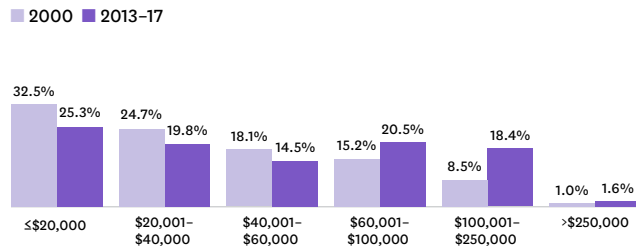


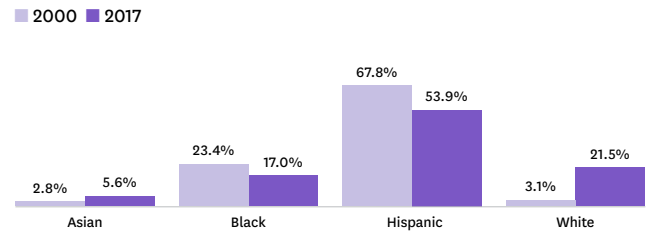


Additional neighborhood information, including expanded indicators and historical data, is available on CoreData.nyc. See Part 3 of this report for indicator definitions.

Household Income Distribution (2018\$)



Race and Ethnicity



Demographics

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population	120,710	123,871	140,437	140,474	—	—	—
Population aged 65+	6.7%	7.7%	7.1%	7.4%	—	54	55
Foreign-born population	33.2%	38.7%	35.7%	30.3%	—	33	36
Households with children under 18 years old	53.6%	42.8%	43.3%	30.3%	—	2	27
Racial diversity index	0.48	0.46	0.49	0.63	—	39	22
Income diversity ratio	—	6.3	4.6	7.0	—	—	9
Median household income (2018\$)	\$35,560	\$34,530	\$42,090	\$51,620	—	47	39
Poverty rate	38.2%	32.9%	28.5%	27.1%	—	6	10
Unemployment rate	17.2%	7.1%	10.2%	5.2%	—	8	34
Population aged 25+ with a bachelor's degree or higher	6.9%	14.0%	16.6%	32.2%	—	54	28
Population aged 25+ without a high school diploma	—	44.6%	39.4%	24.8%	—	—	13

Housing Market and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Homeownership rate	13.7%	18.7%	15.9%	12.9%	—	45	47
♦ Rental vacancy rate	—	—	5.2%	3.7%	—	—	18
♦ Severe crowding rate (% of renter households)	—	—	5.4%	4.3%	—	—	22
Serious housing code violations (per 1,000 privately owned rental units)	—	180.8	175.6	92.7	97.0	—	13
Median rent, all (2018\$)	\$910	\$1,020	\$1,250	\$1,460	—	41	23
Median rent, asking	—	—	\$1,600	\$2,530	\$2,600	—	12
Index of housing price appreciation, all property types	100.0	237.0	178.2	409.2	460.4	—	10
• Index of housing price appreciation, 2-4 unit building	100.0	247.7	156.0	372.1	452.7	—	—
• Median sales price per unit, 2-4 unit building (2018\$)	\$129,700	\$295,500	\$189,160	\$423,760	\$469,580	—	—
Sales volume, all property types	423	910	257	284	350	32	44
Notices of foreclosure rate (per 1,000 1-4 unit and condo properties)	23.1	35.1	53.1	20.8	15.0	8	13
Home purchase loan rate (per 1,000 properties)	—	95.6	20.6	15.2	—	—	44

Land Use and Development

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population density (1,000 persons per square mile)	—	48.9	55.4	55.4	—	—	15
Units authorized by new residential building permits	225	576	49	561	449	22	16
Units issued new certificates of occupancy	4	568	450	427	1,502	56	4

Neighborhood Services and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Car-free commute (% of commuters)	73.6%	78.9%	84.5%	82.2%	—	18	17
Mean travel time to work (minutes)	39.8	41.6	38.3	41.3	—	37	41
Serious crime rate (per 1,000 residents)	—	19.4	16.3	13.8	13.1	—	19
Students performing at grade level in ELA, 4th grade	—	—	—	28.0%	37.0%	—	46
Students performing at grade level in math, 4th grade	—	—	—	27.8%	31.5%	—	48
Residential units within ½ mile of a subway station	—	—	—	97.9%	—	—	12
Residential units within ¼ mile of a park	—	—	—	76.5%	—	—	31

Renters

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
♦ Rental units affordable at 80% AMI (% of recently available units)	—	—	65.2%	45.5%	—	—	32
♦ Severely rent-burdened households	31.9%	—	35.7%	31.2%	—	3	25
♦ Severely rent-burdened households, low-income households	—	—	45.4%	46.0%	—	—	36
Housing choice vouchers (% of occupied, privately owned rental units)	—	—	7.5%	4.5%	—	—	26

♦ 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 2017 heading comes from the 2013-2017 ACS.
• For information on additional property types, see CoreData.nyc.