Residents of Stuyvesant Town/Turtle Bay have the highest median income in the City and one of the lowest poverty rates. The CD also is one of the densest in the City, and both vacant land and open space are scarce. The rate of home purchase lending has dropped significantly in recent years, while rates of subprime lending remain consistently low.

In October 2006, the more than 11,000 rental units in the Stuyvesant Town and Peter Cooper Village complex, in CD 306, were sold to Tishman Speyer. Nearly two-thirds of the units are currently rent regulated. Tenants and housing advocates fear that the new owners will not preserve the affordability of the property but Tishman Speyer has claimed that there will be no radical shift in the composition of tenants.