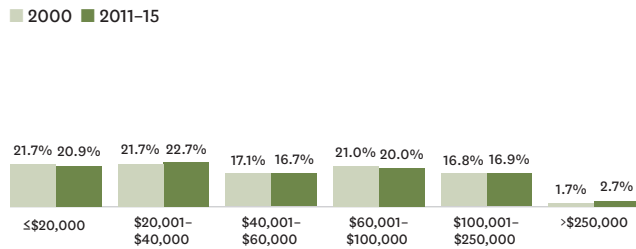


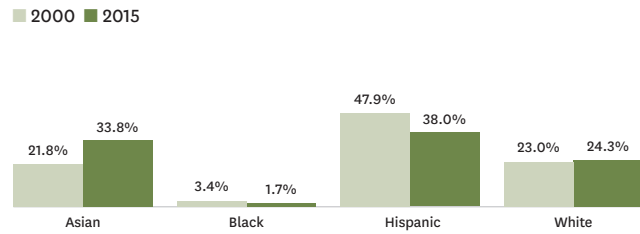


Additional neighborhood information, including expanded indicators and historical data, is available on [CoreData.nyc](http://CoreData.nyc).

## Household Income Distribution (\$2016)



## Race and Ethnicity



## Demographics

	2000	2006	2010	2015	2016	2000 Rank	2015-16 Rank
Population	139,269	153,066	141,190	149,773	-	-	-
Population aged 65+	9.1%	8.8%	8.3%	10.0%	-	42	44
Foreign-born population	46.4%	46.9%	51.6%	48.3%	-	13	12
Households with children under 18 years old	42.4%	40.5%	37.8%	39.8%	-	16	8
Racial diversity index	0.67	0.65	0.68	0.68	-	11	10
Income diversity ratio	-	5.0	5.0	5.5	-	-	25
Median household income (\$2016)	\$48,870	\$55,930	\$44,180	\$45,710	-	35	39
Poverty rate	26.3%	20.8%	26.7%	31.6%	-	20	9
Unemployment rate	8.3%	4.4%	12.9%	5.9%	-	30	38
Population aged 25+ with a bachelor's degree or higher	16.5%	22.8%	25.1%	28.1%	-	38	33
Population aged 25+ without a high school diploma	-	36.7%	40.7%	44.8%	-	-	1

## Housing Market and Conditions

	2000	2006	2010	2015	2016	2000 Rank	2015-16 Rank
Homeownership rate	25.2%	31.7%	26.8%	26.3%	-	31	33
* Rental vacancy rate	-	-	2.4%	3.2%	-	-	30
* Severe crowding rate (% of renter households)	-	-	8.2%	9.0%	-	-	3
Serious housing code violations (per 1,000 privately owned rental units)	-	60.4	46.7	46.7	53.4	-	23
Median rent (\$2016)	\$1,020	\$1,160	\$1,260	\$1,300	-	26	30
Median asking rent	-	-	\$1,600	\$2,050	\$2,100	-	21
Index of housing price appreciation, all property types	100.0	249.2	238.7	388.1	412.1	-	8
* Index of housing price appreciation, 2-4 unit building	100.0	248.4	225.5	399.5	401.9	-	-
* Median sales price per unit, 2-4 unit building (\$2016)	\$180,390	\$372,900	\$371,760	\$495,030	\$495,000	-	-
Sales volume, all property types	442	548	434	409	298	29	40
Notices of foreclosure rate (per 1,000 1-4 unit and condo properties)	6.0	5.9	8.4	5.3	4.9	33	42
Home purchase loan rate (per 1,000 properties)	-	37.7	22.9	16.3	-	-	41

## Land Use and Development

	2000	2006	2010	2015	2016	2000 Rank	2015-16 Rank
Population density (1,000 persons per square mile)	-	36.8	33.9	36.0	-	-	30
Units authorized by new residential building permits	81	420	16	321	96	46	41
Units issued new certificates of occupancy	55	130	225	104	22	41	53

## Neighborhood Services and Conditions

	2000	2006	2010	2015	2016	2000 Rank	2015-16 Rank
Car-free commute (% of commuters)	72.8%	75.2%	79.0%	83.5%	-	23	16
Mean travel time to work (minutes)	40.6	41.5	47.0	42.4	-	34	27
Serious crime rate (per 1,000 residents)	-	11.4	9.3	9.2	8.7	-	43
Students performing at grade level in ELA, 4th grade	-	-	-	32.7%	41.7%	-	33
Students performing at grade level in math, 4th grade	-	-	-	45.6%	48.7%	-	23
Residential units within 1/2 mile of a subway station	-	-	-	-	99.9%	-	17
Residential units within 1/4 mile of a park	-	-	-	-	76.2%	-	24

## Renters

	2000	2006	2010	2015	2016	2000 Rank	2015-16 Rank
Median rent burden	27.5%	28.6%	33.6%	36.8%	-	17	7
* Severely rent-burdened households	26.4%	-	31.6%	34.5%	-	14	13
* Severely rent-burdened households, low-income households	-	-	46.3%	48.3%	-	-	18
Housing choice vouchers (% of occupied, privately owned rental units)	-	-	3.3%	3.0%	-	-	34

\* These indicators use five-year American Community Survey (ACS) estimates. Data under the 2010 heading comes from the 2006-2010 ACS and data under the 2015 heading comes from the 2011-2015 ACS.  
 \* For information on additional property types, see [CoreData.nyc](http://CoreData.nyc).