,987	5.17%
Housing Unit Built 1939 or Earlier	3,688	6.39%
2023 Est. Median Year Structure Built		1969

[†] Years

About The Retail Coach®

The Retail Coach is a national retail recruitment and development firm that combines strategy, technology, and creative expertise to develop and deliver high-impact retail recruitment and development plans to local governments, chambers of commerce, economic development organizations and private developers.

Through its unique Retail360® Process, The Retail Coach offers a dynamic system of products and services that better enable communities to maximize their retail development potential.

Retail:360® Process

Providing more than simple data reports of psychographic and demographic trends, The Retail Coach goes well beyond other retail consulting and market research firms' offerings by combining current national and statewide demographics and trend data with real-world, "on-the-ground" information gathered through extensive visits to our clients' communities. Every community is different, and there is no "one size fits all" retail recruitment solution. Compiling the gathered data into client-tailored information packets that are uniquely designed for, and targeted to, specific retailers and restaurants who meet the community's needs help assure our clients that they are receiving the latest and best information for targeted retail recruitment efforts – all with personal service and coaching guidance that continues beyond the initial project scope and timeline.

Our Retail:360® Process assures that communities get timely, accurate and relevant information. Translating that data into the information that retailers need and seek assures our clients even better possibilities for tremendous retail growth and success.



The**RetailCoach**.®

ACKNOWLEDGMENTS

The observations, conclusions and recommendations contained in this study are solely those of The Retail Coach, LLC and should not be construed to represent the opinions of others, including its clients, or any other entity prior to such entity's express approval of this study.

All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of terms and/or conditions.

Sources used in completing this study include: infoUSA™, Applied Geographic Solutions, Environics Analytics, ESRI, U.S. Census Bureau, Economy.com, Placer.AI, Spatial Insights Inc., Urban Land Institute, CensusViewer.com, International Council of Shopping Centers, and/or U.S. Bureau of Labor and Statistics. To better represent current data, where applicable, portions of estimated actual sales may be calculated using an average sales per square foot model. Mapping data is provided by Google, Nielsen, ESRI and/or Microsoft Corporation.

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