

Report Summary




3040 Ne 40th Ct, Fort Lauderdale, FL 33308

 **3 ALERTS**









 **10 CONCERNS**

 **8 BENEFITS**

CRIME RISK

Crime Index Rating	 Moderately High - Fort Lauderdale, FL (3.5 miles away)
Registered Sex Offenders or Predators	 1 Neighborhood Offender within 0.5 miles 4 Nearby Offenders within 0.5 and 1 mile
Former Local Drug Labs	 0 Former Lab Found - on this property 0 Former Drug Labs Found - within 1 mile

ENVIRONMENTAL HAZARDS

Natural Gas Underground Storage	 0 Facilities Found within 10 miles
Superfund Sites	 0 NPL Sites & 0 Archived Superfund Sites
Brownfields	 0 Brownfields Found within 1 mile
Registered Polluters	 0 Registered Polluters Found
Storage Tanks & Spills	 1 Tanks & Spills Found
Radon	 Low Potential Risk
Airport Noise Level	 Zone 3 - (65dB)
UV Index	 Very High Exposure Risk

NATURAL DISASTER ALERTS

Flood Risk	 Not Available
Earthquake Risk	 Very Low Risk Area
Tornado Risk	 High Risk Area
Wildfire Risk	 Minimal Risk Area
Sinkhole Risk	 Area Susceptible to Sinkholes
Hail Risk	 Moderate Risk Area

LOCAL SCHOOLS

Schools	Overall Rating:
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PROPERTY SUMMARY

Last Sale: \$900,000 (Dec 23, 2003)	Current Taxes: \$19,239 (2015)
Estimated Equity: \$856,000	Building Permits: 6 Permits Found



CONCERN

Crime Index Rating

Moderately High - Fort Lauderdale, FL (3.5 miles away)

Violent Crime: C
Property Crime: C
Total Crime Index: C

Violent Crime: 137.1%

Robbery: 235.8%

Burglary: 220%

Murder: 114.7%

Aggr. Assault: 161.5%

Larceny Theft: 218.7%

Forcible Rape: %

Property Crime: 214.3%

Vehicle: 204.2%

*100 is national average. Greater than 100 means higher crimes, less than 100 means less crimes.



ALERT

Registered Sex Offenders or Predators

1 Neighborhood Offender within 0.5 miles

4 Nearby Offenders within 0.5 and 1 mile

View complete offender details online at:

<http://homedisclosure.com/property/fl/fort-lauderdale/33308/3040-ne-40th-ct/25089518>



BENEFIT

Former Local Drug Labs

0 Former Lab Found - on this property

0 Former Drug Labs Found - within 1 mile

Effects of Nearby Drug Labs

Nearby drug labs pose a risk due to the environmental contamination associated with the production of illegal drugs. This contamination could lead to long-term health problems for local residents. The presence of nearby drug labs can also negatively affect local home values.



BENEFIT

Natural Gas Underground Storage Facilities

0 Facilities Found within 10 miles

Risks of living near a natural gas underground storage facility

There are nearly 400 natural gas underground storage facilities across the U.S. About 85% of these facilities store the natural gas in depleted reservoirs that once contained oil and/or gas. The reservoirs have been reconditioned for the purpose of storing natural gas. The remaining facilities utilize converted aquifers and salt cavern formations to store natural gas. Living near a natural gas underground storage facility may pose health risks in the event of a gas leak at the facility. Take for example what occurred in October 2015, when a ruptured well at Southern California Gas Company's facility at Aliso Canyon (in Los Angeles County) leaked methane gas into the air. Residents in the nearby neighborhood of Porter Ranch began experiencing various illnesses (nausea, vomiting, headaches and respiratory problems) and many had to abandon their homes temporarily. With massive amounts of gas spewing from the facility, researchers recorded elevated gas levels up to 10 miles away.



BENEFIT

Superfund Sites (Hazardous Waste)

0 NPL Sites
0 Active Non-NPL Sites
0 Archived NPL/Non-NPL Sites



BENEFIT

Brownfields

0 Brownfields Found within 1 mile

What is a Brownfield?

A Brownfield site is any land in the United States – generally an area with abandoned factories or commercial buildings where polluting operations existed – that has been contaminated by hazardous waste and identified by the Environmental Protection Agency (EPA) as a candidate for cleanup because it poses a risk to human health and/or the environment. Redevelopment of a brownfield site can only take place after all environmental health risks have been assessed and removed. Living near a brownfield site can greatly decrease the value of your property until the land is redeveloped.



BENEFIT

Registered Polluters

0 Registered Polluters Found

What is a Registered Polluter?

Polluters were found using the Toxic Release Inventory Program. The goal of the Toxics Release Inventory program is to provide communities with information about toxic chemical releases and waste management activities and to support informed decision making at all levels by industry, government, non-governmental organizations, and the public.



CONCERN

Storage Tanks & Spills

1 Tanks & Spills Found

Tanks & Spills	Address	Distance
CORAL RIDGE COUNTRY CLUB	3801 BAYVIEW DR, FORT LAUDERDALE, FL 33308	0.24 miles

Tanks & Spills Types

Tank related leaks and spills are caused by mismanaged or poorly designed underground and aboveground storage tanks and containers designed to hold a variety of potential pollutants. They may pose a risk to human health and/or the environment.

Underground Storage Tank (UST) is a tank and any underground piping connected to the tank that has at least 90 percent of its combined volume underground. USTs are subject to both federal and state/local regulations. Many USTs across the United States are used to store petroleum at gas stations.

Aboveground Storage Tank (AST) is any tank or container that is above ground, partially buried, bunkered, or in a subterranean vault. ASTs are subject to the same federal and state/local regulations as underground storage tanks. The majority of ASTs contain petroleum products.

Leaking Underground Storage Tank (LUST) is any underground storage tank that has leaked contaminants, such as petroleum, into the soil and groundwater.

Leaking Aboveground Storage Tank (LAST) is any above ground storage tank that has leaked, spilled or lost contaminants, such as petroleum. Contaminants from a LAST may accumulate in soils or be carried away in storm runoff.

Potentially Hazardous Spill (SPILL) is any spill of hazardous material that is greater than 4 liters. If the spill is smaller than 4 liters it still may be classified as potentially hazardous if the material includes carcinogens ("cancer-causing" agents), flammable liquids or metals, compounds of unknown toxicity, or materials with low LD50.

Potentially Hazardous Site (SITE) is any site where potentially hazardous materials or chemicals may be found.



BENEFIT

Radon

Low Potential Risk

What is Radon?

Broward County, FL is classified as a Zone 3 area, where predicted average indoor radon screening levels are less than 2 pCi/L (picocuries per liter). Radon is a cancer-causing, radioactive gas found in all 50 states.

Studies have shown an increased risk of lung cancer as a result of exposure to high concentrations of radon. our data is a good place to start, but the only true way to determine radon exposure within a home is to test for it.



CONCERN

Airport Noise Level

Zone 3 - (65dB)

This property is located in a Zone 3 noise level.

Which means the airport noise during takeoffs and landings is estimated to be as loud as normal conversational speech. The nearest major airport is FORT LAUDERDALE HOLLYWOOD INTERNATIONAL at 7.89 miles away.

Zone	Noise Level	Nearest Major Airport	Distance
Zone 3	65dB	FORT LAUDERDALE HOLLYWOOD INTERNATIONAL	7.89 miles



ALERT

UV Index

Very High Exposure Risk

The clear sky annual UV index average is 8.52 (Very High UV exposure).

This index rating indicates the annual average UV intensity for Fort Lauderdale, FL. Seasonal and weather variations cause different amounts of UV radiation to reach Fort Lauderdale, FL throughout the year. The graph below indicates the monthly averages for Fort Lauderdale, FL.

What is the UV Index?

The UV index is a daily forecast of the expected risk of sun exposure. The index is calculated by the National Weather Service. This index can help you make daily choices to protect yourself from potentially harmful sun rays. The UV Index Scale is a scale from 0 to 15, with 0 being the lowest risk and 15 being the highest risk.

For more info go to: <http://www2.epa.gov/sunwise/uv-index-scale>



Flood Risk

Not Available

This property is located in a moderate-to-low flood risk area with a 0.2% annual chance of flooding. Roughly 1 out of 4 flood insurance claims are for properties in these risk zones. Flooding in this area is possible due to severe rainfall and inadequate local drainage. Flood insurance is recommended in this area, but not required by federal regulation.



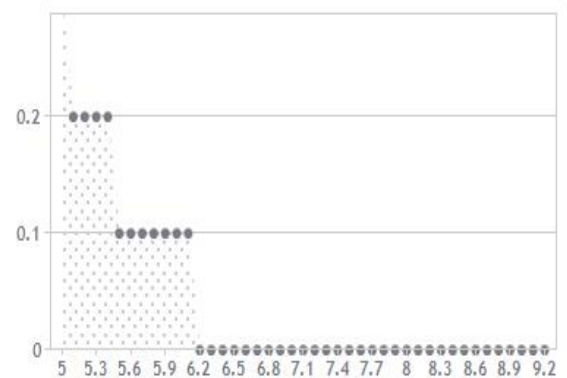
Earthquake Risk

Very Low Risk Area

This home is located in a very low earthquake risk area.

The USGS database shows that there is a 0.3% chance of a major earthquake within 30 miles of Fort Lauderdale, FL within the next 50 years.

PROBABILITY OF AN EARTHQUAKE BY MAGNITUDE IN THE NEXT 50 YEARS



Tornado Risk

High Risk Area

Based on Historical Tornado Data, Fort Lauderdale is located in a high tornado risk area.

MOST RECENT TORNADOES

Date	Force	Injured	Distance
09/16/2015	0	0	12 miles
05/25/2015	0	0	3 miles
02/05/2015	1	0	17 miles

NUMBER OF TORNADOES BY YEAR





BENEFIT

Wildfire Risk

Minimal Risk Area

This home is located in Minimal wildfire risk area.

This home is located in an area that has minimal chance of being directly impacted by a wildfire. Areas that typically have minimal direct impact are interior urban areas, agricultural fields, large water bodies or barren areas. It is recommended, however, that you validate this information with an on-the-ground assessment to ensure your risks are minimized.

What Causes Wild Fires?

On average, 5 million acres of forest and vegetation burns every year in the United States, causing millions of dollars in damage. Sadly, nine out of ten wildfires are caused by humans. Wildfires may also be ignited by the heat from the sun or a lightning strike. Since wildfires can spread rapidly, it is important to know if your home is located in a wildfire risk area to make necessary preparations.



CONCERN

Sinkhole Risk

Area Susceptible to Sinkholes

According to the USGS, this property is located in an area underlain by relatively soluble rocks with potential for cave and natural sinkhole formation. While this indicates a potential for a sinkhole event, the actual risk level varies locally and should be evaluated accordingly.

What is a sinkhole?

Naturally occurring sinkholes are common in what is called "karst terrain." These are regions where the rock below the land surface is limestone, carbonate rock, salt beds, or rocks that can naturally be dissolved by groundwater circulating through them. When water from rainfall moves through the soil, these types of rock begin to dissolve, causing spaces and caverns to develop underground. Most of the time, sinkholes form gradually. However, a sudden collapse can occur when the spaces below ground get too big to support the land above. Sudden sinkhole collapses can be catastrophic, swallowing up cars, homes and streets in an instant.

About 20% of the United States is underlain by karst terrain and is susceptible to a sinkhole event. The most damage from sinkholes tends to occur in areas of Florida, Texas, Alabama, Missouri, Kentucky, Tennessee, and Pennsylvania.

How can you protect yourself?

If your home is located in an area susceptible to a sinkhole event, it is recommended that you constantly check for small holes in the ground or cracks forming around your property's foundation. Also, you can get sinkhole insurance coverage with home policies - in Florida and Tennessee insurers are required to offer this coverage, but in other states you must request it.



CONCERN

Hail Risk

Moderate Risk Area

This property is located in a moderate hail storm risk area.

This home is located in a moderate Hail Storm risk area. Ninety six hail storms have been recorded in Fort Lauderdale, FL since 1955. The largest Hail Storm occurred in February 1983. The most recent Fort Lauderdale, FL Hail Storm was in July 2015.

What causes Hail?

Hail is a form of precipitation that falls from the sky as ice stones. The stones can range in size from small pea-sized pellets to hailstones the size of a grapefruit. Hail causes about 1 billion dollars in property damage nationwide. Peak months for hailstorms are April - July. While hail storms can occur anywhere in the United States, they are most common across the Great Plains and Midwest.

5 largest Hail Storms in Fort Lauderdale

Date	Property Loss	Crop Loss	Injuries	Hail Size
02-10-1983	\$0	\$0	0	3"
04-09-1984	\$0	\$0	0	2.75"
03-18-1995	\$0	\$0	1	2"
04-29-1955	\$0	\$0	0	2"
05-06-1975	\$0	\$0	0	1.75"

5 Most recent Hail Storms in Fort Lauderdale

Date	Property Loss	Crop Loss	Injuries	Hail Size
07-31-2015	\$0	\$0	0	0.75"
07-14-2015	\$0	\$0	0	0.88"
05-22-2015	\$0	\$0	0	0.75"
05-07-2015	\$0	\$0	0	0.75"
04-27-2015	\$0	\$0	0	1"



BENEFIT

Assigned Schools

NA School Rating

Score	Assigned Schools	Distance
C-	Bennett Elementary School (PK-05)	2.56 miles
B-	Sunrise Middle School (06-08)	2.68 miles
B+	Fort Lauderdale High School (09-12)	2.92 miles

Pvt. - Cardinal Gibbons High School (09-12) 2900 Ne 47th St, Fort Lauderdale, FL 33308

Student Ethnicity Breakdown

White	74.11%
Hispanic	15.43%
Asian/Pac Islands	1.42%
African American	5.41%
American In./Alaska	0.18%
Not Reported	3.46%

Student Gender Breakdown

Male	52.48%
Female	47.52%

Student/Teacher Information

Amount of students	1128
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Pvt. - Christ Church School (PK-05) 4845 Ne 25th Ave, Fort Lauderdale, FL 33308

Student Ethnicity Breakdown

White	94.86%
Hispanic	2.86%
Asian/Pac Islands	1.71%
African American	0.57%

Student Gender Breakdown

Male	26.6%
Female	73.4%

Student/Teacher Information

Amount of students	175
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Pvt. - Shepherd Of The Coast Lutheran School (PK-08) 1901 E Commercial Blvd, Fort Lauderdale, FL 33308

Student Ethnicity Breakdown

White	81.93%
Hispanic	4.82%
Asian/Pac Islands	1.2%
African American	9.64%
Not Reported	2.41%

Student Gender Breakdown

Male	28.48%
Female	71.52%

Student/Teacher Information

Amount of students	83
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C- - Bennett Elementary School (PK-05) 1755 Ne 14th St, Fort Lauderdale, FL 33304

Test Score Ratings

Math Scores	C
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Reading Scores	C-
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Science Scores	C-
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Total Score	C-
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Student Gender Breakdown

Male	0%
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Female	0%
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B- - Sunrise Middle School (06-08) 1750 Ne 14th St, Fort Lauderdale, FL 33304

Test Score Ratings

Math Scores	C-
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Reading Scores	B
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Science Scores	B+
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Total Score	B-
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Student Gender Breakdown

Male	0%
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Female	0%
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B+ - Fort Lauderdale High School (09-12) 1600 Ne 4th Ave, Fort Lauderdale, FL 33305

Test Score Ratings

Math Scores	C
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Reading Scores	A-
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Science Scores	B+
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Total Score	B+
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Student Gender Breakdown

Male	0%
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Female	0%
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Property & Loan Information

3040 Ne 40th Ct, Fort Lauderdale, FL 33308

Property/Owner Details

OWNER INFORMATION

Owner: **FOCA,CONSTANTIN** Purchase Price: **\$900,000**
Owners Mailing Address: **3040 NE 40TH CT, FORT LAUDERDALE, FL 33308** Purchase Date: **12/23/2003**
Ownership Description: **Unknown or not provided** Financing: **Cash & Financed**

PROPERTY INFORMATION

Purchase Price: 900,000.00 Purchase Date: 12/23/2003

- Single Family Residence
- 4 beds, 4 baths
- Home Size: 4,042 sqft
- Lot Size: 9,775 sqft
- Built in: 1965
- Parcel Number: 494224101330
- County: Broward
- Subdivision: CORAL RIDGE COUNTRY CLUB ADD
- Census: 1
- Tract: 40401
- Lot: 5
- Zoning: RS-8
- Legal: CORAL RIDGE COUNTRY CLUB ADD NO 3 52-14 B LOT 5 BLK N
- Cooling Type: Yes
- Pool
- Clay Tile Roof
- 2 Stories

SALES HISTORY

Date	Event	Price	Price/Sq Ft	Source
12-23-2003	Sold	\$900,000	\$223	Public Records
03-02-1999	Sold	\$765,000	\$189	Public Records

Loan & Equity Information

\$1,431,000 - **\$575,000** = **\$856,000** **40.18%**
Estimated value Original loan Amt. Estimated equity Loan-to-value

1 Loan Original Loan Amount: \$575,000

The total amount of the loans on a home can help determine the homeowner's equity. This is very useful when making an offer.

Position	Amount	Date	Est. Rate	Type	Originators
1	\$575,000	12-23-2003	4.95%	NA	FIRST FRANKLIN FIN'L

Building Permits

6 Permits Found, Total Cost: \$74,500

Building permits show the government approved renovations or improvements on a property. Permits can help give a more accurate representation of property condition.

Data for this report was collected from City of Fort Lauderdale, Sustainable Development ([\(954\) 828-6520](tel:9548286520) or <http://www.fortlauderdale.gov/>) with full coverage from 2/1/1996 - 5/2/2017.

PERMITS ISSUED IN 2006

Permit #	Cost	Description
04122018	\$42,000	SFR MAS ADD, "ATF"INTERIOR REMODEL,ADD 2ND FL DECK & RAISE
04122019	\$5,000	PLBG ADD TO OR NEW SFR/DUPL, "ATAF" PLUMBING FOR INTERIOR ALTERATION
04122035	\$1,000	RES ELECTRIC ADDITION/ALT, "ATF"ELECTRIC FOR SFR ALTERATION
04122036	\$7,000	A/C REPLACEMENT < 50 TONS, "ATF" CHANGE OUT FOR ALTERATION

PERMITS ISSUED IN 2005

Permit #	Cost	Description
05010964	\$16,000	TILE REROOF, FLAT AND TILE REROOF

PERMITS ISSUED IN 2004

Permit #	Cost	Description
04090717	\$3,500	SFR MAS ALT, RESTUCCO HOUSE REPAIR & APPLY BONDING WHERE NEEDED

Tax History

Current Taxes \$19,239(+1.84%)

Year	Taxes	Land	Improvements	Assessment
2015	\$19,239 (+1.84%)	\$0	\$0	\$1,040,360
2014	\$19,239 (+2.03%)	\$0	\$0	\$945,790
2013	\$17,608 (+2.04%)	\$0	\$0	\$859,810

Property & Loan Information

3040 Ne 40th Ct, Fort Lauderdale, FL 33308

2012	\$17,634	\$0	\$0	\$835,570
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Sales and Transaction History

2 Transactions Found last transaction 2003

Date/Transaction	Price	Loan	Parties
12/23/2003 Transfer (Grant Deed)	\$900,000 (sale price)	\$575,000	Seller: ARRUDA,KELLY A Buyer: FONCA,CONSTANTIN Lender: FIRST FRANKLIN FINANCIAL CORP
03/02/1999 Transfer	\$765,000 (sale price)	\$400,000	Seller: VAN HENGEL,PETER G & DOLLY M Buyer: ARRUDA,KELLY A Lender: WASHINGTON MUTUAL FSB

Comparable Sales

Avg Sales Price for similar homes is \$1,597,495

Address	Sold Price	Sold Date	Price/Sq.ft	Sq Ft	Beds/Baths	Distance
2855 Ne 35th St	\$1,490,000	04/17/2017	\$376	3,960 sq.ft.	3 Bed, 2 Bath	0.6 miles
43 Cayuga Rd	\$1,650,000	01/26/2017	\$390	4,233 sq.ft.	-- Bed, -- Bath	1.4 miles
2819 Ne 38th St	\$2,290,000	01/20/2017	\$543	4,218 sq.ft.	5 Bed, 6 Bath	0.2 miles
2788 Ne 37th Dr	\$1,000,000	12/21/2016	\$253	3,953 sq.ft.	4 Bed, 4 Bath	0.5 miles

Fair Market Rent

Average 33308 rent \$2,190 per month

Year	Studio	1 Bedroom	2 Bedrooms	3 Bedrooms	4+ Bedrooms
2017	\$850	\$1,050	\$1,330	\$1,830	\$2,190
2016	\$810	\$1,010	\$1,270	\$1,750	\$2,070
2015	\$760	\$950	\$1,210	\$1,660	\$1,970
2014	\$760	\$960	\$1,220	\$1,670	\$1,990
2013	\$740	\$930	\$1,180	\$1,620	\$1,920

Fire Stations

Closest Fire Station is 0.75 miles away

Fire Station	Phone Number	Distance
Fort Lauderdale Fire Rescue Station 54 Fort Lauderdale, FL 33308	954-828-6800	0.75 miles away
Fort Lauderdale Fire Rescue Station 35 Fort Lauderdale, FL 33308	954-828-6800	1.26 miles away
Fort Lauderdale Fire Rescue Station 29 Fort Lauderdale, FL 33305	954-828-6800	2.27 miles away
Oakland Park Fire Rescue Station 09 Oakland Park, FL 33334	954-630-4550	2.27 miles away
Fort Lauderdale Fire Rescue Station 16 Fort Lauderdale, FL 33305	954-828-6800	2.63 miles away
Fort Lauderdale Fire Rescue Station 13 Fort Lauderdale, FL 33304	954-828-6800	2.81 miles away
Oakland Park Fire Rescue Station 20 Oakland Park, FL 33309	954-630-4550	3.13 miles away
Pompano Beach Fire and Rescue Administration Office Pompano Beach, FL 33060	954-786-4510	3.53 miles away
Pompano Beach Fire and Rescue Station 1 Pompano Beach, FL 33060	954-786-4510	3.6 miles away
Pompano Beach Fire and Rescue Station 2 Pompano Beach, FL 33062	954-786-4510	4.05 miles away
Oakland Park Fire Rescue Station 87 Oakland Park, FL 33309	954-630-4550	4.06 miles away
Fort Lauderdale Fire Rescue Station 46 Fort Lauderdale, FL 33311	954-828-6800	4.1 miles away
Fort Lauderdale Fire Rescue Station 53 Fort Lauderdale, FL 33309	954-828-6800	4.4 miles away
Fort Lauderdale Fire Rescue Station 88 Fort Lauderdale, FL 33309	954-828-6800	4.41 miles away
Pompano Beach Fire and Rescue Station 3 Pompano Beach, FL 33060	954-786-4510	4.44 miles away
Fort Lauderdale Fire Rescue Administration Office Stations 2 and 8 Fort Lauderdale, FL 33301	954-828-6800	4.71 miles away
Fort Lauderdale Fire Rescue Station 49 Fort Lauderdale, FL 33316	954-828-6800	4.71 miles away
Pompano Beach Fire and Rescue Station 4 Pompano Beach, FL 33069	954-786-4510	4.87 miles away

Police Stations

Closest Police Station is 1.11 miles away

Police Station	Phone Number	Distance
Broward County Sheriffs Department Lauderdl By Sea, FL 33308	954-491-3920	1.11 miles away
Police Department Sea Ranch Lakes, FL 33308	954-943-8860	1.66 miles away
Oakland Park Police Department Oakland Park, FL 33334	954-561-6161	2.35 miles away
Broward County Sheriffs Department Pompano Beach, FL 33060	954-786-4204	3.53 miles away
Police Dept Community Svc Pompano Beach, FL 33060	954-786-4200	3.88 miles away
Taskforce Fort Lauderdale, FL 33311	954-525-3494	4.25 miles away
Fort Lauderdale Beach Patrol Fort Lauderdale, FL 33316	954-468-1595	4.44 miles away
Broward County Sheriffs Office Fort Lauderdale, FL 33312	954-831-8900	4.65 miles away
Fort Lauderdale Police Department Fort Lauderdale, FL 33312	954-828-5700	4.65 miles away
Broward County Sheriffs Office Fort Lauderdale, FL 33301	954-831-7330	4.96 miles away

Hospitals

Closest Hospital is 1.06 miles away

Hospital	Phone Number	Overall Rating	Distance
Holy Cross Hospital Fort Lauderdale, FL 33308	954-771-8000	71	1.06 miles away
Broward Health Imperial Point Fort Lauderdale, FL 33308	954-776-8500	72	1.95 miles away

Libraries

Closest Library is 0.7 miles away

Library	Phone Number	Distance
Galt Ocean Mile Reading Center	954-357-7840	0.7 miles away

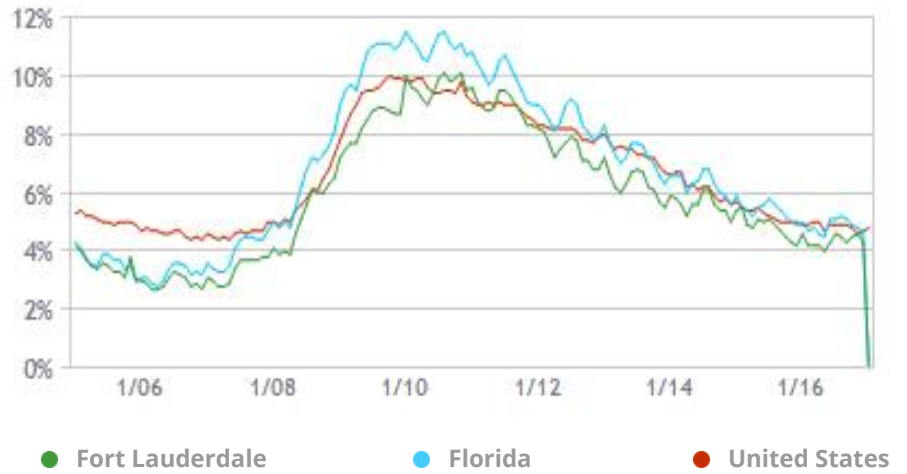
**3403 GALT OCEAN DR.
FORT LAUDERDALE, FL 33308**

Oakland Park Library 1298 N.E. 37TH STREET OAKLAND PARK, FL 33334	954-630-4370	1.57 miles away
Imperial Point Branch 5985 NORTH FEDERAL HIGHWAY FORT LAUDERDALE, FL 33308	954-357-6530	1.62 miles away
Richard C Sullivan Public Library 500 N.E. 26TH STREET WILTON MANORS, FL 33305	954-390-2195	2.55 miles away
Fort Lauderdale Branch 1300 EAST SUNRISE BOULEVARD FORT LAUDERDALE, FL 33304	954-357-7890	3.28 miles away
Pompano Beach Branch 1213 EAST ATLANTIC BOULEVARD POMPANO BEACH, FL 33060	954-357-7595	3.68 miles away
Beach Branch Library 221 POMPANO BEACH BLVD. POMPANO BEACH, FL 33062	954-357-7830	4.05 miles away
Tyrone Bryant Branch 2230 NW 21ST AVENUE FORT LAUDERDALE, FL 33311	954-357-8210	4.37 miles away
Broward County Main Library 100 S. ANDREWS AVE. FORT LAUDERDALE, FL 33301	954-357-7444	4.64 miles away
Little Green Library 1033 NW 6TH STREET, SUITE 102 FORT LAUDERDALE, FL 33311	954-712-0441	4.65 miles away

Unemployment Rates

Unemployment 4.3% in Fort Lauderdale

Fort Lauderdale: 4.3%
Florida: 4.7%
United States: 4.8%



Median Household Income

\$61,101 in 33308

33308 Household Income

33308: \$61,101
Florida: \$47,463
United States: \$53,657

Less than \$10k: 1,008	\$25k - \$34,999k: 1,650	\$75k - \$99,999k: 1,758
\$10k - \$14,999k: 579	\$35k - \$49,999k: 1,861	\$100k - \$149,999k: 1,917
\$15k - \$24,999k: 1,761	\$50k - \$74,999k: 2,586	\$150k - \$199,999k: 1,238
		\$200k and up: 1,625

Workforce Breakdown

25.9%: Blue Collar 74.1%: White Collar

Occupation	Number	Percent	National Avg.
Construction, extraction, maintenance, and repair occupations	543	4.0%	8.9%
Management, professional, and related occupations	6,525	48.5%	36.9%
Production, transportation, and material moving occupations	957	7.1%	12.3%
Sales and office occupations	3,441	25.6%	23.7%
Service occupations	1,988	14.8%	18.2%

Population

Total population for 33308: 28,581

Gender Breakdown

Male	52.2%
Female	47.8%

Age Breakdown

under 5 Years: 869	15-19 Years: 783	35-44 Years: 2,961	60-64 Years: 2,772
5 - 9 Years: 705	20-24 Years: 794	45-54 Years: 4,789	65-74 Years: 4,647
10 - 14 Years: 749	25-34 Years: 2,293	55-59 Years: 2,500	75-84 Years: 3,144
			85+ Years: 1,575

Race Breakdown

White	94.1%	Native Hawaiian/Pac Islander	0.1%
African American	2%	Native Hawaiian	0.1%
Amer Indian/Alaska Native	0.1%	Guamanian or Chamorro	0%
Asian	1.7%	Samoan	0%
Asian Indian	0.7%	Other Pac Islander	0%
Chinese	0.3%	Some Other Race	1%
Filipino	0.2%	Two or More Races	1%
Japanese	0%		
Korean	0%		
Vietnamese	0%		
Other Asian	0.3%		

Hispanic Or Latino Statistic

Hispanic/Latino	9.9%
Mexican	0.5%
Puerto Rican	2.7%
Cuban	1.9%
Other Hispanic	4.8%
Not Latino or Hispanic	90.1%

Education

48.2% of residents in 33308 have a Bachelor's Degree or Higher

Education Level	Number	Percent	National Avg.
Less than 9th grade	384	1.6%	5.6%
9th to 12th grade	984	4%	7.5%
High school	4,911	19.9%	27.7%
Some college	4,521	18.3%	21%
Associates	1,975	8%	8.2%
Bachelor's Degree	7,071	28.6%	18.7%
Graduate degree	4,835	19.6%	11.4%

Marital Status

40.8% of residents in 33308 are married

Marital Status	Number	Percent	National Avg.
Never Married	7,419	28.3%	33.3%
Now Married	10,711	40.8%	47.7%
Divorced	4,881	18.6%	11%
Separated	709	2.7%	2.1%
Widowed	2,538	9.7%	5.9%

Housing Age

39.4% of homes in 33308 were built in 1960 to 1969

Housing age	Number	Percent	National Avg.
1939 or earlier	38	0.2%	13.1%
1940 to 1949	250	1.1%	5.2%
1950 to 1959	2,229	9.4%	10.6%
1960 to 1969	9,365	39.4%	11%
1970 to 1979	7,784	32.7%	15.7%
1980 to 1989	1,870	7.9%	13.7%
1990 to 1999	963	4%	14%

Housing Occupancy

45.6% of homes in 33308 are owner occupied.

Demographics

3040 Ne 40th Ct, Fort Lauderdale, FL 33308

Housing Occupancy	Number	Percent
Vacant Housing	7,797	32.8%
Renter Occupied	5,151	21.7%
Owner Occupied	10,832	45.6%

DISCLAIMER

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