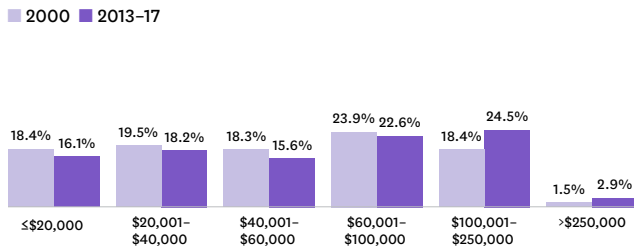


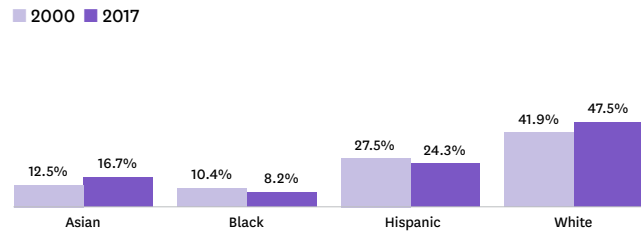


Additional neighborhood information, including expanded indicators and historical data, is available on CoreData.nyc. See Part 3 of this report for indicator definitions.

Household Income Distribution (2018\$)



Race and Ethnicity



Demographics

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Population	205,469	190,247	166,666	164,321	—	—	—
Population aged 65+	10.9%	11.9%	11.7%	12.5%	—	30	38
Foreign-born population	46.0%	46.2%	44.9%	36.8%	—	14	27
Households with children under 18 years old	28.5%	25.3%	23.9%	20.0%	—	45	49
Racial diversity index	0.72	0.67	0.67	0.68	—	4	11
Income diversity ratio	—	4.4	4.7	4.8	—	—	43
Median household income (2018\$)	\$56,680	\$52,210	\$52,860	\$67,650	—	28	20
Poverty rate	20.3%	17.2%	19.0%	13.0%	—	25	37
Unemployment rate	7.8%	10.1%	13.0%	4.6%	—	34	44
Population aged 25+ with a bachelor's degree or higher	24.6%	30.5%	35.2%	47.4%	—	20	10
Population aged 25+ without a high school diploma	—	22.2%	19.4%	11.7%	—	—	41

Housing Market and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Homeownership rate	20.0%	20.3%	18.1%	18.2%	—	39	41
• Rental vacancy rate	—	—	2.2%	2.3%	—	—	40
• Severe crowding rate (% of renter households)	—	—	3.3%	2.7%	—	—	44
Serious housing code violations (per 1,000 privately owned rental units)	—	16.0	10.7	12.2	13.0	—	51
Median rent, all (2018\$)	\$1,120	\$1,270	\$1,450	\$1,670	—	21	11
Median rent, asking	—	—	\$1,700	\$2,200	\$2,200	—	22
Index of housing price appreciation, all property types	100.0	246.7	223.7	394.7	378.1	—	15
• Index of housing price appreciation, 2-4 unit building	100.0	240.6	208.3	378.9	379.6	—	—
• Median sales price per unit, 2-4 unit building (2018\$)	\$208,420	\$409,160	\$340,820	\$506,220	\$525,000	—	—
Sales volume, all property types	497	656	353	370	423	27	35
Notices of foreclosure rate (per 1,000 1-4 unit and condo properties)	2.6	4.5	14.2	4.9	3.0	46	46
Home purchase loan rate (per 1,000 properties)	—	31.4	16.9	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)	—	36.9	32.3	31.9	—	—	36
Units authorized by new residential building permits	242	819	360	420	1,097	17	2
Units issued new certificates of occupancy	193	397	749	1,110	1,410	18	6

Neighborhood Services and Conditions

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
Car-free commute (% of commuters)	70.9%	77.5%	75.3%	81.6%	—	24	18
Mean travel time to work (minutes)	36.2	36.3	36.1	42.0	—	45	37
Serious crime rate (per 1,000 residents)	—	10.7	10.4	8.1	8.2	—	42
Students performing at grade level in ELA, 4th grade	—	—	—	46.1%	61.0%	—	17
Students performing at grade level in math, 4th grade	—	—	—	44.7%	57.6%	—	20
Residential units within ½ mile of a subway station	—	—	—	72.9%	—	—	36
Residential units within ¼ mile of a park	—	—	—	63.3%	—	—	45

Renters

	2000	2006	2010	2017	2018	2000 Rank	2017-18 Rank
• Rental units affordable at 80% AMI (% of recently available units)	—	—	34.8%	25.0%	—	—	42
• Severely rent-burdened households	20.7%	—	23.0%	23.9%	—	42	46
• Severely rent-burdened households, low-income households	—	—	40.6%	45.6%	—	—	39
Housing choice vouchers (% of occupied, privately owned rental units)	—	—	0.8%	0.5%	—	—	52

• 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.